



# Ordinary Council Meeting Minutes

**Date: 22 August 2007**

**Please Note: These minutes and the decisions recorded therein have not as yet been confirmed by Council as a true and accurate record of the meeting.**

## **The Shire of Moora Vision and Mission Statement**

### **Vision**

Our vision is that:

*The Moora region will be a place of brilliant opportunity over the next twenty years. Sustainable growth will result in a vibrant, healthy, wealthy and diverse community.*

### **Mission**

Our mission is:

*To identify and stimulate growth through creative leadership and a willingness to get things done.*

**SHIRE OF MOORA**  
**MINUTES OF THE ORDINARY MEETING OF COUNCIL**  
**HELD IN COUNCIL CHAMBERS, MOORA**  
**WEDNESDAY 22 AUGUST 2007**

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Item 11.2.1 List of Payments Authorised Under Delegation 1.31

Item 11.4.2 Re-Alignment Map

Item 11.4.3 Land Capability Assessment Lot 81 Cooper Street Moora and copy of subdivision plan

Item 11.4.4 Subdivision Plan and Map

**1. DECLARATION OF OPENING & WELCOME OF VISITORS**

*The Shire President declared the meeting open at 3.45pm, welcomed visitors and announced:*

*"Acknowledgment of Country"*

*I would like to show my respect and acknowledge to the traditional owners of this land and acknowledge their contribution to the Shire of Moora as I do for all its people.*

**2. DISCLAIMER READING**

**The Shire President read the following disclaimer:**

*No responsibility whatsoever is implied or accepted by the Shire of Moora for any act, omission or statement or intimation occurring during this meeting.*

*It is strongly advised that persons do not act on what is heard at this meeting and should only rely on written confirmation of Council's decision, which will be provided within fourteen (14) days of this meeting.*

**3. ATTENDANCE**

SA Bryan	-	Presiding Member	-	Moora Town Ward
CE Gardiner	-	Councillor	-	Moora Town Ward
CD Hawkins	-	Councillor	-	Moora Town Ward
JL Craven	-	Councillor	-	Moora Town Ward
SJ Pond	-	Councillor	-	Koojan Ward
AR Tonkin	-	Councillor	-	Coomberdale Ward
JW McLagan	-	Councillor	-	Miling Ward
D Clydesdale-Gebert	-	Councillor	-	Watheroo Ward

SJ Deckert	-	Chief Executive Officer
JL Greay	-	Operational Development Manager
MJ Prunster	-	Community Development Manager
ML Rourke	-	Manager Health & Regulatory Services
RL McCall	-	A/Enterprise Development Manager
MM Murray	-	Executive Support Officer

**PUBLIC**

Nil

**APOLOGIES**

Nil

**LEAVE OF ABSENCE**

The following Councillor was granted leave of absence for this meeting by Council resolution made at the Ordinary Meeting held on 13 June 2007:

JL Craven	-	Councillor	-	Moora Town Ward
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The following Councillor was granted leave of absence for this meeting by Council resolution made at the Ordinary Meeting held on 25 July 2007:

WA Barrett-Lennard - Councillor - Bindi Bindi Ward

**4. DECLARATIONS OF INTEREST**

Nil

**5. QUESTIONS BY THE PUBLIC IN ACCORDANCE WITH SECTION 5.24 OF THE ACT**

Nil

**6. RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE**

Nil

**7. APPLICATIONS FOR LEAVE OF ABSENCE**

***Councillors are requested to complete the ‘application for leave of absence’ form enclosed with the agenda when applying for leave of absence.***

On the 13<sup>th</sup> June 2007 Cr Craven was granted leave of absence for the maximum period allowed under Section 2.25 of the Local Government Act being six consecutive meetings of Council. The meeting dates at the time of the request were scheduled to be 27<sup>th</sup> June 2007, 11<sup>th</sup> & 25<sup>th</sup> July 2007, 8<sup>th</sup> & 22<sup>nd</sup> August 2007 and the 12<sup>th</sup> September 2007.

At the Ordinary Meeting of Council on 11 July 2007, Item 11.1.1 (Min 124/07) it was resolved that Council ‘adopts the amended meeting schedule for the six month period August 2007 to January 2008’ and ‘this is to be a trial to assess the effectiveness of one Council Meeting and one Briefing Session per month, which is to be reviewed no later than January 2008’.

Therefore given there will be no Ordinary Meeting of Council held on either the 8<sup>th</sup> August or 12<sup>th</sup> September due to the new schedule; this allows Cr Craven’s leave to now incorporate the next two Ordinary Meetings of Council, which will be held on 26<sup>th</sup> September and 24<sup>th</sup> October 2007.

**RECOMMENDATION**

***That Council grants leave of absence to Councillor Lorraine Craven for the next two Ordinary Meetings of Council being 26<sup>th</sup> September 2007 and the 24<sup>th</sup> October 2007.***

**Note: Cr Craven was in attendance at the meeting therefore the forgoing was no longer necessary.**

**8. PETITIONS AND MEMORIALS**

Nil

**9. ANNOUNCEMENTS BY THE SHIRE PRESIDENT**

- Yesterday I attended the 'Women on Farms Study' presentation at the Moora Tennis Club, where Curtin University representatives shared their findings of the international study they had conducted two years earlier.
- Attended a Telecentre meeting where Mr Richard (Dick) Kelly was honoured as a Life Member of the Moora Telecentre.
- Cr Gardiner represented Council at the Central Midlands Football League Presentation night. A number of Life Memberships were awarded on the evening; the recipients were Mr Steve Gilbert, Mr Ken Pense and Mr Dale Simmons.
- Cr's Gardiner, Craven & Clydesdale-Gebert along with the CEO & Acting EDM attended a meeting of the Chamber of Commerce on the 15<sup>th</sup> August with the main agenda item being Crime & Safety issues in town.
- Cr Tonkin passed on his thanks to Council staff for their assistance in cleaning up around the memorial and gravesites at the cemetery for those who perished in the Battle of Long Tan in preparation for the memorial service of the Battle of Long Tan.
- Members of the Miling community wished to pass on their thanks to the Operational Development Manager and the Council staff involved with the cleaning up of the truck bay block in Miling.
- Sympathy to the Ralph family in Mr Ken Ralph's passing. Ken's father Albert Ralph was a past Councillor with the Shire for the Miling Ward, from 1961 – 1978. The community has also lost Mr John (Bertie) Turner, Mrs Janet Glover and Mrs Jean Broad in the last two days. Mrs Broad's husband Doug was also a past Councillor with the Shire from 1951 – 1956.

**10. CONFIRMATION OF MINUTES OF THE PREVIOUS MEETING****10.1 ORDINARY COUNCIL MEETING - 25 JULY 2007****COUNCIL RESOLUTION**

***159/07 Moved Cr Tonkin, seconded Cr Hawkins that the Minutes of the Ordinary Meeting of Council held on 25 July 2007, be confirmed as a true and correct record of the meeting.***

**CARRIED 8/0**

## **11. REPORTS OF OFFICERS**

### **11.1 ADMINISTRATION**

#### **11.1.1 SHIRE OF MOORA DISABILITY ACCESS AND INCLUSION PLAN**

**FILE REFERENCE:** BC/DAI1  
**REPORT DATE:** 15 August 2007  
**APPLICANT/PROPONENT:** Not Applicable  
**OFFICER DISCLOSURE OF INTEREST:** The author has no financial interest in the matter  
**PREVIOUS MEETING REFERENCES:** Briefing Session 8 August 2007  
**AUTHOR:** Steven Deckert, Chief Executive Officer  
**ATTACHMENTS:** Disability Access and Inclusion Plan 2007-2011

#### **PURPOSE OF REPORT:**

To receive and adopt the Shire of Moora's Disability Inclusion Plan 2007-2011. (DAIP).

#### **BACKGROUND:**

Councillors received the initial draft DAIP for consideration at the Briefing Session held on 8 August 2007. This draft had been submitted to the Disability Services Commission in order to comply with the legislative deadline of 31 July 2007.

Council is now required to formally consider the DAIP for adoption, either as presented or amended if deemed necessary.

#### **COMMENT:**

The draft DAIP, as presented, has been developed by consultants E-Qual following community consultation, review of Councils previous Disability Services Plan and an Access Audit conducted in May 2007. Since the Briefing Session, the draft DAIP has had minor amendments to update the information contained within it.

Once adopted, E-Qual will develop an Implementation Plan that will then provide guidance on how the various strategies can be implemented.

#### **POLICY REQUIREMENTS:**

There are no Council Policies relative to this matter.

#### **LEGISLATIVE REQUIREMENTS:**

- Sections 2.7 and 3.1 of the Local Government Act 1995, relating to a local government's general function provisions.
- Western Australian Disability Services Act.
- Shire of Moora Disability Services Plan 1996.

#### **STRATEGIC IMPLICATIONS:**

The Key Result Area of "People" within the Shires Strategic Plan supports the principles of the DAIP strategies.

**SUSTAINABILITY IMPLICATIONS:**

- **Environment**  
There are no known significant environmental implications associated with this proposal.
- **Economic**  
There are no known significant economic implications associated with this proposal.
- **Social**  
The implementation of the strategies of the DAIP will provide for greater inclusion and accessibility of all residents and visitors in the Shires services and activities.

**FINANCIAL IMPLICATIONS:**

The financial implications of the draft DAIP have not been assessed at this time. Costings will be carried out as part of the development of the Implementation Plan and appropriate provision made in future budgets.

**VOTING REQUIREMENTS**

Simple Majority Required

**COUNCIL RESOLUTION  
(MANEX RECOMMENDATION)**

*160/07 Moved Cr Clydesdale-Gebert, seconded Cr Pond that Council*

- 1. Adopt the Shire of Moora Disability Access and Inclusion Plan 2007-2011, as attached;*
- 2. Forward the adopted plan to the Disability Services Commission;*
- 3. Publicise the fact that the Shire of Moora Disability Access and Inclusion Plan 2007-2011 has been adopted and is now available to the community.*

**CARRIED 8/0**



## **11.2 FINANCIAL DEVELOPMENT**

### **11.2.1 LIST OF PAYMENTS AUTHORISED UNDER DELEGATION 1.31**

**REPORT DATE:** 15 August 2007  
**OFFICER DISCLOSURE OF INTEREST:** Nil  
**AUTHOR:** Michael Prunster, Community Development Manager  
**ATTACHMENTS:** Accounts Paid Under Delegated Authority

#### **PURPOSE OF REPORT**

Payments have been made under delegated authority and a listing of these payments is attached for Council to note and endorse.

#### **BACKGROUND**

At the December Ordinary Meeting of Council resolution 276/2005 delegated the authority of payments from Municipal and Trust Funds to the Chief Executive Officer.

#### **COMMENT**

Accounts Paid under delegated authority are periodically presented to Council.

#### **POLICY REQUIREMENTS**

Delegation 1.31 – Payments from Municipal and Trust Funds.

#### **LEGISLATIVE REQUIREMENTS:**

Local Government Act 1995 - Section 6.10

Local Government (Financial Management) Regulations 1996 – Regulations 12 & 13.

#### **STRATEGIC IMPLICATIONS**

There are no known strategic implications associated with this proposal.

#### **SUSTAINABILITY IMPLICATIONS**

- **Environment**  
There are no known significant environmental implications associated with this proposal.
- **Economic**  
There are no known significant economic implications associated with this proposal.
- **Social**  
There are no known significant social implications associated with this proposal.

#### **FINANCIAL IMPLICATIONS**

Payments are in accordance with the adopted budget.

#### **VOTING REQUIREMENTS**

Simple Majority Required

**COUNCIL RESOLUTION  
(MANEX RECOMMENDATION)**

**161/07 Moved Cr Gardiner, seconded Cr Tonkin that Council note and endorse the Payments from Municipal and Trust Funds made under delegation 1.31**

<b>Municipal Fund</b>	<b>Chq 56663 - 56831</b>	<b>\$662,310.13</b>
	<b>Direct Debits</b>	<b>\$28,751.12</b>
<b>Total</b>		<b><u>\$691,061.25</u></b>

**CARRIED 8/0**

### **11.3 OPERATIONAL DEVELOPMENT**

#### **11.3.1 STOCKPILING OF GRAVEL AND BULLDOZING – Tender No. 2/2007**

**FILE REFERENCE:** S/TER1  
**REPORT DATE:** 1 August 2007  
**LOCATION:** Various  
**OFFICER DISCLOSURE OF INTEREST:** Nil  
**PREVIOUS MEETING REFERENCES:** 11/7/07 (Min 126/07)  
**AUTHOR:** John Greay, Operational Development Manager  
**ATTACHMENTS:** Nil

**PURPOSE OF REPORT:**

To advise Council of results of recently called tender.

**BACKGROUND:**

Tenders were recently called for a two year period for the stockpiling of gravel and bulldozing and closed at noon on Thursday 26<sup>th</sup> July 2007.

**COMMENT:**

A lot of interest was shown by individual companies who requested tender documents. It was surprising that only one tender was received but this may be due to the current resources boom within the state. The only company that tendered was Ingora Pty Ltd. This company, for the past two years, has had the contract with council for the work. Their rates therefore for the current and following year are as follows;

**Price Schedule for 2007-08 Year**

Line No.	Description	Tender Unit	Estimated Usage	Place of Origin	Price Tendered (ex GST)	GST Component	Price Tendered (inc GST)
1	Rate/ M3 Loose Pushed	M3	62,000 M3		0.66	0.07	0.73
2	Hourly rate for work	Per hr			162	16	178

	outside tender						
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The Principal offers no guarantee as to the quantity of the services required.

### Price Schedule for 2008-09 Year

Line No.	Description	Tender Unit	Estimated Usage	Place of Origin	Price Tendered (ex GST)	GST Component	Price Tendered (inc GST)
1	Rate/ M3 Loose Pushed	M3	62,000 M3		0.67	0.07	0.74
2	Hourly rate for work outside tender	Per hr			164	16	180

The Principal offers no guarantee as to the quantity of the services required.

### POLICY REQUIREMENTS:

Complies with council's policy in regard to its Works Programme.

### LEGISLATIVE REQUIREMENTS:

Council is required to call tenders of the works when the value is likely to exceed \$100,000 under regulation s3.57.

### STRATEGIC IMPLICATIONS:

Council needs to maintain their road network to a good standard. All road freight movements are currently undertaken by large heavy vehicles particularly during seasonal activities, which impact substantially on our road network. Any new developments within our district and region will depend on the ability to access their projects via the road system. The Shire of Moora remains strategically placed for some major developments north of the metropolitan area and their road network will strongly support any major projects that develop.

### SUSTAINABILITY IMPLICATIONS:

- **Environment**  
There are no known significant environmental implications associated with this proposal.
- **Economic**  
There are no known significant economic implications associated with this proposal as allowances have been made within the budget for this roadwork component.
- **Social**  
There are no known significant social implications associated with this proposal.

### FINANCIAL IMPLICATIONS:

Allowance has been made within the road programme of works for the stockpiling of road building material and bulldozer work.

**VOTING REQUIREMENTS**

Simple Majority Required

**COUNCIL RESOLUTION  
(MANEX RECOMMENDATION)**

***162/07 Moved Cr Craven, seconded Cr McLagan that Council accepts the tender submitted by Ingora Pty Ltd for the financial years 2007-08 and 2008 as under;***

**Price Schedule for 2007-08 Year**

Line No.	Description	Tender Unit	Estimated Usage	Place of Origin	Price Tendered (ex GST)	GST Component	Price Tendered (inc GST)
1	Rate/ M3 Loose Pushed	M3	62,000 M3		0.66	0.07	0.73
2	Hourly rate for work outside tender	Per hr			162	16	178

***The Principal offers no guarantee as to the quantity of the services required.***

**Price Schedule for 2008-09 Year**

Line No.	Description	Tender Unit	Estimated Usage	Place of Origin	Price Tendered (ex GST)	GST Component	Price Tendered (inc GST)
1	Rate/ M3 Loose Pushed	M3	62,000 M3		0.67	0.07	0.74
2	Hourly rate for work outside tender	Per hr			164	16	180

***The Principal offers no guarantee as to the quantity of the services required.***

**CARRIED 8/0**

## **11.4 COMMUNITY DEVELOPMENT**

### **11.4.1 TOWN PLANNING SCHEME NO 4 – DELEGATION OF POWERS**

**FILE REFERENCE:** TP/PTM11  
**REPORT DATE:** 17 August 2007  
**APPLICANT/PROPONENT:** Various  
**OFFICER DISCLOSURE OF INTEREST:** Nil  
**PREVIOUS MEETING REFERENCES:** Nil  
**AUTHOR:** Michael Prunster, Community Development Manager  
**ATTACHMENTS:** Nil

#### **PURPOSE OF REPORT:**

To note the town planning applications approved under delegated authority.

#### **BACKGROUND:**

Council resolved by absolute majority at the Council meeting held on the 25 February 2004, to delegate the Manager Corporate Services (now Community Development Manager) to approve planning applications that meet all the requirements of Councils Town Planning Scheme, for an indefinite period of time and amend its Register of Delegations accordingly, and that Council be provided with a list monthly of planning approvals issued under delegate authority.

#### **APPLICANT (S)**

The following Town Planning Applications have been approved under this delegated authority for the period ended 17 August 2007.

- **J & S Kelly on behalf of Glenn Henderson – 4 Myles Place, Moora - Operate a Home Occupation to conduct a plumbing workshop/storage at 20 Ranfurly Street Moora for occupants Hendo's Plumbing & Gas Services, Zoning Residential (Ref 2/0708)**
- **Scott & Leanne McCuish – Lot 95 Brown Street, Moora – Construction of a 6m x 9m garage / storage shed (Area 54m<sup>2</sup>) Zoning – Special Rural, Value \$6,700 (Ref 3/0708)**

#### **POLICY REQUIREMENTS:**

Register of Delegations and Shire of Moora Town Planning Scheme No 4 Text.

#### **LEGISLATIVE REQUIREMENTS:**

There are no known legislative requirements related to this item.

#### **STRATEGIC IMPLICATIONS:**

There are no known strategic implications associated with this proposal.

#### **SUSTAINABILITY IMPLICATIONS:**

##### ➤ **Environment**

There are no known significant environmental implications associated with this proposal.

- **Economic**  
There are no known significant economic implications associated with this proposal.
- **Social**  
There are no known significant social implications associated with this proposal.

**FINANCIAL IMPLICATIONS:**

There are no financial implications to Council in relation to this item.

**VOTING REQUIREMENTS**

Simple Majority Required

**COUNCIL RESOLUTION  
(MANEX RECOMMENDATIONS)**

*163/07 Moved Cr McLagan, seconded Cr Hawkins that Council note the town planning applications approved under delegated authority.*

**CARRIED 7/1**

**11.4.2 WATHEROO WEST ROAD REALIGNMENT**

**FILE REFERENCE:** TP/PTW1  
**REPORT DATE:** 17 August 2007  
**APPLICANT/PROPONENT:** R.P.E. & H.L. Spencer  
**OFFICER DISCLOSURE OF INTEREST:** Nil  
**PREVIOUS MEETING REFERENCES:** Nil  
**AUTHOR:** Michael Prunster, Community Development Manager & John Greay, Operational Development Manager  
**ATTACHMENTS:** Re-Alignment Map

**PURPOSE OF REPORT:**

W.A. Planning Commission are considering an application from Messrs R.P.E. & H.L. Spencer for the amalgamation of several Lots on their property on Watheroo West Road and require Council's confirmation/recommendation for the re-alignment of a section of the Watheroo West Road adjoining Lots 1570, 2413 & 3515.

**BACKGROUND:**

On the Watheroo West Road several sub standard curves existed where accidents had previously occurred. This road is also a heavy haulage route.

**COMMENT:**

Last financial year Council re-aligned the Watheroo West Road through Lots 1570, 2413 & 3515 belonging to R.P.E. & H.L. Spencer. The previous road layout was considered sub standard through which several accidents had occurred. Being a heavy haulage route and a road, which has been recognised as being regionally significant, it was proposed to upgrade it from type 3 (gravel) to type 5 (bitumen).

For this to be successfully implemented the poorly designed curves had to be improved before being upgraded to a new bitumen standard.

**POLICY REQUIREMENTS:**

Nil

**LEGISLATIVE REQUIREMENTS:**

Local Government Act 1995 – S168

Land Administrative Act 1997 – (part 5)

**STRATEGIC IMPLICATIONS:**

The re-alignment will create a much safer section of the road.

**SUSTAINABILITY IMPLICATIONS:****➤ Environment**

There are no known significant environmental implications due to the new alignment going through previously cleared pastured paddocks. A positive environmental improvement has been the elimination of dust due to this section of road now being sealed.

**➤ Economic**

There are no known significant economic implications associated with this proposal.

**➤ Social**

Improvement of road safety for road users.

**FINANCIAL IMPLICATIONS:**

Funding for the re-alignment was included in the Shire's adopted budget for 2006-2007.

**VOTING REQUIREMENTS**

Simple Majority Required

**COUNCIL RESOLUTION  
(OFFICER RECOMMENDATIONS)**

***164/07 Moved Cr Pond, seconded Cr Tonkin that Council approve and confirm the realignment of Watheroo West Road adjoining Lots 1570, 2413 and 3515 and Advise the W.A. Planning Commission that: -***

- 1) Council supports and approves the closure of the section of Watheroo West Road as shown on the plan submitted;***
- 2) Council approves the creation of a new realignment through the section of land on Lot 1570 (new Lot C) as indicated on the plan submitted, with the boundaries of the new Lots H and C realigned to reflect the new alignment of Watheroo West Road; and***
- 3) Council recommends and supports the amalgamation of the section of the closed road portion to adjoining owners Messrs R.P.E. & H.L. Spencer within proposed Lot H as per the subdivision amalgamation plan submitted to the W.A. Planning Commission.***

**CARRIED 8/0**

### **11.4.3 SUBDIVISION – LOT 81 COOPER STREET MOORA**

**FILE REFERENCE:** PA/1702-1  
**REPORT DATE:** 17 August 2007  
**APPLICANT/PROPONENT:** Paul Kraft & Associates on behalf of C.J. Beswarick  
**OFFICER DISCLOSURE OF INTEREST:** Nil  
**PREVIOUS MEETING REFERENCES:** Nil  
**AUTHOR:** Michael Prunster, Community Development Manager  
**ATTACHMENTS:** Land Capability Assessment Lot 81 Cooper Street Moora and copy of subdivision plan

#### **PURPOSE OF REPORT:**

The W.A. Planning Commission has received a subdivision plan from Mr Beswarick to subdivide Lot 81 Cooper Street into two individual lots of (A) 4.05ha and (B) 4.04ha. Council has been requested to comment on the proposal.

The Shire of Moora Town Planning Scheme requires Council's consideration and acceptance of a Land Capability Assessment of the proposed subdivision, and this report is attached for Council's consideration.

#### **BACKGROUND:**

Lot 81 Cooper Street is located in the zoned area of "Special Rural SR2" and under the Town Planning Scheme the minimum size of Lots in this zone should be no less than 2.0ha for subdivision and are subject to the following conditions being satisfied: -

- 1) The preparation by the proponent of a land capability assessment to the satisfaction of the Council and the Commission; and
- 2) Approval by the Council and the Commission of a Subdivision Guide Plan prepared by the proponent in accordance with the findings of the land capability assessment; and
- 3) Arrangements to the satisfaction of the Council for drainage and on-site effluent disposal.

The subdivision guide plan and the land capability assessment has been produced for the Lot and is attached for Council's consideration and acceptance.

The arrangements for on-site effluent disposal and drainage will form part of the conditions of any future development/planning proposal submitted for consideration by Council.

#### **COMMENT:**

The Land Capability Assessment has been referred to Council's Town Planning Consultant David Gray and he has advised that in his opinion: -

*"The report addresses all the issues and recommend Council support the application for subdivision subject to a condition including a Notification on the Title that at the development stage the Council will require that on-site wastewater systems are installed to the specifications and satisfaction of the Council."*

#### **POLICY REQUIREMENTS:**

Town Planning Scheme No 4 – Section 3.11



**LEGISLATIVE REQUIREMENTS:**

There are no known legislative requirements related to this item.

**STRATEGIC IMPLICATIONS:**

Provision of an additional Lot for future development.

**SUSTAINABILITY IMPLICATIONS:**

- **Environment**  
There are no known significant environmental implications associated with this proposal.
- **Economic**  
There are no known significant economic implications associated with this proposal.
- **Social**  
There are no known significant social implications associated with this proposal.

**FINANCIAL IMPLICATIONS:**

Provision of an additional Lot for Council rating income purposes.

**VOTING REQUIREMENTS**

Simple Majority Required

**COUNCIL RESOLUTION  
(OFFICER RECOMMENDATION)**

*165/07 Moved Cr Pond, seconded Cr Hawkins that Council accept the Land Capability Assessment Report provided by the proponents for the subdivision proposal of Lot 81 Cooper Street Moora and approve the subdivision plan for the provision of Lot (A) 4.05ha and Lot (B) 4.04ha as per the plan submitted subject to the following condition: -*

- 1) A Notification on the Title that at the development stage the Council will require that on-site wastewater systems are installed to the specifications and satisfaction of the Council.*

**CARRIED 8/0**

### **11.4.4 PROPOSED SUBDIVISION - R.R., B.W. & G.R. MANNING**

**FILE:** PA/1765-1  
**REPORT DATE:** 17 August 2007  
**LOCATION:** Lot 16 Ferguson Street, Moora  
**OFFICER DISCLOSURE OF INTEREST:** Nil  
**PREVIOUS MEETING REFERENCES:** 13/12/06 (Min 259/06)  
**AUTHOR:** Michael Prunster, Community Development Manager  
**ATTACHMENTS:** Subdivision Plan and Map

#### **BACKGROUND**

Council considered an application for the subdivision of 13 lots for Lot 16 Ferguson Road, Moora at their meeting held on the 13 December 2006. Council passed the following resolution at that meeting: -

*259/06 Moved Cr Gardiner, seconded Cr Pond that Council advise Mr Manning that the proposal for the development of Lot 16 Ferguson Street Moora is supported in principle subject to:*

- *Approval of the Subdivision plan by the W.A. Planning Commission.*
- *Zoning of Lot 16 to be amended to "Special Rural" at developers cost.*
- *Planning application to be lodged with Shire of Moora together with the final plan of the subdivision*
- *A Land Capability Assessment and Fire Management Plan will need to be produced.*
- *All conditions under the Shire of Moora's Town planning scheme No 4 being met.*
- *All costs and fees associated with the development to be met by developer.*

CARRIED      9/0

Mr Manning was advised of Council's decision following this meeting, but we have now received an amended subdivision plan from Land inSights, Planning Consultants on behalf of Messrs R.R., B.W. & G.R. Manning showing a plan for provision of 24 lots varying in size from one to five hectares.

A map has been provided showing a preliminary plan for the subdivision showing the proposed 24 lots.

#### **COMMENT**

The Lot is bounded by Carrick Street (South) and Ferguson Street (West). The section of Carrick Street is now closed and the land included in the racecourse. Although the section of Ferguson Street is still a gazetted road, it has not been formed. The subdivision would require entry from Ferguson Street, and it would be the responsibility of the applicant to construct the unmade portion as part of the subdivision.

Should Council support the amended application in principle, the land would need to be amended to a zoning of "Special Rural" from the current zoning of "Farming". This would be attended to following receipt of an official planning application.

There is currently a shortage of land available of the proposed size that provides a larger area suitable for the rural lifestyle living. The proposed area for this development has only a small section of the land at the Southern end within the flood fringe area. The remainder of the property is free of the floodway or flood fringe. This would decrease the costs in housing sand pad development.

The amended plan was forwarded to our Town Planning Consultant, David Gray for his comments, and he has advised that the proposal is acceptable.

He did however provide the following comments for possible verification from the proponents: -

- Verification of support from the Moora Race Club regarding the proposed access to the Racecourse.
- Clarification on whether the proposed width of 5m is sufficient width for concentrated horse traffic into a narrow corridor.

### **STATUTORY ENVIRONMENT**

Planning and Development Act 2005 – S133

### **POLICY IMPLICATIONS**

Policy Manual Section 7.6 – Rezoning

Town Planning Scheme No 4 – Section 3.11

### **BUDGET IMPLICATIONS**

Nil cost to Council. Developer meets all subdivision development and rezoning costs.

### **STRATEGIC IMPLICATIONS**

Provision of additional land suitable for rural residential development.

### **PRECEDENT**

Previous subdivisions developed in Moora.

Council approved previous proposal by Messrs Manning as stated above.

### **VOTING REQUIREMENTS**

Simple majority

### **COUNCIL RESOLUTION (OFFICER RECOMMENDATION)**

***166/07 Moved Cr Tonkin, seconded Cr McLagan that Council advise planning Consultants, Land inSights and Messrs R.R., B.W. & G.W. Manning that the amended proposal for the development of 24 lots within Lot 16 Ferguson Street Moora is supported in principle subject to:***

- ***Approval of the Subdivision plan by the W.A. Planning Commission.***
- ***Zoning of Lot 16 to be amended to “Special Rural” at developers cost.***
- ***Planning application to be lodged with Shire of Moora together with the final plan of the subdivision***
- ***A Land Capability Assessment and Fire Management Plan will need to be produced.***
- ***All conditions under the Shire of Moora’s Town planning scheme No 4 being met.***
- ***All costs and fees associated with the development to be met by developer.***
- ***Clarification from proponents that the Moora Race Club supports the access to the Moora Racecourse.***
- ***Confirmation from the proponents that the 5m width for the horse access to the Racecourse is considered sufficient for horse traffic into a narrow corridor.***

**CARRIED 8/0**

## **11.5 ENVIRONMENTAL DEVELOPMENT**

### **11.5.1 REVIEW OF MOORA LANDFILL OPENING TIMES**

**FILE REFERENCE:** H/WAMI  
**REPORT DATE:** 6 August 2007  
**OFFICER DISCLOSURE OF INTEREST:** Nil  
**PREVIOUS MEETING REFERENCES:** Nil  
**AUTHOR:** Melissa Rourke, Manager Health & Regulatory Services  
**ATTACHMENTS:** Nil

#### **PURPOSE OF REPORT:**

To consider altering the opening times of the Shire of Moora Landfill Site located on Airport Road in Moora.

#### **BACKGROUND:**

The landfill site currently opens Monday, Wednesday and Friday from 2pm until 6pm and Saturday and Sundays 9am until 6pm. The service is offered a total of 30 hours per week to the public.

The landfill operator, Mr Barry Waters, has requested that Council consider changing the opening times. The request entails the landfill site being open to the public on Wednesday, Thursday and Friday 2pm until 6pm and Saturday and Sunday 9am to 6pm (remaining unchanged). The main reason behind the request is so that Mr Waters can have a two day unbroken period of time from work per week i.e. Monday and Tuesday. Currently he has two days off per seven-day week however it is on Tuesdays and Thursdays. The overall number of hours that the landfill site is open will remain unchanged at 30 hours.

#### **COMMENT:**

Mondays and Tuesdays are predominantly the quietest times at the landfill site.

The possible implication of having the tip closed on Mondays is that the rubbish is collected from the commercial precinct of town on this day. This will mean that the employee operating the rubbish truck will need to have a key for the landfill site so that he can gain access to the site on Mondays.

Advertising will need to be undertaken to educate the public and contractors on the change to the opening times of the landfill site. The information can be sent out with the rates notice, be advertised in the newspaper, on the website and via a new sign at the site.

#### **POLICY REQUIREMENTS:**

There are no known policy requirements.

#### **LEGISLATIVE REQUIREMENTS:**

There are no known legislative requirements related to this item.

#### **STRATEGIC IMPLICATIONS:**

There are no known strategic implications associated with this proposal.

**SUSTAINABILITY IMPLICATIONS:**

- **Environment**  
There are no known significant environmental implications associated with this proposal.
- **Economic**  
There are no known significant economic implications associated with this proposal.
- **Social**  
There are no known significant social implications associated with this proposal.

**FINANCIAL IMPLICATIONS:**

Some additional signage will need to be implemented to advise of the altered opening times however the cost for new signage was already scheduled in the 2007/08 draft budget.

**VOTING REQUIREMENTS**

Simple Majority Required

**COUNCIL RESOLUTION  
(MANEX RECOMMENDATIONS)**

*167/07 Moved Cr Hawkins, seconded Cr Tonkin that*

- *Council amend the hours of operation for the Moora Landfill Site to:  
Wednesday, Thursday and Friday 2pm to 6 pm  
Saturday and Sunday 9am to 6pm*
- *The amended operating hours be for a trial period of six (6) months after which time Council will consider its impact.*

At 4.33pm the CDM left the meeting & returned at 4.36pm.

**CARRIED 8/0**

## **11.6 ECONOMIC DEVELOPMENT**

### **11.6.1 ENERGISING THE WHEATBELT PROJECT**

**FILE REFERENCE:** ED/ENWI  
**REPORT DATE:** 13 August 2007  
**OFFICER DISCLOSURE OF INTEREST:** Nil  
**PREVIOUS MEETING REFERENCES:** Briefing Session 8<sup>th</sup> August 2007  
**AUTHOR:** Rebecca McCall, A/Enterprise Development Manager  
**ATTACHMENTS:** Nil

**PURPOSE OF REPORT:**

To consider the opportunity to become part of the Energising the Wheatbelt Project Team.

**BACKGROUND:**

The “Energising the Wheatbelt” Project will be used as a ‘best practice’ model for rural communities in WA to develop and implement large-scale, integrated, sustainable and renewable energy systems to power their communities and feed excess power to the grid.

When the mission of this project is complete a fully-costed and technically-designed model for the construction of an integrated, power-producing plant (or system) will be available, site specific, for each of the Shires, in a format relevant to their identified energy needs and energy production possibilities.

Taking on completing the mission are four Local Governments (Shire of Dalwallinu, Shire of Moora, Shire of Morawa and Shire of Wongan-Ballidu) from the wheat growing areas of WA. They have combined to support and direct the project and will engage the services of a contracted Project Manager.

The Project Manager will complete a financial model to fully cost the preferred energy supply facility for each location and prepare a strong Business Case and accompanying Bankable Feasibility Study.

The investigation into relevant models will be available to other communities establishing similar projects.

At its heart the project is an adaptable and exchangeable community development model, which will give rural communities determinant input into their own sustainability.

In addition, the development and operation of strategically located power plants in regional areas of WA will massively reduce the power supply demand on the existing fossil-fuel power plant and single-line, tapering-wire system currently set up – which is now at full capacity and with segments of infrastructure beyond their use-by-date.

Project management of ‘Energising the Wheatbelt’ will involve community consultation plus liaison between stakeholders expected to include:

- Western Power, Synergy and Verve Energy
- Sustainable energy technology providers
- Engineering and technical service providers
- Local, State and Federal grant providers

- Community
- Possible corporate/business partnerships

It will be a key outcome of the study process to determine the preferred location to host the demonstration project – that is, one of the Shires will be chosen as the preferred place to build a power plant.

Additionally, a grid study will be undertaken, to ascertain the full capacity of the conductors now in place, and a local energy study will identify present and future usage and demand for power in each area.

At this point appropriate finance will be sourced and the next stage of the Project will begin.

#### **COMMENT:**

The project team consisted of representatives from WALGA and the Shires of Dandaragan, Dalwallinu, Morawa and Wongan-Ballidu. The Shire of Dandaragan have removed themselves from the project due to the advances achieved towards providing renewable and sustainable energy through the wind farm located at Emu Downs. This has allowed an opportunity for the Shire of Moora to join forces with the existing project team and help implement the goals of the projects Strategic Plan.

#### **POLICY REQUIREMENTS:**

There are no known policy requirements.

#### **LEGISLATIVE REQUIREMENTS:**

Sections 2.7 and 3.1 of the Local Government Act 1995 dealing with general competency powers of the local government.

#### **STRATEGIC IMPLICATIONS:**

Outlined within the Shire of Moora's Strategic Plan is the Key Result Area (KRA) of "Infrastructure", under this KRA it is outlined in strategy two to implement new technologies for community development and to assess new initiatives to ensure best community value and use.

The Key Result Area of "Growth", under this KRA it is outlined in strategy six to protect and manage the resource base to ensure power, water, roads and labour.

The Energising the Wheatbelt Project is designed to provide sustainable, reliable and renewable energy by examining best practice options for rural communities.

#### **SUSTAINABILITY IMPLICATIONS:**

- **Environment**  
Local events, history, geography, economy, politics, interests and activities will be taken into account when researching the feasibility of alternative energy provision systems ensuring best practice for each individual community under the study.
- **Economic**  
To see all of rural Western Australia supplied with renewable, sustainable, reliable and community owned energy and enabling these communities to fulfil their development and growth opportunities.

➤ **Social**

Social and cultural expectations, events and changes, which might affect the project and its outcomes, will also be taken into account, as will community consultation outcomes, Council findings and community development requirements.

**FINANCIAL IMPLICATIONS:**

The financial implications to Council in relation to this item during the feasibility process of the project will be of human resources attending monthly meetings.

**VOTING REQUIREMENTS**

Simple Majority Required

<b>COUNCIL RESOLUTION (MANEX RECOMMENDATIONS)</b>
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*168/07 Moved Cr Clydesdale-Gebert, seconded Cr Pond that Council commits ongoing involvement to the Energising the Wheatbelt Project as part of the project management team during the feasibility process of the project.*

- 1. Council's ongoing involvement past the feasibility process will be dependent on the outcomes of the feasibility study.*
- 2. Council's ongoing involvement past the feasibility process will be dependent on the outcomes of the feasibility study.*

**CARRIED 8/0**

**11.7 SPORT AND RECREATION**

Nil.

**12. ELECTED MEMBER MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN**

At 4.47pm Cr Tonkin left the meeting.

Cr Clydesdale-Gebert proposed to put the following motion at the next Ordinary Meeting of Council.

**Implementation of Laptops for Council Meetings**

*“That the Shire of Moora consider the implementation of an electronic version of the agenda at Council meetings (to keep paperwork to a minimum) this would include each Councillor having laptops in the Council Chambers for their monthly meetings.”*

**13. MOTIONS OF AN URGENT NATURE INTRODUCED BY DECISION OF COUNCIL**

Nil



**14. NOTICE ON MOTIONS FOR THE NEXT COUNCIL MEETING**

Nil

**15. MATTERS BEHIND CLOSED DOORS**

Nil

**16. CLOSURE OF MEETING**

*There being no further business, the Shire President declared the meeting closed at 4.48pm.*

**CONFIRMED**

**PRESIDING MEMBER**