

Special Council Meeting

Minutes for Monday 6 February 2017

CONFIRMED



**shire of
kalamunda**

INDEX

1.0	OFFICIAL OPENING.....	3
2.0	ATTENDANCE, APOLOGIES AND LEAVE OF ABSENCE PREVIOUSLY APPROVED	3
3.0	PUBLIC QUESTION TIME	4
4.0	PETITIONS/DEPUTATION	4
5.0	ANNOUNCEMENTS BY THE MEMBER PRESIDING WITHOUT DISCUSSION.....	4
6.0	MATTERS FOR WHICH MEETING MAY BE CLOSED	4
7.0	DISCLOSURE OF INTERESTS.....	4
8.0	REPORTS TO COUNCIL	5
	SCM 04. KALAMUNDA COMMUNITY LEARNING CENTRE FEASIBILITY.....	6
9.0	MEETING CLOSED TO THE PUBLIC.....	21
10.0	CLOSURE	21

MINUTES

1.0 OFFICIAL OPENING

The Presiding Member opened the meeting at 8.45pm, welcoming Councillors, Staff and Members of the Public Gallery.

2.0 ATTENDANCE, APOLOGIES AND LEAVE OF ABSENCE PREVIOUSLY APPROVED

2.1 Attendance

Councillors

Andrew Waddell JP	(Shire President) (Presiding Member)	North West Ward
Sara Lohmeyer		North West Ward
Dylan O'Connor		North West Ward
Sue Bilich		North Ward
Tracy Destree		North Ward
Simon Di Rosso		North Ward
Michael Fernie		South East Ward
John Giardina		South East Ward
Geoff Stallard		South East Ward
Allan Morton		South West Ward
Brooke O'Donnell		South West Ward
Noreen Townsend (Returned to the Chambers at 8.47pm)		South West Ward

Members of Staff

Rhonda Hardy	Chief Executive Officer
Natalie Martin Goode	Director Development Services
Dennis Blair	Director Asset Services
Gary Ticehurst	Director Corporate & Community Services
Darrell Forrest	Manager Governance, Strategy & Legal Services
Darren Jones	Manager Community Development
Carrie Parsons	Manager Customer & Public Relations
Nicole O'Neill	Public Relations Coordinator
Sara Slavin	Council Support Officer

Members of the Public 35

Members of the Press 0

2.2 Apologies

Councillors Nil.

Members of Staff Nil.

2.3 Leave of Absence Previously Approved Nil.

3.0 PUBLIC QUESTION TIME

A period of not less than 15 minutes is provided to allow questions from the gallery on matters relating to the functions of this meeting. For the purposes of Minuting, these questions and answers are summarised.

3.1 Nil.

Cr Noreen Townsend returned to the Chambers at 8.47pm

4.0 PETITIONS/DEPUTATION

4.1 Mr Ian Tarling – Chair of the new Building Committee for the Kalamunda Community Learning Centre

A Deputation was received from Mr Ian Tarling regarding item SCM 04. Kalamunda Community Learning Centre Feasibility.

Mr Tarling spoke in favour of the item.

5.0 ANNOUNCEMENTS BY THE MEMBER PRESIDING WITHOUT DISCUSSION

5.1 Nil.

6.0 MATTERS FOR WHICH MEETING MAY BE CLOSED

6.1 Nil.

7.0 DISCLOSURE OF INTERESTS

7.1 Disclosure of Financial and Proximity Interests

- a. Members must disclose the nature of their interest in matters to be discussed at the meeting. (Section 5.65 of the *Local Government Act 1995*.)
- b. Employees must disclose the nature of their interest in reports or advice when giving the report or advice to the meeting. (Section 5.70 of the *Local Government Act 1995*.)

7.1.1 Nil.

7.2 Disclosure of Interest Affecting Impartiality

- a. Members and staff must disclose their interest in matters to be discussed at the meeting in respect of which the member or employee had given or will give advice.

7.2.1 Nil.

8.0 REPORTS TO COUNCIL

Please Note: declaration of financial/conflict of interests to be recorded prior to dealing with each item.

Declaration of financial / conflict of interests to be recorded prior to dealing with each item.

SCM 04. Kalamunda Community Learning Centre Feasibility

Previous Items	OCM 28/2016, OCM 209/2016
Responsible Officer	Director Corporate & Community Services
Service Area	Community Development
File Reference	SP-03/020
Applicant	N/A
Owner	

EXECUTIVE SUMMARY

1. This report seeks confirmation for the site for the redevelopment of the Kalamunda Community Learning Centre (KCLC) will be Jorgensen Park, Kalamunda in accordance with the outcomes of the KCLC Feasibility Study, Concept Plan and the Feasibility Review 2016 and reaffirmation of the previous decision of Council in December 2016 (OCM 209/2016 refers).
2. A key to maximising funding from other sources such as LotteryWest is dependent on the proposed facility being developed to create a community hub. This will require a commitment from potential user groups to be relocated before inclusion of unique or additional design elements.
3. Jorgensen Park and its buildings are listed in the Shire's Municipal Heritage Inventory as Category 3 and there are a number of recommendations on how this heritage significance can be addressed with the construction of a new building.
4. Funding is a key risk with the development of this facility and the report addresses a number of funding options with an emphasis on maximising funding from external sources, including the \$1million from the Federal Government, a grant from LotteryWest and funding commitments as part of the 2017 State Government Elections.
5. The preparation of a detailed concept plan and associated costs estimates are key requirements to be considered by Council in determining an appropriate funding model before a submission is made to the Federal Government.

BACKGROUND

6. In 2014 Kalamunda Community Learning Centre, supported by LotteryWest funding, engaged Jill Powell & Associates to undertake a Feasibility Study and prepare Concept Plan design options and costs.
7. The purpose of this study was to determine whether a new facility of similar functional areas was required or whether the existing facility could be modified to meet the perceived future demands. The study:
 - Provided a detailed Needs Assessment of the current and future services required at the Kalamunda Community Learning Centre

-
- Based on the results of the Needs Assessment, provided a detailed feasibility study of the Kalamunda Community Learning Centre, inclusive of conceptual designs and costs to enable informed decisions to be made based on sound strategic and sustainability outcomes.
8. The resulting report was workshopped with Councillors on 20 October 2014. Two concepts were proposed: Option 1 - retain and redevelop the existing centre and Option 2 – new construction. KCLC preferred the new building option (Option 2), with estimated costs at the time of \$3.8million.
 9. Both the 2014 and 2016 studies identified two site for consideration for the potential future location of facilities, being Jorgensen Park and Jack Healey Centre. It was noted that both sites had advantages and disadvantages, however the Jack Healey site did not have sufficient space to meet all the needs of the new facility, including parking. The KCLC committee also favoured the current Jorgensen Park location.
 10. A second presentation to councillors by the KCLC (Presenters Mr Ian Tarling and Mrs Emma Kallarn) was provided in February 2016. This presentation provided information to Councillors about the option to build a modular based building which would significantly reduce the cost of construction and also shorten timeframes for the construction period.
 11. At a Council meeting in March 2016 Councillor Di Rosso presented a motion to amend the funding timeframe for the Kalamunda Community Learning Centre, to bring forward the Council commitment from 2020 to 2016/17, resulting in the following motion being passed unanimously:

RESOLVED OCM 28/2016

That Council request the Chief Executive Officer:

1. *To review the concept plans presented by the Kalamunda Learning Centre (KLC) and to outline a process to develop detailed design plans that can be used in a tender process and ultimately, advocacy process, with consideration to a co-contribution by the KLC.*
2. *List for consideration in 2016/17 budget funding to enable detailed designs to be undertaken.*
3. *Develop and submit an application for funding to Lotteries West as soon as designs are developed.*
4. *Provides a report to Council outlining the funding requirement if partnership funding is secured and a contribution by the Shire is required.*

Moved: Cr Simon Di Rosso

Seconded: Cr Sue Bilich

Vote: CARRIED UNANIMOUSLY (11/0)

12. In the interim, KCLC were successful in lobbying local Members of Parliament and in 2016 the Shire received a Federal Government election pledge of \$1million. This commitment was confirmed on 23 August 2016 in a communication from the Department of Infrastructure and Regional Development.
13. In August 2016, the Shire re-engaged Jill Powell & Associates at a cost of \$10,000 to provide the following:
 - Desktop review 'Kalamunda Community Learning Centre Needs Assessment & Feasibility Study, June 2014'
 - Update KCLC facility needs of both existing users and any additional community groups that may need to be considered in any future redevelopment proposal
 - Review suitability of proposed concept plans with respect to updated community usage needs, inclusive of a preferred facility design concept (including a potential modular option)
 - Review of preferred management structure along with supporting rationale
 - Present key findings to the Shire

DETAILS

14. The consultant has since reviewed the 2014 Feasibility Study, relevant Shire reports/plans (Positive Ageing Plan, Youth Plan, Disability Access and Inclusion Plan) and updated the information regarding utilisation rates, demographics and social trends.
15. **Potential Additional User Groups**
The consultant met with current KCLC representatives before embarking on an information gathering exercise to determine whether the needs of any community user groups at other Shire facilities would be compatible with a new KCLC facility development, and also if there was any level of willingness amongst those user groups to consider collocation. These groups included:
 - Jack Healey Centre
 - Kalamunda Town Square Hall
 - Headingly Road Cottage
 - Early Years groups such as Kalamunda Toy Library, Kalamunda Child Health Centre and Hills Playgroup (Carmel Hall)
16. Following this community consultation, their needs (days, times etc.) were cross-referenced with KCLC usage and were found to be broadly compatible, in that KCLC usage is primarily Monday-Friday 9am-3pm and much of the additional use would be outside those hours e.g. evenings and weekends.
17. As the majority of users travel by car to this venue, this was identified as also being applicable to the on-site car parking capacity, though this may need to be reviewed in future.
18. The overall usage needs (KCLC and additional community groups) were also assessed from a space/size/functionality perspective against the building design options from the 2014 Feasibility Study.

-
19. Subject to some additional functional spaces being added to the original design, which would also mitigate any existing daytime clashes (podiatry, hairdressing, storage, computer room – see Report Recommendations), it was determined that this was viable within the existing site envelope and that Option 2 – New Building was still the preferred model.
20. **Management Model**
The preferred management options for a new KCLC facility were also reviewed. In 2014 KCLC's preferred option was to lease the facility in acknowledgement of their current usage and management.
21. However, if the building changes are effected and the program expands significantly it may over stress the capabilities of the Kalamunda Learning Centre and as such the report presents other options for consideration. These include a variety of licences (management, independent, commercial) and potentially the appointment of a paid booking officer to ensure equitable community access during non-licence user times.
22. **Modular Design Option**
As requested by KCLC, the consultant also explored modular building options for the proposed facility and determined that, in light of the progress made in this industry sector, it would be a preferred option. It was evaluated as being cheaper, can be built off-site (minimising disruption) and also allows for potential future add-ons should demand increase or should new opportunities be pursued e.g. business, leisure or commercial.
23. The consultant was asked to further investigate a number of previously unconsidered opportunities including business incubator/start-ups, co-working spaces and leisure/commercial opportunities such as a mountain biking hub/café. It was identified that demand for these options existed and that successful examples from around Australia could be replicated.
24. The key recommendations outlined within the report include the:
- Expansion of KCLC development to create a community hub
 - Creation of additional functional areas to accommodate new user groups
 - Progression of detailed designs and costs for Concept Plan (Option 2) based on modular design construction principles
 - Establishment of management options for KCLC
 - Development of university sector partnership (e.g. digital business entrepreneur program)
 - Securing of Federal Government funding
 - Exploration of other external funding options.
25. Council at its meeting in December 2016 received a report on the KCLC Feasibility Update 2016, with the associated documentation and resolved to:
1. *Receives the 2014 Kalamunda Community Learning Centre Feasibility Study, Concept Plan and the Feasibility Review 2016.*

2. *Requests the Chief Executive Officer to utilise this information to progress detailed designs and costs to redevelop the Kalamunda Community Learning Centre.*
3. *Request the Chief Executive Officer to seek advice from the Disability and Carers Advisory Committee on site suitability to meet the Shire's of Kalamunda's access and inclusion objectives.*
4. *Requests the Chief Executive Officer to submit the required documentation for assessment to the Department of Infrastructure and Regional Development by 1 June 2017 with the aim of securing the Federal funding commitment of \$1million.*
5. *Requests the Chief Executive Officer to include the Kalamunda Community Learning Centre project in the State funding advocacy programme.*

Moved: Cr Tracy Destree

Seconded: Cr Simon Di Rosso

Vote: CARRIED UNANIMOUSLY (10/0)

26. At the Councillors Strategic retreat on 4 February 2017 Council received a presentation from the Shire's Project Manager updating the progress to date on implementing the abovementioned motion of December 2016 and sought direction on a number of factors as follows:

27. **Heritage Arrangements**

Jorgensen Park and its buildings are listed on the Shire's Municipal Heritage Inventory as Category 3 and it is recommended that:

- Any alterations or extensions should reinforce the significance of the place, and
- Original fabric should be retained wherever feasible.
- A photographic history of the building in its current site is documented rather than preservation of the existing building.
- A memory gathering project to be conducted.
- The building project to recognise the heritage significance of this site through the inclusion of public art and the architectural design.

28. **Site Location**

The Project Control Group has reviewed the potential site locations within Jorgensen park and the preferred option for site location to be at the eastern end of the car park in the vicinity of Options 2 and 3 on Attachment 4 on the basis that:

- KCLC will be able to continue using the existing building while the new building is constructed.

- The area is largely cleared, although there will be a need to remove a number of trees.
- Access can be gained from the existing car park, recognizing that the car park will require partial reconstruction to comply with universal access requirements and there will be a need to provide additional compliant parking spaces.

29. **Funding**

- Documentation for the Federal Government to be developed on the basis of:
 - Revised projections of the Shire's Long Term Financial Plan;
 - Submission of an application to LotteryWest;
 - Loan borrowings; and
 - Valuations of land owned in freehold by the Shire.

30. **Risk Management**

- A high level strategic Risk Management Plan as well as a Communications and Engagement Plan should be developed at the earliest opportunity to identify mitigations to reduce all acknowledged risks.
- Advocacy with state and federal members of parliament (and candidates) should continue to focus on the benefits of this project to the local community.
- Design concept plans and cost estimates should be presented to Council for approval prior to submission to the Federal Government.

31. **User Group Commitment**

- An Expression of Interest is conducted to identify potential partners interested in developing complementary facilities at Jorgensen Park at some point in the future.
- Support for the principle of commitment to relocation by other user groups to the Jorgensen park facility before inclusion of unique or additional design elements.

32. Following the presentation Councillors discussed the suitability of the Jorgensen Park site for accessibility, parking and public transport. Concerns were raised regarding Jorgensen Park being the best site and if more work was required to undertake assessment of other sites within the Kalamunda Town Centre in order to secure the best outcome for a facility of this nature. It was decided that these matters needed to be considered by a meeting of the Council so final direction could be given on this project.

STATUTORY AND LEGAL CONSIDERATIONS

33. **Planning Process**

- The subject site is reserved Parks and Recreation under the Metropolitan Region Scheme.
- Under the Public Works Act 1902 (the Act), the definition of public works includes *"public schools or any other schools authorized to be established wholly or in part at the public cost by any Act in force for the time being, universities, colleges, technical and other educational institutions, including residences or hostels for teachers or students and playgrounds."*

- Public works undertaken by a local authority are entitled to section 6 exemptions under the Act, however the local authority is still required to liaise with the Western Australian Planning Commission (WAPC) to ensure the proposal is compliant with the Act.
- If the public works is to be undertaken by a developer (and not on behalf of the Shire), then the works would require a planning approval to be submitted to the local authority and approved by the WAPC.
- A certified Building Permit would still be required for the public works irrespective of whether the local authority or private developer is undertaking the works.

Bushfire Management

- In accordance with State Planning Policy 3.7 and associated Guidelines, A Bush Fire Management Plan would be required for development which would require review from Department Fire and Emergency Services.

Waste Water

- The site is not connected to sewer, the waste water management plan would require referral to the Department of Water given the site is located in a Plan, Do, Study, Act (PDSA). The Health Department would need to approve the septic licence application.

Heritage

- Jorgensen Park is listed under the Shire's Municipal Heritage Inventory as a Category 3, it is not listed on the State or Scheme Heritage list and therefore has no statutory basis in terms of its protection.

Vegetation Clearing

- Depending on the extend of clearing and nature of any trees removed, may require referral to Department of Parks and Wildlife and a Clearing Permit application.

POLICY CONSIDERATIONS

34. Nil.

COMMUNITY ENGAGEMENT REQUIREMENTS

35. For the 2014 Feasibility Study, a detailed survey was undertaken with members of KLCL, with 300 responses received, representing 43% of the current membership. Meetings were also held with Shire representatives. The resulting report was workshopped with Councillors on 20 October 2014.
36. As the 2016 KCLC Feasibility Review took into account potential additional user groups within the community, consultation with KCLC representatives as well as with community user groups of a number of different Shire facilities including:
- Jack Healey Centre
 - Kalamunda Town Square Hall
 - Headingly Road Cottage
 - Early Years groups such as Kalamunda Toy Library, Kalamunda Child Health Centre and Hills Playgroup (Carmel Hall)

37. This consultation took place throughout September and October 2016 and ranged from telephone interviews to face-to-face meetings.

FINANCIAL CONSIDERATION

38. Council allocated \$150,000 in the 2016/17 budget to enable a review of the 2014 Kalamunda Community Learning Centre Feasibility Study to be undertaken and for detailed designs and costs to be sought.
39. The preferred Concept Plan Option (new building) in the original feasibility study was estimated at \$3.8million in 2014, however this will be further refined pending support by Council to proceed to the development of detailed designs and costs.
40. In August, the Shire received a Federal Government funding commitment of \$1million towards a redevelopment of the KCLC facility. This funding is subject to a 'value for money assessment' which includes the successful evidencing of additional funding and the Shire's project management capabilities. It also requires the Shire to provide the following information by 1 June 2017:
- Economic and community benefits (number of jobs created, social impacts)
 - Business case and/or feasibility study
 - Evidence of community consultation
 - Legal documentation (ownership of asset, management arrangements, maintenance responsibility, leasing arrangements)
 - Financial viability and competency (evidence of Shire's capability to manage funds, budget, partner funding, cash flow forecast)
 - Project management plan
 - Asset management plan
41. Historically, \$3.8million split over two years (2022/2023 and 2023/2024) had been allocated in the Long Term Financial Plan for the redevelopment of KCLC, however this was removed until such time as a significant external funding sources could be secured.
42. Should the development/expansion of the KCLC facility be supported, including collocation of other community groups, there is an opportunity to potentially rationalise some of the Shire's ageing facilities and redirect the proceeds of potential land sales towards the redevelopment.
43. Potential rationalisation opportunities include:

Facility	Land Status
Jack Healey Centre	21 Mead Street, Kalamunda (Freehold – Lot 10)
Kalamunda Toy Library & Child Health Centre	33 Canning Road, Kalamunda (Freehold – Lot 100)
Headingly Road Cottage	11 Headingly Road, Kalamunda (Freehold – Lot 8)
Carmel Hall	152 Carmel Road, Carmel (Crown – Lot 23)

-
44. With the colocation of other community groups into the new facility, there is a greater opportunity for funding for the project through LotteryWest. Early discussions indicate that LotteryWest would be receptive to a grant submission and there will be no requirement for an expression of interest.
45. There is also an opportunity for the Shire to access Loan Funding through the WA Treasury Corporation for the Shire's contribution towards the project.

STRATEGIC COMMUNITY PLAN

Strategic Planning Alignment

46. *Kalamunda Advancing: Strategic Community Plan to 2023*
- OBJECTIVE 1.9 To provide high quality community facilities to meet the needs of our current and our future community.
- OBJECTIVE 2.4 To be a community that values lifelong learning.
- OBJECTIVE 5.3 To facilitate increased economic activity within the Shire.

SUSTAINABILITY

Social Implications

47. Providing a community learning facility within the Shire and promoting collocation with other community and business groups not only supports lifelong learning but encourages greater synergy between related groups (e.g. Early Years) as well as inter-generational interaction.

Economic Implications

48. The potential for development of co-working or business incubator/start up space within this project offers an opportunity to meet a growing demand from small, creative or technology-based industries in this area.
49. Commercial opportunities may also be accommodated through further stages of the KCLC development such as Mountain Bike hub/café.

Environmental Implications

50. The preferred location of the KCLC building will require the removal of mature trees, the number subject to the final concept design.

RISK MANAGEMENT CONSIDERATIONS

51.	Risk	Likelihood	Consequence	Rating	Action/Strategy
	Not securing the \$1 million Federal Government funding commitment	Unlikely	Major	High	Prepare and provide supporting information and documentation to Canberra before the 1 June 2017 deadline
	New building does not meet the requirements of the user groups	Possible	Significant	High	Ensure extensive consultation with user groups as part of detailed design phase
	Tight project timeframes result in poor project outcomes.	Likely	Significant	High	Dedicated Project Manager with regular reporting and review. Negotiate with Federal Government seeking project extension.
	Inadequate consideration of alternate sites may result in less effective outcomes	Likely	Significant	High	Final Council decision on project delivery contingent on finalisation of documentation.
	Lack of certainty regarding the Shire's total funding commitment.	Likely	Significant	High	Final Council decision on project delivery contingent on finalisation of documentation Continue advocacy efforts. Source Lottery West funding.

OFFICER COMMENT

52. The 2016 KCLC Feasibility Review has confirmed much of the 2014 study remains relevant and valid.
53. Council's direction to expand the scope of the initial study has introduced a number of other options including community colocation and potential building rationalisation as well as economic opportunities. It is envisaged this should ensure any redevelopment maximises the wider benefits for the community and represents increased value from any financial investment.

54. The social benefits of introducing new users such as collocation, increased synergies and intergenerational opportunities are well-documented and offer strong community potential.
55. Multi use facilities, whilst offering the potential to rationalise existing/ageing assets and/or sale of land proceeds to help fund redevelopment, are also now an essential component of any successful bid for external funding from sources such as government and Lotterywest.
56. In order to meet the stringent requirements and the already extended deadline for submission to draw down the Federal Government commitment of \$1million for this project, submission of a grant funding application to LotteryWest, development of a concept design plan and associated costs and commitment of other community groups to relocate to the new facility, it is essential that direction is provided by Council on heritage arrangements, site location, staging, funding, risk management and user group commitment.
57. The final costs for this project will be determined during the concept design phase and reported to Council before submission to the Federal Government in May 2017 to meet the 1 June 2017 deadline.
58. Other external funding sources should continue to be explored in the interim to further leverage Federal Government and Shire funding, particularly as part of the Shire's advocacy plan associated with the 2017 State Government elections in March.
59. The Member for Hasluck Ken Wyatt has advised the grant was given on the basis of the feasibility study that was sited at Jorgensen Park. Given that point, funding would be at risk if we decided we did not wish to pursue that feasibility study and we would need to start over. Federal funding is very tight at the moment and if we were to start a new process for alternative site selection then we would also need to start a new funding process with no guarantees of success.

Queries were clarified from Cr Tracy Destree, Cr Dylan O'Connor, Cr Andrew Waddell and Cr Simon Di Rosso on the matter.

Cr Tracy Destree asked if a development is declared a public works, is it true that public comment is not required and if so will it not be required?

The Director Development Services responded if a development is defined as a public works it means that no planning application is required so if there is no planning application there is no mechanism under the scheme to require public advertising. There may well be public advertising outside of that process but because there is no planning application you can't require public advertising as part of a planning application.

Cr Tracy Destree asked would a community hub that could include other facilities such as Child Health Facility, Toy Library and a Café meet the criteria of a public works?

The Director Development Services took this question on notice.

Voting Requirements: Simple Majority

RESOLVED SCM 08/2017

That Council:

1. Confirms the site for the redevelopment of the Kalamunda Community Learning Centre will be in Jorgensen Park, Kalamunda in accordance with the Feasibility Studies undertaken to date.
2. Reaffirm its previous decision (OCM 209/2016 Refers) as follows:
 - Receives the 2014 Kalamunda Community Learning Centre Feasibility Study, Concept Plan and the Feasibility Review 2016.
 - Requests the Chief Executive Officer to utilise this information to progress detailed designs and costs to redevelop the Kalamunda Community Learning Centre.
 - Request the Chief Executive Officer to seek advice from the Disability and Carers Advisory Committee on site suitability to meet the Shire's of Kalamunda's access and inclusion objectives.
 - Requests the Chief Executive Officer to submit the required documentation for assessment to the Department of Infrastructure and Regional Development by 1 June 2017 with the aim of securing the Federal funding commitment of \$1million.
 - Requests the Chief Executive Officer to include the Kalamunda Community Learning Centre project in the State funding advocacy program.
3. Recognises that Jorgensen Park and its buildings are listed on the Shire's Municipal Heritage Inventory as Category 3 and supports that:
 - Any alterations or extensions should reinforce the significance of the place, and
 - Original fabric should be retained wherever feasible.

-
- The KCLC building includes asbestos in its construction and will require specialist removal.
 - Any changes to the building would require the entire facility to meet full compliance with the Building Code of Australia.
 - A photographic history of the building in its current site is documented rather than preservation of the existing building.
 - A memory gathering project to be conducted.
 - The building project to recognise the heritage significance of this site through the inclusion of public art and the architectural design.
4. Approves the general site location for the facility development at the eastern end of the existing car park, with the final location subject to further investigations as part of the detail concept design process.
5. Notes that the concept design for the proposed new facility, estimated costs and the financial arrangements for this project will be presented in May 2017 before the final submission is made to the Federal Government by the 1 June 2017 deadline.
6. Requests the Chief Executive Officer to submit a submission of \$1million minimum grant to LotteryWest in accordance with the timeframes for this grant.
7. Supports the principle of commitment to relocation by other user groups to relocate to the Jorgensen park facility before inclusion of unique or additional design elements.
8. ~~Requests the Chief Executive Officer submits a submission for funding of \$1million to match the Federal Government Grant to all candidates competing for the State Electorate of Kalamunda.~~ **Notes that whilst Council has funded some of the early design work and is supportive of the KCLC's aspirations, Council has yet to receive final costings or final grant values for this project and has not as a consequence been able to evaluate this project against its other long term priorities. As such this resolution is not to be construed as a commitment to any future funding from the Council.**

Moved: **Cr John Giardina**

Seconded: **Cr Simon Di Rosso**

Vote: **CARRIED UNANIMOUSLY (12/0)**

Councillors entered debate on the item.

The Presiding Member proposed a change to the substantive motion to delete original point 8 after providing details of his proposed amendment it was not accepted by the mover of the substantive motion. The Presiding Member sought a seconder for the amendment motion. A seconder was found and debate took place before the vote was taken.

Voting Requirements: Simple Majority

RESOLVED SCM 06/2017

Replace point 8 in the substantive motion with the following:

1. Notes that whilst Council has funded some of the early design work and is supportive of the KCLC's aspirations, Council has yet to receive final costings or final grant values for this project and has not as a consequence been able to evaluate this project against its other long term priorities. As such this resolution is not to be construed as a commitment to any future funding from the Council.

Moved: **Cr Andrew Waddell**

Seconded: **Cr Tracy Destree**

Vote:

For	Against
Cr Allan Morton	Cr Michael Fernie
Cr Brooke O'Donnell	Cr John Giardina
Cr Noreen Townsend	Cr Geoff Stallard
Cr Sara Lohmeyer	Cr Dylan O'Connor
Cr Tracy Destree	Cr Simon Di Rosso
Cr Andrew Waddell	Cr Sue Bilich
EQUALITY OF VOTES (6/6)	

As the vote was 6/6 the Chairman in accordance with Section 5.21 (3) of the "Local Government Act 1995" exercised his right to cast a second vote. The Presiding Person cast his second vote for the amendment motion.

The motion was therefore Carried 7/6.

As this amendment was carried it then formed part of the substantive motion.

Cr Tracy Destree foreshadowed an amendment to the substantive motion proposing that item 7 be removed. The Presiding Member sought a seconder before amendment motion was debated and voted on.

Voting Requirements: Simple Majority

RESOLVED SCM 07/2017

Current item 7 of the substantive motion be deleted.

Moved: **Cr Tracy Destree**

Seconded: **Cr Noreen Townsend**

Vote:

For	Against
Cr Noreen Townsend	Cr Michael Fernie
Cr Sara Lohmeyer	Cr John Giardina
Cr Tracy Destree	Cr Geoff Stallard
	Cr Allan Morton
	Cr Brooke O'Donnell
	Cr Andrew Waddell
	Cr Dylan O'Connor
	Cr Simon Di Rosso
	Cr Sue Bilich
	LOST (3/9)

Cr Tracy Destree foreshadowed a Procedural Motion to adjourn the debate until the next Ordinary Council Meeting.

Voting Requirements: Simple Majority

PROCEDURAL MOTION

That Council:

1. Debate be adjourned to the next Ordinary Council Meeting.

Moved: **Cr Tracy Destree**

Seconded:

Vote: **LAPSED**

The Procedural Motion Lapsed for want of a seconder.

9.0 MEETING CLOSED TO THE PUBLIC

9.1 Nil.

10.0 CLOSURE

10.1 There being no further business, the Presiding Member declared the meeting closed at 9.56pm.

I confirm these Minutes to be a true and accurate record of the proceedings of this Council.

Signed: _____
Presiding Member

Dated this _____ day of _____ 2017