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MINUTES

Ordinary Meeting of Council

Tuesday 26 July 2022, 5:30pm

in the Council Chamber, Administration Building
48 Old Perth Road, Bassendean WA 6054

1 Declaration Of Opening; Acknowledgment of Country; Acknowledgment of Visitors; Disclaimer

The Presiding Member declared the meeting open, welcomed all those in attendance and acknowledged the past and present traditional owners and custodians of the land on which the meeting was held.

2 Announcements by The Presiding Person Without Discussion

The Presiding Member announced that the new draft Local Planning Strategy will be advertised for one month until 22 August. Residents are encouraged to review the amended strategy and provide feedback. Documents are available from the Town administration, library, Wind in the Willows and online.

3 Attendances, Apologies and Applications for Leave of Absence

Present

Councillors

Cr Kathryn Hamilton, Mayor
Cr Hilary MacWilliam
Cr Emily Wilding
Cr Jennie Carter
Cr Paul Poliwka
Cr Tallan Ames

Officers

Ms Peta Mabbs, Chief Executive Officer
Mr Luke Gibson, Director Community Planning
Mr Paul White, Director Corporate Services
Mr Phil Adams, Exec Manager Infrastructure
Ms Nicole Davey, Exec Manager Sustainability & Environment
Ms Elizabeth Kania, Manager Governance & Strategy
Ms Kathleen Stewart, Manager Organisational Development & Human Resources
(until 6.19pm)
Mrs Amy Holmes, Minute Secretary

Visitor

Mr Paul Syme, Portland Broome (until 6.05pm)

Public

Approximately seven members of the public were in attendance.

Apologies

Cr Renee McLennan

Leave of Absence

Council Resolution – Item 3.1 **OCM 1/7/22**

MOVED Cr Wilding, Seconded Cr Poliwka, that the following Leaves of Absence be granted:

- Cr McLennan 8 - 12 August 2022;
- Cr MacWilliam 24 - 31 August 2022; and
- Cr Wilding 28 September - 7 October 2022.

CARRIED UNANIMOUSLY 6/0

Council Resolution – Item 3.2 **OCM 2/7/22**

MOVED Cr Ames, Seconded Cr Carter, that the meeting go behind closed doors, in accordance with Section 5.23 of the Local Government Act 1995, the time being 5.39pm.

CARRIED UNANIMOUSLY 6/0

All members of the public and all staff left the meeting at 5.40pm. Councillors and Consultant Paul Syme remained in the meeting.

Kathleen Stewart & Amy Holmes returned to the meeting at 6.03pm.

16 Confidential Reports

16.1 CEO Performance Review Report	
Property Address	NA
Landowner/Applicant	NA
File Reference	GOVN/POLCY/2
Author	CEO's Office and Human Resources
Department	Manager Human Resources and Organisational Development
Previous Reports	NA
Authority/Discretion	Executive The substantial direction setting and oversight role of the Council.

Attachments	<ol style="list-style-type: none"> 1. Standards for CEO Recruitment Performance and Termination policy [16.1.1 - 12 pages] 2. Town of Bassendean CEO Performance Review Report 2021 2022 [16.1.2 - 16 pages] 3. CEO Performance Review 2022 Draft KPIs [16.1.3 - 2 pages] 4. CEO Performance Review Survey 2021 2022 [16.1.4 - 6 pages]
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This matter was considered with members of the public excluded from the Chamber under Clause 5.23(a) of the Local Government Act as the officer report discusses a matter affecting an employee or employees.

Purpose

Council was requested to resolve the outcome and recommendations from the Annual CEO Performance Review Report (Report) provided by Paul Syme, Portland Broome. This is in line with Council's adopted 'Standards for CEO Recruitment, Performance and Termination' Policy and the *Local Government Act 1995*.

Council Resolution – Item 16.1 **OCM 3/7/22**

MOVED Cr Hamilton, Seconded Cr Wilding, that the Council Resolution shown in the Confidential Minutes of 26 July 2022, be endorsed.

CARRIED BY AN ABSOLUTE MAJORITY 6/0

Paul Syme left the meeting at 6.05pm.

Peta Mabbs & Libby Kania returned to the meeting at 6.06pm.

16.2 Transition Arrangements for Chief Executive Officer Role	
Property Address	NA
Landowner/Applicant	NA
File Reference	GOVN/POLCY/2
Author	Manager Human Resources and Organisational Development
Department	CEO's Office and Human Resources
Previous Reports	NA
Authority/Discretion	Executive The substantial direction setting and oversight role of the Council.

Attachments	1. CEO Standards and Guidelines [16.2.1 - 21 pages] 2. Standards for CEO Recruitment, Performance and Termination policy [16.2.2 - 12 pages]
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This matter was considered with members of the public excluded from the Chamber under Clause 5.23(a) of the Local Government Act as the officer report discusses a matter affecting an employee or employees.

Purpose

The purpose of this report was for Council to consider the transition arrangements for the Chief Executive Officer (CEO) position, specifically:

- Arrangements for an Interim CEO; and
- Funding for the selection and recruitment process associated with the appointment of a new CEO.

Cr Hamilton moved the officer recommendation with the addition of a Point 3 as shown in bold.

Council Resolution/Officer Recommendation – Item 16.2 **OCM 4/7/22**

MOVED Cr Hamilton, Seconded Cr Ames, that Council:

1. Appoints Mr Luke Gibson as Interim CEO from 6 October 2022 until the commencement of a new CEO whilst enabling Mr Paul White to backfill for Mr Gibson in the role during any periods of leave;
2. Approves \$50,000 from the Town's operating budget, accounted for at the mid-year review, for the purposes of the recruitment and selection process for a new CEO, including costs associated with developing the CEO Employment Contract; and
3. **Requests the Administration in consultation with the Mayor to scope the requirements for the appointment of an independent consultant, and facilitate the provision of a further report to Council no later than September.**

CARRIED BY AN ABSOLUTE MAJORITY 6/0

Kathleen Stewart left the meeting at 6.19pm.

Council Resolution – Item 16.0(b) **OCM – 5/7/22**

MOVED Cr Wilding, Seconded Cr Poliwka, that the meeting come from behind closed doors, the time being 6.19pm.

CARRIED UNANIMOUSLY 6/0

All staff and members of the public returned to the meeting at 6.20pm.

4 Declarations of Interest

Nil

5 Presentations or Deputations

Mr William Bosworth of 136A West Road, Bassendean, addressed Council on Item 13.3.

6 Statements by Members of the Public on Agenda Item

Natalie Fisher, 24 Hyland Street, Bassendean

I, Natalie Fisher and my partner Thomas Fleming of 24 Hyland St Bassendean, are writing in regards to item 12.4. In relation to Bindaring Park, Thomas and I support the move that Lots 17, 19, 21 and 23 Anstey Road are reserved a Local Open Space and not zoned residential. As homeowners, we recognise the value that Bindaring Park adds to the local area, and we oppose any move by Council that will affect the natural environment. We believe that by reducing natural land and developing more residential properties will therefore affect the quality of life for which Bassendean is so well known. We specifically bought on Hyland St to be close to the wetlands and surrounding natural areas, to live in a quiet and beautiful area with plenty of space to walk our dog and take a break from the city. We hope that this is taken into consideration by the Council when important decisions such as this are made.

Carol Seidel, 55 Broadway, Bassendean

Over the years since the TPS 4A was gazetted, the Council has allowed the original area of Public Open Space to be reduced by allowing roads to be built where they should not have been built, and by zoning very low-lying land to be housing. It is time for that to stop and for the intended linear and connected low lying wetland park to be implemented for the good of the people of the whole Town of Bassendean and for the good of the local environment, wildlife and natural vegetation.

As a local photographer I have been documenting the Bindaring Park Wetlands for easily 22 years, helped with many community projects to promote the park as it's just a great place we have to value here in Bassendean. It's just a great place we are lucky to have. As a volunteer I have worked in the Park with Friends of Bindaring Wetland weeding for the last 5 years, removing weeds from the middle section of the park and also been a part of the plantings program with in the park. This has been rewarding experience for me and other members of our community and has helped improve the park for all.

Bindaring Park wetlands lake was featured in the movie "Bassendream" at the Revelations International Film Festival. To be in the movie says a lot.

Putting more housing on these wetlands open space and not removing roads that should not be there, where flooded gums seedlings naturally have been growing successfully would be destructive to the park.

Nonie Jekabsons, 6 Barton Pde, Bassendean

At the Briefing Session there was much discussion around Bindaring Park. While details seem complex, and it may be difficult for councillors and staff to grasp the long and convoluted history of the 4A scheme, some things remain clear. The intent of the scheme is to maximise the potential of Bindaring Park for its amenity, environmental and flood mitigation values. The people of Bassendean, generally expect their POS to be retained and to that end, we support councillors to return 17 and 19 Anstey Rd to Public Open Space (not residential) and retain sections of Hyland St, Anstey Rd and Carnegie Rd as POS also into the future.

Cr Carter has a Notice of Motion to reduce the use of Glyphosate Based Herbicides in the Town. I fully support this and other measures to prevent exposure to poisons.

Colin Davies, 15 Anstey Road, Bassendean

I Colin Davies of 15 Anstey Road, Bassendean would like to submit this statement to be read out by the presiding member at the upcoming Ordinary Council Meeting on 26 July 2022. This statement is a continuation of the statement I submitted and read out in the meeting last Tuesday (19 July). This statement is in regard to Bindaring Park and returning Lots 17 and 19 Anstey Road to residential and retaining Lots 21 and 23 as Public Open Space (POS). Specifically, the statement focuses on the importance of wetlands and wooded areas such as Bindaring Park and their importance in carbon sequestration. Statement is as follows.

It is widely known that wetlands are a significant carbon sink (with up to 35% of global terrestrial carbon stored in wetlands); the loss of existing wetlands (and wooded areas) would result in the loss of that particular carbon sink, however there is an even greater concern as the loss of a wetland sink leads to the release of the stored carbon back into the atmosphere (i.e. degradation or loss of the sink causes it to become a carbon source) creating even greater environmental concerns. This is a particular threat should there be development / construction on Bindaring Park and the Lots in question as per Draft Local Planning Scheme No 11.

As I understand, the Town of Bassendean has a sustainable development agenda and strategic goals as per the Strategic Community Plan and even purchases carbon neutral electricity. In line with this plan, the Town of Bassendean should encourage wetland protection and restoration of degraded wetlands; a focus which would promote carbon sinks and prevent the production of carbon sources. This is in addition to maintaining other important ecological services such as provision of habitats and breeding sites for a variety of species as previously mentioned in my statement last week.

For your information, there have been several international and national studies related to the restoration and promotion of wetlands for carbon offsets and to highlight their importance as such.

As aforementioned, this statement concisely highlights the importance of wetlands (and wooded areas) as a carbon sink and how the disruption of such would create a carbon source that would emit greenhouse gases that would have accumulated over many of years back into the atmosphere. The sequestration potential and rates of wetlands are significant; hence consideration of disruption / destruction is not commonly proposed. Greater consideration needs to be given to their protection as they are a key natural mitigation against climatic deterioration.

7 Questions from Members of the Public

Nil.

8 Petitions

Nil.

9 Confirmation of Minutes

Council Resolution/Officer Recommendation – Item 9.1(a) **OCM – 6/7/22**

MOVED Cr Wilding, Seconded Cr Poliwka, that the minutes of the Ordinary Council Meeting held 28 June 2022, be received.

CARRIED UNANIMOUSLY 6/0

Council Resolution/Officer Recommendation – Item 9.1(b) **OCM – 7/7/22**

MOVED Cr MacWilliam, Seconded Cr Ames, that the minutes of the Ordinary Council Meeting held 28 June 2022, be confirmed as a true record.

CARRIED UNANIMOUSLY 6/0

Council Resolution/Officer Recommendation – Item 9.2(a) **OCM – 8/7/22**

MOVED Cr Ames, Seconded Cr Wilding, that the minutes of the Special Council Meeting held on 5 July 2022, be received.

CARRIED UNANIMOUSLY 6/0

Council Resolution/Officer Recommendation – Item 9.2(b) **OCM – 9/7/22**

MOVED Cr Ames, Seconded Cr Carter, that the minutes of the Special Council Meeting held on 5 July 2022, be confirmed as a true record.

CARRIED UNANIMOUSLY 6/0

10 Business Deferred from Previous Meeting

Nil.

11 External Committee Reports and Updates

11.1 External Committee Reports and Updates

Purpose

The purpose of this report was for Council to note that no minutes from external Committees and organisations have been received.

Council Resolution/Officer Recommendation – 11.1 **OCM – 10/7/22**

MOVED Cr Ames, Seconded Cr MacWilliam, that Council notes that no documents from external Committees have been received within the reporting period.

CARRIED UNANIMOUSLY 6/0

12 Officer Reports

It was agreed that items 12.2, 12.4, 12.7, 12.8 & 12.14 be removed from the en-bloc table and considered separately.

Council Resolution/Officer Recommendation – Item 12.1 **OCM – 11/7/22**

MOVED Cr MacWilliam, Seconded Cr Wilding, that Council adopts en bloc the following Officer recommendations contained in the Ordinary Council Meeting Agenda:

Item	Report
12.3	Proposed Road Closures - Hamilton Street Reserve (and surrounds)
12.5	Addition to Local Heritage List
12.6	Amendment to Local Heritage Survey
12.10	Bassendean Local Emergency Management Committee
12.11	Accounts Paid 30 June 2022
12.12	Monthly Financial Report – June 2022
12.13	Use of Common Seal

CARRIED UNANIMOUSLY 6/0

Council was then requested to consider the balance of the Officer recommendations independently.

12.2	Proposed Road Closures - Bindaring Park
12.4	Draft Local Planning Scheme No. 11
12.7	Draft Local Planning Policy - Short Stay Accommodation
12.8	Tree Vandalism Policy 1.13
12.9	2023 Meeting Dates - Ordinary Council Meetings, Briefing Sessions, Committees and Citizenship Ceremonies
12.14	Calendar August 2022
13.1	Notice of Motion - Cr Hamilton - Briefing Session
13.2	Notice of Motion - Cr Hamilton - Arts, Culture and Events Committee
13.3	Notice of Motion - Cr McLennan: Joint Standing Committee Cats Local Law
13.4	Notice of Motion - Cr Carter: Use of Glyphosate
16.1	CEO Performance Review Report (Confidential)
16.2	Transition Arrangements for Chief Executive Officer Role (Confidential)

12.2 Proposed Road Closures - Bindaring Park	
Property Address	Harcourt Street, Carnegie Road and Forfar Road
Landowner/Applicant	State of Western Australia
File Reference	ROAD/RDCLRS/2
Author	Director Community Planning
Department	Community Planning
Previous Reports	N/A
Authority/Discretion	Executive The substantial direction setting and oversight role of the Council.
Attachments	<ol style="list-style-type: none"> 1. Closure Plan [12.2.1 - 1 page] 2. Submission 1 - Stewart [12.2.2 - 1 page] 3. Submission 2 - Da Rui [12.2.3 - 2 pages] 4. Submission 3 - Peterson [12.2.4 - 3 pages] 5. Submission 4 - Humphrey [12.2.5 - 2 pages] 6. Submission 5 - Bridges [12.2.6 - 3 pages] 7. Submission 6 - Seidel [12.2.7 - 1 page] 8. Submission 7 - Jekabsons & Johnson [12.2.8 - 2 pages] 9. Submission 8 - Allenby [12.2.9 - 3 pages] 10. Submission 9 - Johnston [12.2.10 - 1 page]

Purpose

The purpose of this report was for Council to consider the closure of portions of Harcourt Street, Carnegie Road and Forfar Road, Bassendean.

Council Resolution/Officer Recommendation – Item 12.2

OCM – 12/7/22

MOVED Cr Hamilton, Seconded Cr Carter, that Council authorises a request be made to the Minister for Lands pursuant to Section 58 of the *Land Administration Act 1997* for the permanent closure of portions of the Harcourt Street, Carnegie Road and Forfar Road road reserves as identified by the plan attached to this report, to enable the land to be amalgamated into the abutting Crown Reserve.

CARRIED UNANIMOUSLY 6/0

12.3 Proposed Road Closures - Hamilton Street Reserve (and surrounds)	
Property Address	Villiers Street, Iveson Place and Hamilton Street
Landowner/Applicant	State of Western Australia
File Reference	ROAD/RDCLRS/2
Author	Director Community Planning
Department	Community Planning
Previous Reports	N/A
Authority/Discretion	Executive The substantial direction setting and oversight role of the Council.
Attachments	1. Closure Plan - as advertised [12.3.1 - 1 page] 2. Closure Plan - amended following advertising [12.3.2 - 1 page]

Purpose

The purpose of this report was for Council to consider the closure of portions of Villiers Street, Iveson Place and Hamilton Street, Bassendean.

Council Resolution/Officer Recommendation – Item 12.3

OCM – 13/7/22

MOVED Cr MacWilliam, Seconded Cr Wilding, that Council authorises a request being made to the Minister for Lands pursuant to Section 58 of the *Land Administration Act 1997* for the permanent closure of portions of the Villiers Street, Iveson Place and Hamilton Street road reserves as identified by the plan attached to this report, to enable the land to be amalgamated into the abutting Crown Reserve.

CARRIED UNANIMOUSLY BY EN BLOC RESOLUTION OCM 11/7/22 6/0

12.4 Draft Local Planning Scheme No. 11	
Property Address	N/A
Landowner/Applicant	N/A
File Reference	LUAP/PLANNG/24
Author	Director Community Planning
Department	Community Planning
Previous Reports	4 November 2020 28 June 2022
Authority/Discretion	Legislative Includes adopting local laws, town planning schemes & policies.
Attachments	1. Draft Local Planning Scheme No. 11 (Text) [12.4.1 - 37 pages] 2. Draft Local Planning Scheme No. 11 (Map) [12.4.2 - 1 page]

Purpose

The purpose of this report was for Council to consider a draft Local Planning Scheme No. 11 (LPS 11).

Cr Hamilton moved the officer recommendation with amendments as shown in bold.

Council Resolution/Officer Recommendation – Item 12.4 OCM – 14/7/22

MOVED Cr Hamilton, Seconded Cr Poliwka, that Council:

- Pursuant to Section 72(1) of the *Planning and Development Act 2005*, adopts draft Local Planning Scheme No. 11, as contained as Attachments 1 (text) and 2 (map); **subject to the following amendments being made:**
 - That Town owned lots 17 and 19 Anstey Road, currently zoned Residential, be reserved as Local Public Open Space;**
 - That the constructed portions of road reserves of Anstey Road and Hyland Street abutting POS on both sides of the constructed road in Bindaring Park remain designated as Local Open Space;**
 - That the words “free of cost” be deleted from “Ceding of rights-of-way and laneway widening”, point 7(1) of Table 5, of Clause 32(1) in reference to the potential for the Town to cede land from property owners for potential widening of ROW’s;**

- That the text “350m2” be amended down to “250m2” in “Trees and Development” point 2 of Table 5; and
2. Notes that the draft Local Planning Scheme No. 11 will be referred to the Western Australian Planning Commission, Environmental Protection Authority and Heritage Council of Western Australia for review for the purposes of consent to advertise.

CARRIED UNANIMOUSLY 6/0

REASONS:

Retention of green corridors provide environmental advantages to wildlife enabling enhanced outcomes for fauna and flora ultimately providing benefits to all residents of the district. During the BassenDream Community Engagement the number one articulated aspiration was the retention of green spaces. If an area has visually remained an established green zone for decades undoubtedly there is a community expectation that it will remain so into the future.

This Council should, where possible, enable future Councils to have some flexibility to provide continuous green corridors via the potential removal of some portions of road if and when they see fit.

It is incongruous to compel some residents to cede to the Town land free of charge for the potential widening of a ROW, whilst on the other hand compelling payment from adjoining landowners to acquire land where a ROW is to be closed. Retention of tree canopy and/or improving tree canopy is a necessity in this time of climate change.

12.5 Addition to Local Heritage List	
Property Address	150 (Lot 61) West Road, Bassendean
Landowner/Applicant	Town of Bassendean
File Reference	LUAP/REGSTN/3
Author	Director Community Planning
Department	Development and Place, Community Planning
Previous Reports	22 May 2018 24 May 2022
Authority/Discretion	Legislative Includes adopting local laws, town planning schemes & policies.
Attachments	1. Draft amended Heritage List [12.5.1 - 58 pages]

Purpose

The purpose of this report was for the Council to consider entering a place, being 150 (Lot 61) West Road, Bassendean, in the Town's Heritage List, pursuant to Schedule 2, Part 3, Clause 8 of the *Planning and Development (Local Planning Schemes) Regulations 2015*.

Council Resolution/Officer Recommendation – Item 12.5 **OCM – 15/7/22**

MOVED Cr MacWilliam, Seconded Cr Wilding, that Council, pursuant to Schedule 2, Part 3, Clause 8(3d) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, resolves to enter 150 (Lot 61) West Road, Bassendean into the Town's Heritage List as place No. 49, as contained in the attachment to this report.
CARRIED UNANIMOUSLY BY EN BLOC RESOLUTION OCM 11/7/22 6/0

12.6 Amendment to Local Heritage Survey	
Property Address	N/A
Landowner/Applicant	N/A
File Reference	LUAP/REGSTN/3
Author	Director Community Planning
Department	Development and Place, Community Planning
Previous Reports	24 May 2022
Authority/Discretion	Legislative Includes adopting local laws, town planning schemes & policies.
Attachments	1. New Place Records Sandy Beach and Ashfield Flats [12.6.1 - 5 pages]

Purpose

The purpose of this report was for the Council to consider amending the Local Heritage Survey (LHS) to include Sandy Beach Reserve and the Ashfield Flats as listed places.

Council Resolution/Officer Recommendation – Item 12.6 **OCM – 16/7/22**

MOVED Cr MacWilliam, Seconded Cr Wilding, that Council amends the Local Heritage Survey by adding Place No. 288 - Sandy Beach Reserve and Place No. 289 - Ashfield Flats, both as Management Category 3 places, in accordance with the attachment to this report.

CARRIED UNANIMOUSLY BY EN BLOC RESOLUTION OCM 11/7/22 6/0

12.7 Draft Local Planning Policy - Short Stay Accommodation	
Property Address	N/A
Landowner/Applicant	N/A
File Reference	LUAP/POLCY/26
Author	A/Manager Development and Place
Department	Development and Place, Community Planning
Previous Reports	22 February 2022
Authority/Discretion	Legislative Includes adopting local laws, town planning schemes & policies.
Attachments	1. Draft Local Planning Policy - Short Stay Accommodation (amended following Briefing Session) [12.7.1 - 5 pages]

Purpose

The purpose of this report was for Council to consider a draft Local Planning Policy – Short Stay Accommodation for public consultation.

Cr Wilding moved the officer recommendation with an amendment as shown in bold.

Council Resolution/Officer Recommendation – Item 12.7 **OCM – 17/7/22**

MOVED Cr Wilding, Seconded Cr MacWilliam, that Council, pursuant to Clause 5(1) of Schedule 2 of the *Planning and Development (Local Planning Schemes) Regulations 2015*, adopts draft Local Planning Policy – Short Stay Accommodation, as contained in the attachment to this report, for the purposes of advertising, **subject to Clause 6.3(a) of the draft Policy (and the associated map) being amended to provide for a distance of 400m from a centre or railway station.**

CARRIED UNANIMOUSLY 6/0

REASONS:

While short stay accommodation has the potential to benefit our local economy, the current shortage of rental accommodation in Perth suggests that this is not the most suitable use of viable housing stock in Bassendean. This amendment seeks to allow short stay accommodation near and around our town centre for the purpose of enhancing our local economy, while reducing its presence in more suburban areas.

12.8 Tree Vandalism Policy	
Property Address	N/A
Landowner/Applicant	N/A
File Reference	COUP/POLCY/1
Author	Executive Manager Infrastructure, Executive Manager Sustainability & Environment
Department	Infrastructure, Sustainability & Environment
Previous Reports	OCM-9/07/20 Proposed Council Policy – Street Trees and Revocation of Various Council Policies Relating to Street Trees OCM-28/06/2022 Street and Reserve Trees Policy
Authority/Discretion	Legislative Includes adopting local laws, town planning schemes & policies.
Attachments	1. 1.13 Tree Vandalism Policy [12.8.1 - 12 pages] 2. Draft amended Tree Vandalism Policy [12.8.2 - 2 pages]

Purpose

The purpose of this report was for Council to consider an amended Council Policy 1.13 – Tree Vandalism.

Officer Recommendation – Item 12.8

That Council adopts the amended Council Policy 1.13 – Tree Vandalism as attached to this report.

Cr Hamilton moved an alternative motion.

Council Resolution – Item 12.8

OCM – 18/7/22

MOVED Cr Hamilton, Seconded Cr Ames, that this Item be deferred to allow for further consideration at a Councillor workshop

CARRIED UNANIMOUSLY 6/0

12.9 2023 Meeting Dates - Ordinary Council Meetings, Briefing Sessions, Committees and Citizenship Ceremonies	
Property Address	N/A
Landowner/Applicant	N/A
File Reference	GOVN/CCLMEET/1
Author	Senior Governance Officer
Department	CEO'S OFFICE
Previous Reports	N/A
Authority/Discretion	Executive The substantial direction setting and oversight role of the Council.
Attachments	Nil

Purpose

The purpose was for Council to consider and endorse its Ordinary Council Meetings, Briefing Sessions, Audit and Governance Committee and Bassendean Local Emergency Management Committee meeting dates, as well as Citizenship Ceremonies for 2023.

Council Resolution/Officer Recommendation – Item 12.9 **OCM – 19/7/22**

MOVED Cr Wilding, Seconded Cr Ames, that:

1. Council adopts that the following meetings for 2023, to be held in the Council Chamber, 48 Old Perth Road, Bassendean, commencing at 6.00pm:

Briefing Sessions

21 February, 21 March, 18 April, 16 May, 20 June, 18 July, 15 August, 19 September, 10 October, 21 November and 5 December;

Ordinary Council Meetings

28 February, 28 March, 26 April (Wed), 23 May, 27 June, 25 July, 22 August, 26 September, 17 October, 28 November and 12 December;

Special Council Meeting

Tuesday 24 October 2023 to swear in new Councillors;

2. Council adopts the following Audit and Governance Committee meetings to be held in the Council Chamber, 48 Old Perth Road, Bassendean on a Wednesday, commencing at 5.30pm on 8 March, 7 June, 6 September and 6 December 2023;
3. Council adopts the following Bassendean Local Emergency Management Committee meetings to be held in the Council Chamber, 48 Old Perth Road, Bassendean on a Wednesday, commencing at 3.30pm on 1 March, 14 June, 30 August and 1 November 2023; and
4. Council notes the Citizenship Ceremonies to be held on 26 January (Australia Day), May and September 2023 (dates to be confirmed).

CARRIED BY AN ABSOLUTE MAJORITY 6/0

12.10 Bassendean Local Emergency Management Committee	
Property Address	N/A
Landowner/Applicant	N/A
File Reference	GOVN/CCLMEET/12
Author	Director Community Planning
Department	Community Planning
Previous Reports	N/A
Authority/Discretion	Information For the Council/Committee to note.
Attachments	1. BLEMCM Minutes - 8 June 2022 [12.10.1 - 5 pages] 2. DFES Report - 8 June 2022 [12.10.2 - 3 pages]

Purpose

The purpose of this report was for Council to receive the minutes of the Bassendean Local Emergency Management Committee meetings held on 8 June 2022.

Council Resolution/Officer Recommendation – Item 12.10

OCM – 20/7/22

MOVED Cr MacWilliam, Seconded Cr Wilding, that Council receives the report on the Bassendean Local Emergency Management Committee meeting held on 8 June 2022.

CARRIED UNANIMOUSLY BY EN BLOC RESOLUTION OCM 11/7/22 6/0

12.11 Accounts Paid 30 June 2022	
Property Address	N/A
Landowner/Applicant	N/A
File Reference	FINM/CREDTS/4
Author	Paul White
Department	Corporate Services
Previous Reports	N/A
Authority/Discretion	Legislative Includes adopting local laws, town planning schemes & policies.
Attachments	1. List of Payments 30 June 2022 [12.11.1 - 22 pages]

Purpose

The purpose of this report was for Council to receive the list of payments for June 2022.

Council Resolution/Officer Recommendation – Item 12.11 OCM – 21/7/22

MOVED Cr MacWilliam, Seconded Cr Wilding, that Council receive the list of payments for June 2022.

CARRIED UNANIMOUSLY BY EN BLOC RESOLUTION OCM 11/7/22 6/0

12.12 Monthly Financial Report – June 2022	
Property Address	NA
Landowner/Applicant	NA
File Reference	FINM/AUD/1
Author	Paul White
Department	Director Corporate Services
Previous Reports	N/A
Authority/Discretion	Legislative Includes adopting local laws, town planning schemes & policies.
Attachments	1. Monthly Financial Report as at 30 June 2022 [12.12.1 - 12 pages]

Purpose

The purpose of this report was for Council to receive the Monthly Financial Report for June 2022 which incorporates the Statement of Financial Activity as legislatively required.

Council Resolution/Officer Recommendation – Item 12.12 **OCM – 22/7/22**

MOVED Cr MacWilliam, Seconded Cr Wilding, that Council:

1. Notes the Explanation of Material Variances in the Statement of Financial Activity; and
2. Receives the Monthly Financial Report for the period ending 30 June 2022, which incorporates the Statement of Financial Activity for the period to June 2022.

CARRIED UNANIMOUSLY BY EN BLOC RESOLUTION OCM 11/7/22 6/0

12.13 Use of Common Seal	
Property Address	Not applicable
Landowner/Applicant	Not applicable
File Reference	INFM/INTPROP/1
Author	Natasha Dowson
Department	Chief Executive
Previous Reports	Not applicable
Authority/Discretion	Executive The substantial direction setting and oversight role of the Council.
Attachments	Nil

Purpose

The purpose of this report was for Council to note the documents affixed with the Common Seal during the reporting period.

Council Resolution/Officer Recommendation – Item 12.13 **OCM – 23/7/22**

MOVED Cr MacWilliam, Seconded Cr Wilding, that Council notes the affixing of the Common Seal during the reporting period.

CARRIED UNANIMOUSLY BY EN BLOC RESOLUTION OCM 11/7/22 6/0

12.14 Calendar August 2022	
Property Address	Not applicable
Landowner/Applicant	Not applicable
File Reference	INFM/INTPROP/1
Author	Natasha Dowson
Department	Chief Executive
Previous Reports	N/A
Authority/Discretion	Executive The substantial direction setting and oversight role of the Council.
Attachments	Nil

Purpose

The purpose of this report was for Council to consider the calendar for August 2022.

Council Resolution/Officer Recommendation – Item 12.14 OCM – 24/7/22

MOVED Cr Wilding, Seconded Cr Ames, that Council adopt the calendar for August 2022.

CARRIED UNANIMOUSLY 6/0

13 Motions of which Previous Notice has been given

13.1 Notice of Motion - Cr Hamilton - Briefing Session	
Councillor	Cr Hamilton
Attachments	Nil

Council Resolution- Item 13.1 OCM – 25/7/22

MOVED Cr Hamilton, Seconded Cr Wilding, that Council:

Requests the CEO provide a Briefing Documents Policy for consideration by Council prior to **September** that includes the following:

1. Briefing Agenda documents to be provided to Councillors one day earlier i.e. on a Wednesday, rather than the current schedule of a Thursday; and

2. Briefing Agendas are to include all items proposed to be considered by Council at the subsequent OCM, with exceptions **of the Monthly Financial Statements** and items of an Urgent Nature that may be included in the OCM agenda under clause 5.5 of Meeting Procedures Local Law 2020.

CARRIED UNANIMOUSLY 6/0

REASONS:

Provision of the Briefing Documents one day earlier on a Wednesday facilitates an improved process for Councillors whereby irrespective of public holidays, a minimum of one full business day is available for Councillors to contact the administration regarding any issues with the agenda and/or attachments.

Inclusion of all items on the Briefing agenda facilitates an improved process to assist Councillors in their research, questions, community engagement and evaluation of items leading up to decision making on those items at the subsequent OCM.

13.2 Notice of Motion - Cr Hamilton - Arts, Culture and Events Committee	
Councillor	Cr Hamilton – Arts, Culture and Events Committee
Attachments	Nil

Council Resolution- Item 13.2
OCM – 26/7/22

MOVED Cr Hamilton, Seconded Cr Poliwka, that Council:

1. Requests the CEO facilitate the establishment of a formal committee of Council titled “Arts, Culture and Events Committee” the membership of which comprises nominated elected members and relevant staff; and
2. Coordinate the first meeting of the Arts, Culture and Events Committee to occur within 60 days from a resolution of council endorsing this motion.”

CARRIED UNANIMOUSLY 6/0

REASONS:

The purpose of the Arts Culture and Events Committee is to provide information/advice about current and emerging arts and events related matters to the Town of Bassendean Council to assist in forward planning and decision making about potential cultural activities for the 2023/24 financial year and beyond. Events and Art contribute to overall community cohesion and well-being, improved livability and economic activity in our Town. Incorporating forward planning for arts and events provides an opportunity to deliver a cohesive vision that not only celebrates the Town’s diversity and history but also promotes contemporary Arts in varied formats with the aim to enhance and augment cultural activities in the district. It is envisaged that the ACEC will not have delegated authority, but will provide advice on engagement with the Arts community, event and grant opportunities, and may also advise Council on matters regarding planning, integration and implementation of cultural elements into Town initiatives.

The Arts, Culture and Events Committee will help identify much of the work required in the development of recommendations to Council to enable informed decision-making.

13.3	Notice of Motion - Cr McLennan: Joint Standing Committee Cats Local Law
Councillor	Cr McLennan
Attachments	Nil

Council Resolution- Item 13.3
OCM – 27/7/22

MOVED Cr MacWilliam, Seconded Cr Wilding, that Council:

1. Advocates to responsible Ministers (namely, Environment, Local Government and Local Member) to apply the provisions of the Cat Act 2011 such that it allows the making of Local Laws that:
 - restrict cats from all public areas;
 - place conditions on when a cat may be permitted in a public area; and/or
 - restricts all cats in the district to their owner's premises **or other private premises with the consent of the owner of that other private premise;** and
2. Through the East Metro Zone, seeks WALGA's support to advocate to responsible Ministers as above;
3. **Requests the CEO seek legal advice either independently, in collaboration with other local governments or through the State Solicitors Office.**

CARRIED UNANIMOUSLY 6/0

REASONS:

The Town recently undertook a review of our Cat Local Law and sought to introduce a number of new provisions seeking to minimize the impact of cats on wildlife and address nuisance issues.

These provisions reflected community feedback and recommendations made to government through a recent parliamentary inquiry, the findings of which were presented in December 2020. While supportive of some of the Town's proposed provisions, the Joint Standing Committee on Delegated Legislation (JSCDL) was not supportive of the following clause that sought to restrict cats in places that are not public.

13.4 Notice of Motion - Cr Carter: Use of Glyphosate

Councillor	Cr Carter
Attachments	Nil

This notice could not be procedurally moved at the meeting as it did not comply with the Meeting Procedures Local Law and was therefore withdrawn.

The notice of motion will be presented at the August OCM.

14 Announcements of Notices of Motion for the next meeting

Cr Carter - Use of Glyphosate

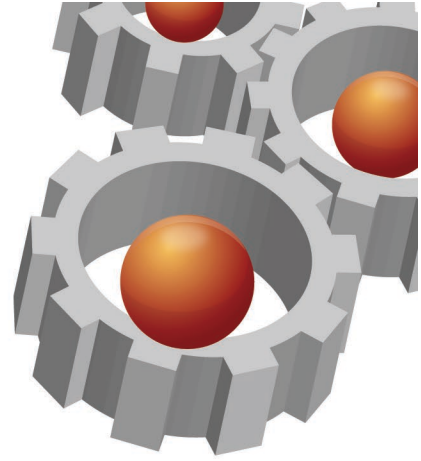
15 Urgent Business

Nil

17 Closure

The next Briefing Session will be held on Tuesday 16 August 2022 commencing at 6pm. The next Ordinary Council Meeting will be held on 23 August 2022 commencing at 6pm.

There being no further business, the Presiding Member declared the meeting closed, the time being 7.52pm.



Our Ref: 1484

03 June 2022

Chief Executive Officer
Town of Bassendean
PO Box 87
Bassendean WA 6934

Attn: Donna Shaw – Manager Development and Place (Sent via email: mail@bassendean.wa.gov.au & dshaw@bassendean.wa.gov.au)

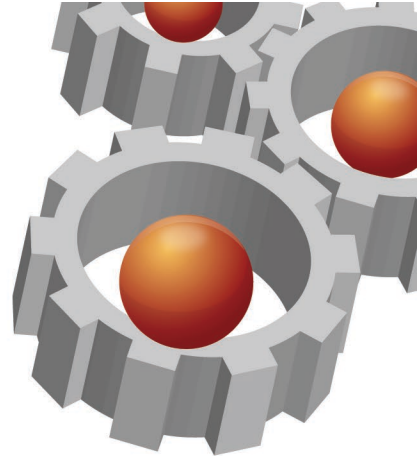
Dear Sir / Madam,

**PROPOSED SHORT STAY ACCOMMODATION
LOT 1 (NO. 13A) GALLAGHER STREET, EDEN HILL 6054
SAT ORDER – DR 47/2022 – STRAUSS V TOWN OF BASSENDEAN**

Further to the mediation held on the 19th of May 2022 and the associated State Administrative Tribunal orders. Please find the revised client management plan attached. The revised plan addresses the following points raised by the Town of Bassendean:

- Responsibility of compliance is not to fall on the Town of Bassendean (e.g. Rangers) and rests solely on the Applicant to address any complaints;
- Provides further details as to how the Applicant will address issues that occur after normal business hours;
- The use of soft wording in the management plan needs to be changed to absolutes, to introduce a level of certainty;
- No parking on the verge or street is to be permitted;
- An assessment against the Draft Tourism guidelines for short stay accommodations locational criteria; and
- Further information regarding the operation of the Noise Monitoring Devices installed.

We respectfully request the reconsideration of the proposal and favourable approval from the Town of Bassendean.



Should you have any queries or require any clarification in regard to the matters raised, please do not hesitate to contact the undersigned on 9275-4433.

Yours faithfully,

NEIL TEO
DIRECTOR
Enc.

220603 1484 DR 47/2022 Cover Letter.doc

CC: SAT (email: sat@justice.wa.gov.au)

**THE REVIVE
WELLNESS
COMPANY**

**MANAGEMENT
PLAN FOR
SHORT-TERM
ACCOMMODATION**



20/01/2022

**PROPERTY
ADDRESS**

13a Gallagher St, Eden Hill
6054

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1. BACKGROUND & OVERVIEW

The Revive Wellness Company is a boutique short-term accommodation management company providing end-to-end management with a focus on providing a relaxing environment for families and visitors to the Bassendean community.

The property is located at 13a Gallagher St, Eden Hill 6054 and hosts a maximum of four (4) guests. The home is a three (3) bedroom and two (2) bathroom with five (5) allocated car-bays under this management plan in accordance with sections 15. Parking and 17. Appendix 2 Parking Plan & Drawings.

The master bedroom has a queen bed and ensuite, the second bedroom has a queen bed, direct access to the back deck, and is overlooking the backyard and pool. The home currently has a Home Business License under The Revive Wellness Company from the Town of Bassendean which enables the owner to conduct Swedish Relaxation or Remedial Massage treatments for the guests staying in the purpose fitted out massage room by the entrance.

Part of our management procedures & guest handbooks includes providing local recommended tips for nearby shops, restaurants, cafes, restaurants, entertainment, sights, attractions & much more. This local spending allows local businesses in the council area to thrive and continue or expand their operations. We find from speaking with the business owners and staff they are very grateful for this contribution we provide.

The home received Development Approval from the Town of Bassendean and is a recent subdivision based upon urban infill requirements for increased diversity of housing stock within the local community. This type of development assists the state and the Town of Bassendean meet the planned density targets within the WA Regulations and Local Town Planning Scheme for Perth at 3.5 million people by 2050. Under this framework, the Town is required to deliver at least 4,150 new dwellings, increasing the population to approximately 24,300 people.

An Airbnb and short-term accommodation enables homeowners to support the community and engage with the next industrial revolution of the internet of things (IoT) 4.0 . The Town's 2008 existing Planning Scheme No. 10 has no reference to Short Term Accommodation within residential zoned dwellings. The Council Approved Strategy and draft Town Planning Scheme No. 11 addresses this gap in line with its Table 2 residential objectives for a range of choice and densities to meet the communities needs, facilitate, and encourage high-quality design, built form and streetscapes and provide a range of non-residential uses which are compatible with and complementary to residential development. Table 3 under the Use and Development Class Holiday House allows for Holiday Home use following local government development approval and public advertising in accordance with clause 64 of the

deemed provisions.

As of 19/1/2022, there are approximately 24 Airbnb's, excluding 13a Gallagher St Eden Hill, with short-stay accommodation services which has a shortage of options for the local community.

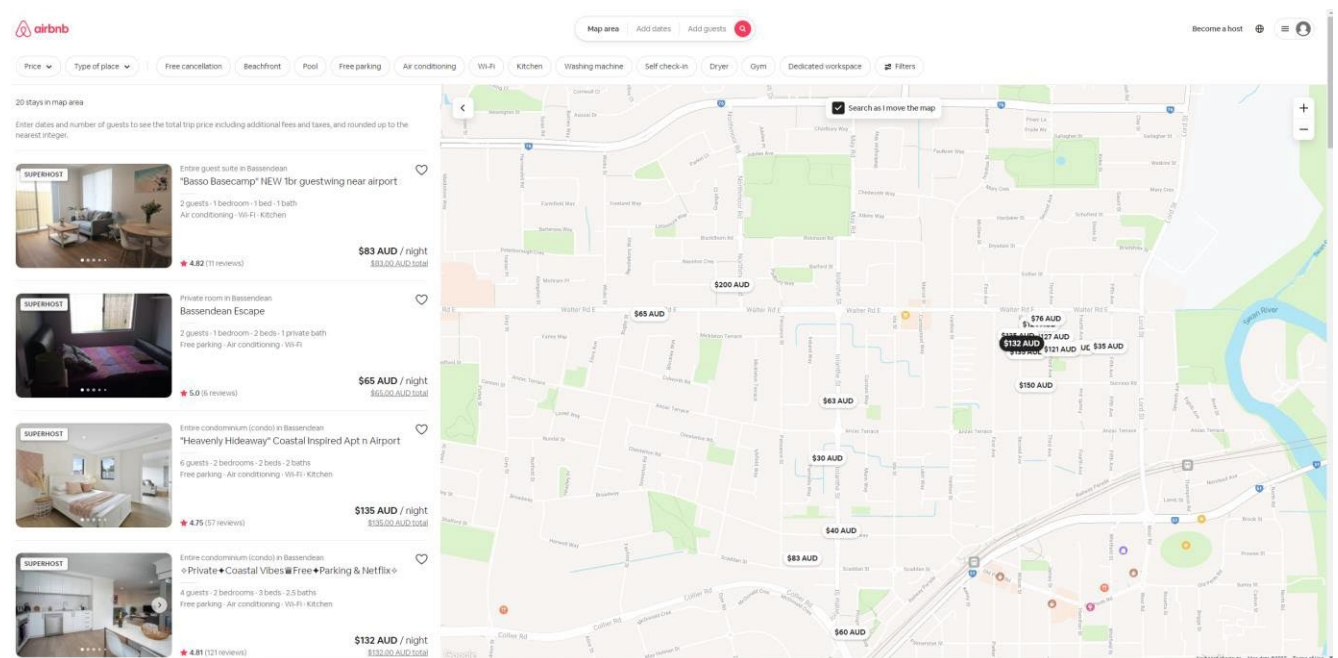


Figure 1:Airbnb Town of Bassendean North Map Search Area as at 6.15PM on 19/1/2022.

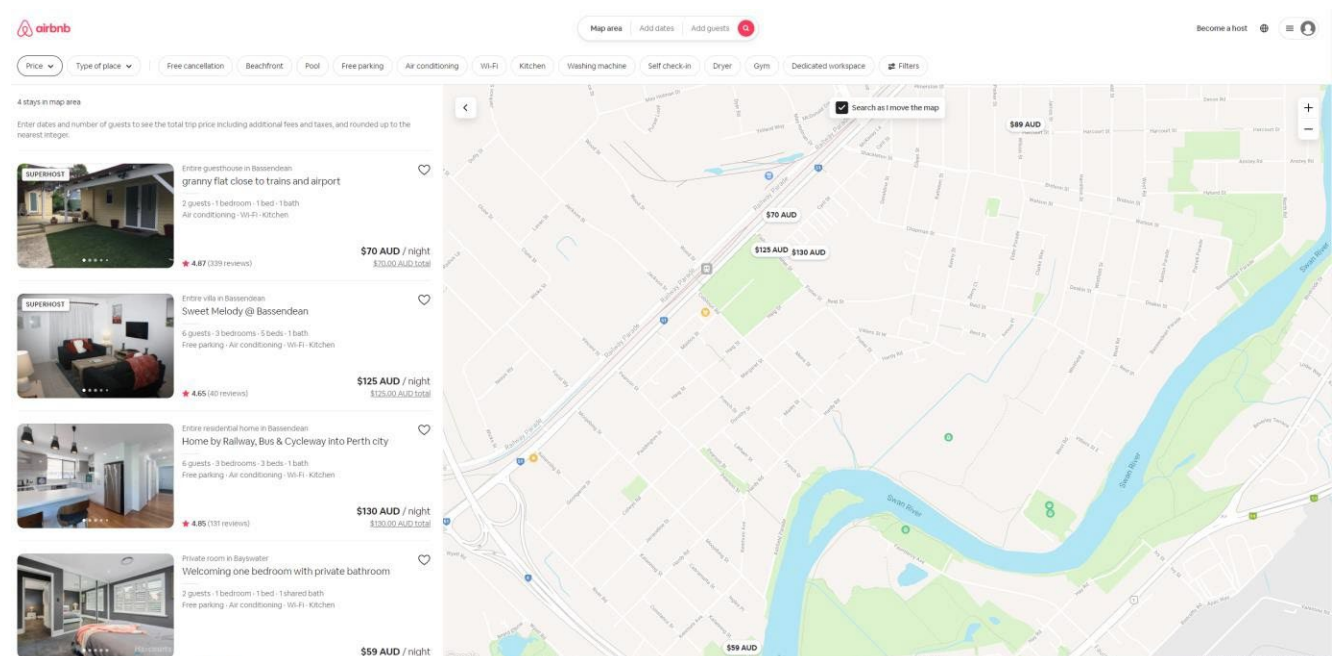


Figure 2: Airbnb Town of Bassendean South Map Search Area as at 6.15PM on 19/1/2022.

Short-term accommodation is a unique experience, and the guiding principles of my Code of Conduct are to treat this property as your own home, respect your neighbours & leave it as you find it.

Airbnb and short-term accommodation deliver a staggering economic contribution to Western Australia and to its Local Government Authorities. In a 56-page report commissioned by Deloitte's into the economic effects of Airbnb in Western Australia, it was revealed that in just one year between 2015-2016 in Western Australia 171,500 Airbnb guests spent \$155m supporting 780 jobs and \$100 million in GSP. These figures have grown exponentially in recent years and are of enormous benefit to local businesses, residents, guests, and the tourism sector.

2. OBJECTIVES OF MANAGEMENT PLAN

To clearly outline and demonstrate the professional management procedures implemented by The Revive Wellness Company to ensure the smooth operational management of the subject property whilst mitigating perceived disruptions to the local amenity & surrounding areas.

3. BOOKING REQUIREMENTS

We anticipate approximately one booking per week and our average trip length is between 5-8 nights. This is based on the average performance of our listings between May 2021 to December 2021.

We specify a mandatory minimum stay length of three (3) nights as we find this significantly deters any unwanted targeting for parties or gatherings. We also have a booking cut-off time after 7:00 pm so that we can't allow last-minute and late-night bookings to occur from opportunistic and likely undesirable guests. Furthermore, guests require approval as part of the screening process.

4. GUEST SCREENING PROCEDURES

When a guest requests or books a stay at this property, we will view and determine whether the guest's profile includes their required verification steps:

- Contact details including full name(s), phone number & e-mail address
- Acceptance of our stipulated house rules
- Confirmed payment
- Profile photo (if set)
- Government-issued ID (such as driver's license or passport)
- Written reviews/recommendations from other hosts,
- Their overall star rating which can be categorised for items such as observance of house rules, cleanliness & communication, we are only accepting a 4/5 stars or higher.
- Total number of guests & location-based

- Their reason for visiting Bassendean/Perth & booking the property
- Proof of COVID-19 double dose vaccination

We will then further screen the potential guest by cross-referencing linked social media accounts, obtaining names of all guests, requiring government-issued ID that all guests are required to submit upon successful booking confirmation.

We have set a "pre-booking questionnaire" requesting applicable responses in relation to the above.

Once we have carried out a thorough check of the prospective guest, we then have a right to refuse, accept or cancel the reservation. Prior to or after acceptance of the booking, we also send our "party screening" message which essentially reiterates our stance on no parties to be hosted at the premises and encourages guests to cancel their booking if that is their intent.

Our set of house rules is displayed both on the online listing and in our comprehensive guest handbook which is located inside the property in the kitchen. We have provided house rules to suit the property, location, neighbourhood, and landlord's desires.

The Airbnb platform is currently the only platform we intend to list on and most of our communication is done through the application itself. We privately message our guests before, during, and after their stays and all the correspondence is saved on the Air BnB platform as recommended.

For peace of mind and assurance of how rare significant issues are, Brent Thomas, former Head of Public Policy of Airbnb Australia has said on record that just a mere 0.004% of claims through Airbnb are for amounts exceeding \$1000.

5. CHECK-IN & CHECK-OUT PROCEDURE

Check-in is from 2:00 pm until late, this is because guests can arrive off long-haul flights late at night or arrive after work as they have traveled by car from the country. We will obtain from the guests their arrival time so we can then match it with the security cameras so we can keep track of the correct number of guests entering the property and cars also.

The property includes detailed visual and written easy check-in instructions and guests find them extremely easy to follow and do not cause any disruption in checking in or out of our properties.

Check-out is at 10 am or earlier on their departure date.

A secure smart lock has been fitted to the property with a mobile app that enables us to with the smartphone app, we can easily control anywhere in the world. We can lock and unlock it from anywhere at any time, any where should an issue arise. As part of our check-in procedure, we will share a secure pincode for the door to our Airbnb guest. Each unique code will be traced on an access control log. The code is set up to enable access from the guests check-in time and expires at 10.15am.

We also offer a 'meet & greet service and like to find out when their estimated time of arrival will be and may offer to meet the guest from time to time to welcome them to the property if required.

Our check-in instructions are issued to guests three (3) days prior to their arrival and are issued through Airbnb for safety & security or as appropriate. The guests will be issued with detailed check-in instructions to guide them through the whole process, they will receive a photo of the property they are staying at, how to access the house via the smart lock and code, how to access the front door, parking instructions, and where the council bins are located and what day to put them out and bring them back in.

6. GUEST HANDBOOK

When a guest checks in, they are encouraged to read our 'Guest Handbook' which provides them with all the important information they need to know to have an enjoyable, safe & respectful stay. This lists the property manager's contact details, emergency contact details, emergency plan, house rules, parking rules, bin collection days, public transport, nearby amenities, sights, attractions in the area, and more.

Guests will also always have access to the Airbnb platform during their stay and are required to communicate with their property managers on this platform so all details pertaining to their booking are documented. The Airbnb platform also provides guests with the host's contact details.

The guest handbook which we have created is very comprehensive which significantly mitigates any risk and issues regarding the stays.

7. MITIGATION & COMPLAINTS PROCEDURE

We are contactable 24/7 and our phone numbers and e-mail addresses are provided to our guests upon confirmation of booking and are also advertised in the property for easy access.

We have provided these contact details to nearby neighbours for us to be even more effective in managing our properties. **The primary contact for complaints 24/7, is Ally and her number is 0401365705.**

Where Ally is not available, a secondary list of contact for complaints handling is as below:

- Andrew 0433701855
- Debra 0405033282
- Joe 0410375205
- Neroli 0407081170

In no circumstances, are complaints to be directed to the Town of Bassendean or the Police without contacting one of the five people available as primary and secondary contacts above.

In our online Airbnb listing, which the guest(s) must agree to before booking with us and also included in the guest handbook, we have extensively listed our house rules in respect to the property and other nearby residents of the surrounding area & amenities. Priority is given to adherence to our noise and parking policy.

If guests fail to adhere to our house rules, they are at risk of having their booking canceled immediately. Guests will have their access code revoked immediately. Persons on the complaints handling, or other engaged private security professionals will attend in-person to have the guest/s removed.

If we receive any complaints about guests, they will be dealt with immediately upon receipt of said complaint. We will conduct an investigation by checking the security camera historical and realtime footage for parking and general guest complaints and review the noise monitors for noise complaints and compliance. These security features ensure that we can make decisions that are in the best interest of all parties and quickly and easily determine whether or not the house rules have been complied with.

If they have not, guest access codes will be revoked immediately electronically. Guests will be advised over the security cameras and then via the Airbnb app that they have breached the house rules, what they have done and the consequences. Persons on the contact list, or other engaged private security professionals will attend in-person to have the guest/s removed.

Guests and visitors must not create noise that is offensive and excessive to occupiers of neighbouring properties especially between 10 pm and 7 am Monday to Saturday and 10 pm – 9 am on Sunday and public holidays, during arrival, and during departure, and at any time throughout the occupancy.

- Offensive and excessive noise is prohibited and will result in termination of permission to occupy the property, eviction, and extra charges for damage, security, and other expenses, which will be deducted under the terms and conditions.
- Guests and visitors must not engage in any anti-social behaviour and must minimize their impact upon the residential amenity of neighbours and the local community.

Persons on the contact list, or other engaged private security professionals will attend in-person to have the guest/s removed.

Any complainant will be kept informed throughout the process and will be encouraged to provide evidence to support the cause of us taking swift action. From receipt of a complaint, it is extremely rare for an issue to extend beyond just a few minutes, and we aim to resolve all issues within 30 minutes – 1 hour total.

Real-time noise monitoring will be installed in the property for noise mitigation. This technological device will enable three important criteria to appease non-conformance to the House Rules outlining “excessive noise after 10 pm”.

Peaceful Night's Sleep

- Assurance that if a noise nuisance is created by guests, the management is aware before complaint calls need to be made.

Protection Against Complaints

- Time-stamped data allows management to quickly validate or invalidate a complaint about noise, in real-time or post check-out of guests are often easy targets for false, perceived, or real noise complaints.

Proactive Prevention

- With early awareness of a noise issue, management can proactively prevent larger problems. This can always be done in a friendly, positive manner. Guests generally want to follow the rules and appreciate friendly outreach.

8. USE & MAINTENANCE

The owner of the property has real-time access of the bookings calendar and may regularly schedule maintenance works in between guests stays to ensure the property is kept up to our property and guest's expectations. Property maintenance is regularly reported and resolved swiftly either during or after guest's stays depending on the severity so that the appearance of the property meets or exceeds the standard of neighboring properties. The property has been purposely designed by the owner to facilitate a relaxed Bali Villa resort and is complete with a lap pool, spa and sauna which well looked after by the owner. If any obsolete furniture must be removed, we will store the items in the secure garage or off site and dispose of them appropriately, preferably at the next bulk verge collection.

9. INSURANCE

The property is covered by Landlord Insurance by The Hollard Insurance Company which specifically covers the owner and the premises for short term accommodation and the properties used as an Air BnB. The property is covered for Accidental Damage with a building replacement value of \$325,000, contents sum insured to the sum of \$30,000, and liability coverage of \$20,000,000. The Landlord Insurance Certificate of Currency period of cover is 16/06/2021 to 16/06/2022.

10. SAFETY

The property includes compliant RCDs and Smoke Alarms. A licensed electrician may be required to provide an electrical safety certificate from time to time to make sure the property is compliant and safe. We also offer first aid kits, fire extinguishers, fire blankets, and implementing an emergency safety plan in case of a fire. In our detailed guest handbook, guests are provided with the contact details for the local police station, hospitals & fire station and that our emergency contact number is '000'.

11. HYGIENE, COMFORT & WASTE MANAGEMENT

Rubbish and recycling items are to be disposed of in accordance with the local council policies and in the correct allocated bins for weekly collection on Thursday, the bins are taken to the verge by Don at 15 Gallagher st, Eden Hill. Any excess rubbish must not be left in the sight of a public area and is removed by housekeeping.

Guests are notified & reminded to place all rubbish & recycling in the allocated bins at the front of the property.

The cleaning & housekeeping team, who are local Bassendean residents, are also asked to attend and assist with rubbish disposal at checkout and if the property is

vacant.

Bin location & contents are monitored by the security cameras and housekeeping at each check-out, and we may gather photo/evidence of this so we can effectively & efficiently maintain the bins both inside and at the front of the property to mitigate risk of problems.

The property includes a fully functional kitchen with a fridge and pantry for food storage and there have never been problems with vermin or pests – if this changes then we can send professional pest control companies to rectify this swiftly and implement measures to prevent the occurrence in the future.

The linen and towels are removed off-site following each check-out clean and our housekeeper washes, dry's and returns the bedding upon completion.

Exhaust fans & air conditioning/heating appliances and regularly checked by the housekeeping teams and repaired or replaced if required, guests are also encouraged to report maintenance to us immediately upon discovery so that swift resolution can be made.

A washing machine and dryer are provided for guests convenience to use during their stay to wash their clothes as required.

12. SECURITY, SAFETY & COMMUNITY

We have installed a [DMSS – Dahua Technology surveillance system](#) with four (4) security cameras, three cameras cover the front of the entire frontage of the home, Driveway, Front Courtyard and Entrance. The Entrance is set up with a virtual tripwire which records and sends all activity with a 10-second recording to two operational key contacts.

We have the ability to regularly monitor CCTV footage on a live basis and if this is desired by the Town of Bassendean we can provide historical footage up to on average 3 weeks.

The footage provides an expansive view of the front door of the property which is the only entry point, this is to further ensure compliance and observance of house rules including parking and parties.

Additionally, we have installed three internal and external intuitive decibel devices named [Roomonitor's https://roomonitor.com/airbnb-eu/](https://roomonitor.com/airbnb-eu/). The three noise monitoring devices monitor the decibel level within the household and entertaining areas. Alarms are customised to SMS and call us if levels peak and persist at certain pre-set decibel ranges which will allow mitigation of noise and compliance with the noise policy, particularly between hours of 10:00 pm – 7:00 am.

These noise monitoring devices are hard-wired AC 240V powered and are located in discreet shielded locations. Therefore, the devices are unlikely to be spotted or tampered with. Additionally, if the devices are tampered/moved/unplugged the device will go offline and be clearly visible on the noise monitoring software and the owner will notified of the disturbance. The owner can then through the other security measures set up notify the guests to reconnect the noise devices, or perform a manual 'live' insepection.

As we have cameras with two way speakers, after a noise alarm, we can login to the cameras to view whether the guests are making significant amounts of noise and talk them directly from wherever we are in the world, there and then, in real time.

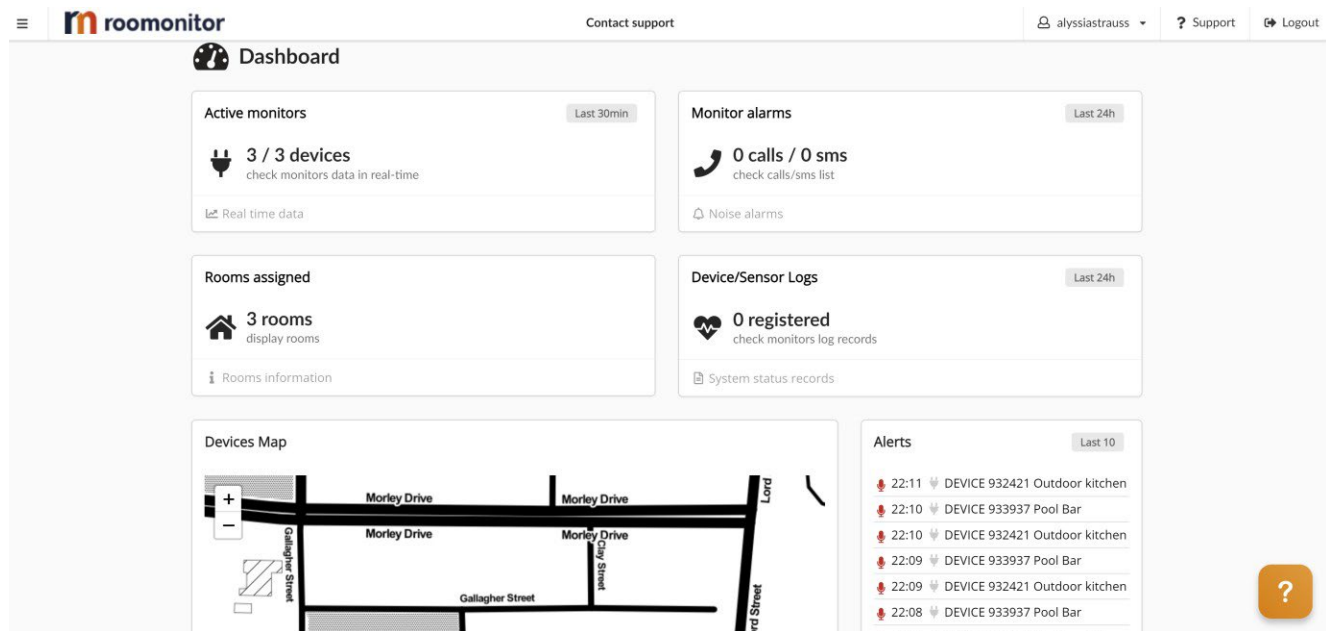


Figure 3: Roomonitor Dashboard for 13a Gallagher St Eden Hill.



Figure 4: Roomonitor all Monitors data list last 24 hours for 13a Gallagher St Eden Hill.

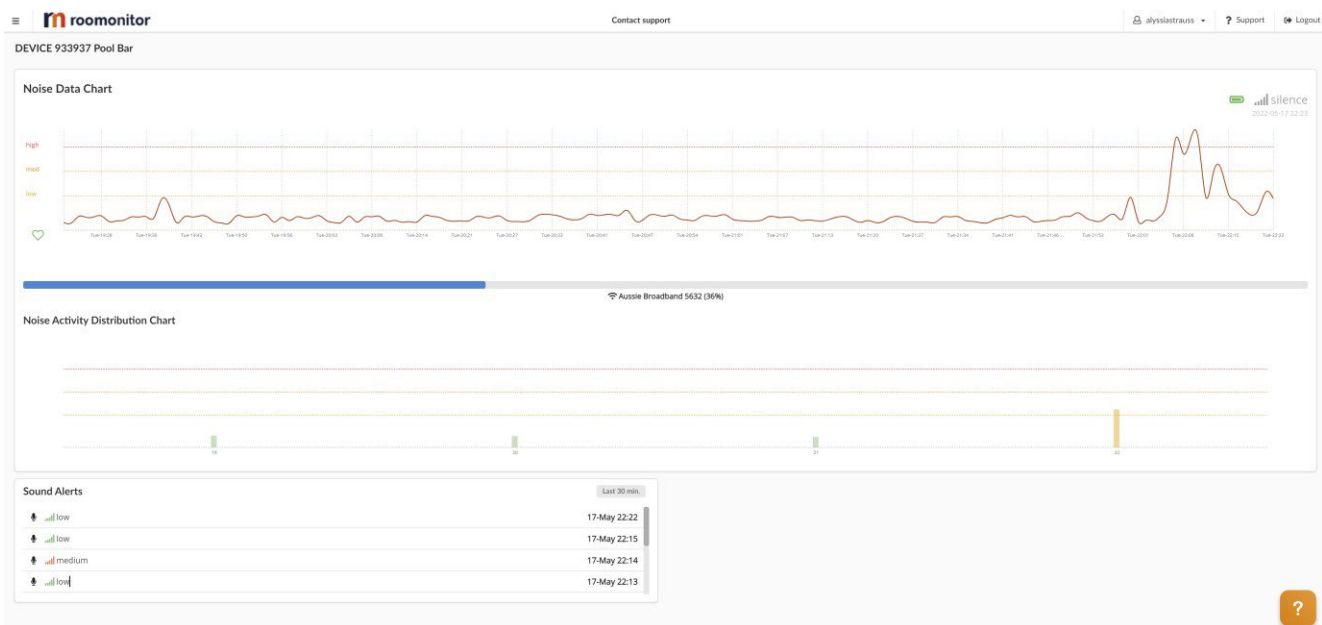


Figure 5: Roomonitor Device data dashboard last 24 hours for 13a Gallagher St Eden Hill.

The 'Settings (DEVICE 933937 Pool Bar)' page includes a 'Back' button and a 'Save' button. The 'General' section contains fields for 'Room name' (DEVICE 933937 Pool Bar) and 'Timezone' ((GMT+08:00) Western Time - Perth). The 'Noise' section features a 'Microphone sensibility' slider set to 3, and several toggle switches: 'Room monitoring' (on), '24h alarms' (off), 'Alarm notifications' (on), 'Send noise mail notification for this device' (on), and 'Notify the guest beforehand in case of noise' (off). The 'Alarms' section, highlighted with a red border, includes a note 'Set the time period in which noise alarms will be enabled (24h format)' and two time input fields: 'From' (22:00) and 'To' (07:00).

Figure 6: Roomonitor Device Settings for general date & time, Noise level alarm, threshold setpoint at 3 out of 4, alarm notification settings and Alarm time periods enabled from 10PM to 7am daily for 13a Gallagher St Eden Hill.

13. CAR PARKING

The property comes with three (3) allocated car-bays. One (1) bay is in the secure garage, two (2) bays are located in the open driveway in front of the secure garage. If required additional parking is available at Mary Crescent Reserve and the Alf Faulkner Hall within the public carpark.

Short-term tourist guests will often either have just one hire car between them however for bookings from local guests and during the booking process, guests will be able to provide us with further information regarding whether they will need to park vehicles at the premises as we allow for three (3) allocated car-bays and advertise this accordingly. Although there is street parking, we do not advertise these as being available for guests and certainly do not expect any parking issues from our experience managing the property as short-term guests typically have fewer cars than long-term residents.

On occasion, particularly during this COVID pandemic, guests include local Australian travelers from within WA and from interstate. In our experience managing the property, this can include guests with large 4WD's and campervans or trailers or even boats. In this case, as part of our screening process, guests may be permitted to park approved vehicles 180 meters west on the verge of Mary Crescent Reserve to avoid street parking due to complaints from neighbours whom own and operate a 24/7 truck breakdown repair business two houses down to the east of the Airbnb and other neighbours who require access to their driveways.

Further, we provide details for rideshare companies such as Uber and Ola. We also promote our local taxi companies.

As stated in our online listing, in the house rules section under 'Things to Know' is our parking information, it is also listed again in the 'Space' section of the listing & guest handbook, it states:

- Please only park inside the garage, driveway.
- Off-street parking is not allowed.
- Additional parking available at Mary Crescent Reserve and the Alf Faulkner Hall within the public carpark.

As the property will be used for residential purposes, we expect no excessive number of trips to and from the property and we further request that consent be granted for visitors and guests to further mitigate and monitor the usage of the property & parking.

14. DRAFT POSITION STATEMENT – PLANNING FOR TOURISM

An assessment against the location criteria laid out in the Department of Planning, Lands and Heritage Draft Position Statement – Planning for Tourism can be seen below. As shown the location of the The Revive Wellness Company is generally compliant with the Draft Position Statement.

Locational Consideration	Proposal
Provision of and access to tourist amenity proximity to social, cultural, and leisure attractions, and accessibility to transport routes and public transport services.	<p>The subject site is located in proximity to the Swan Valley Wine Region as well as public transport access to Guildford, Midland and Perth City via the Success Hill Train Station. Additionally, multiple bus routes provide access to Morley Regional Centre.</p> <p>The Swan Valley Wine Region currently has limited accommodation options within the region, with the subject site providing an alternative located in proximity.</p>
Adequate standard of services and infrastructure necessary, for example reticulated or drinking water supply and service, capacity of on-site solutions.	The proposed site provides for adequate standards of services and infrastructure.
Locations to minimise adverse interface issues, particularly amenity impacts on surrounding residential and other land uses (for example rural).	<p>The subject site and surrounds are currently subject to a split density coding of R20/R30 with the lot size of the site developed at the R30 density. Meaning the area is zoned for medium density development. The subject site and surrounds are currently in a transitional period away from low density residential to a medium density residential locale.</p> <p>The perceived amenity impacts of the subject site are within the realm of possibility of expected amenity impacts from a medium density development.</p>
Risk of natural hazards and the extent of measures which may need to be in place to address the level of risk.	The location is considered low risk of natural hazards.

15. SUMMARY

Short stay accommodation is not subject to the same stringent rules of the Residential Tenancy Act 1987 in favour of a tenant and their rights to occupy a premise and therefore we have significant power to be able to manage any potential antisocial behaviour.

You can always be assured of our best intentions and respect for the public amenity and our neighbourhood. Our management team and housekeeping staff all live, work or operate businesses within the Town of Bassendean and we want to continually improve the local community, local economy and support our neighbours.

16. APPENDIX 1 – HOME DRAWINGS

GENERAL NOTE

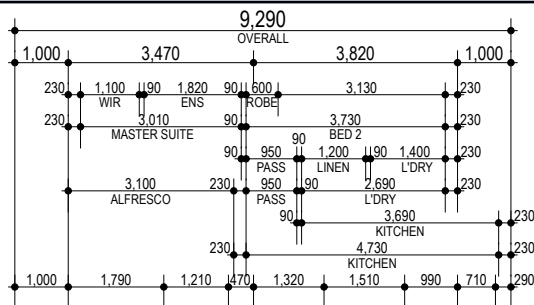
- THE HOME OWNER IS SOLELY RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF ALL FUTURE WORKS AND ANY EFFECT IT SHALL HAVE ON THE EXISTING STRUCTURE.
- ALL DIMENSIONS SHOWN ON FLOOR PLAN ARE NOMINAL DIMENSIONS ONLY WHICH DO NOT ALLOW FOR PLASTER THICKNESS.
- PLANS TO BE READ IN CONJUNCTION WITH ENGINEERS DETAILS.
- CEILING VENTS / MANHOLE LOCATION IS SUBJECT TO CHANGE AT THE BUILDER'S DISCRETION.
- THE BUILDER RESERVES THE RIGHT TO ADJUST WINDOW AND SLIDING DOOR SIZES, INTERNAL ROOM SIZES, AND O'ALL LENGTH AND WIDTH OF DWELLING, WHICH MAY RESULT IN A CHANGE IN THE O'ALL HOUSE AREA FROM THE ORIGINAL STANDARD HOUSE PLAN.

BRICKLAYER NOTE

- WEEPHOLES AT MINIMUM 1200 CENTRES TO CAVITY BRICKWORK
- 2ND FACE BRICKWORK TO INSIDE OF GARAGE.
- 230w RENDERED CAVITY BRICKWORK AS SHOWN ON FLOOR PLAN WITH 230w CAVITY FACE BRICKWORK LAID 1/3 BOND TO REMAINDER OF HOUSE.

CEILING FIXER NOTE

- CEILING @ 28c + PLATE UNLESS NOTED OTHERWISE.



DO NOT SCALE FROM THIS DRAWING

All Sub-contractors to check dimensions & notes prior to initiating works. Any discrepancies to be notified to the Site Supervisor without delay.

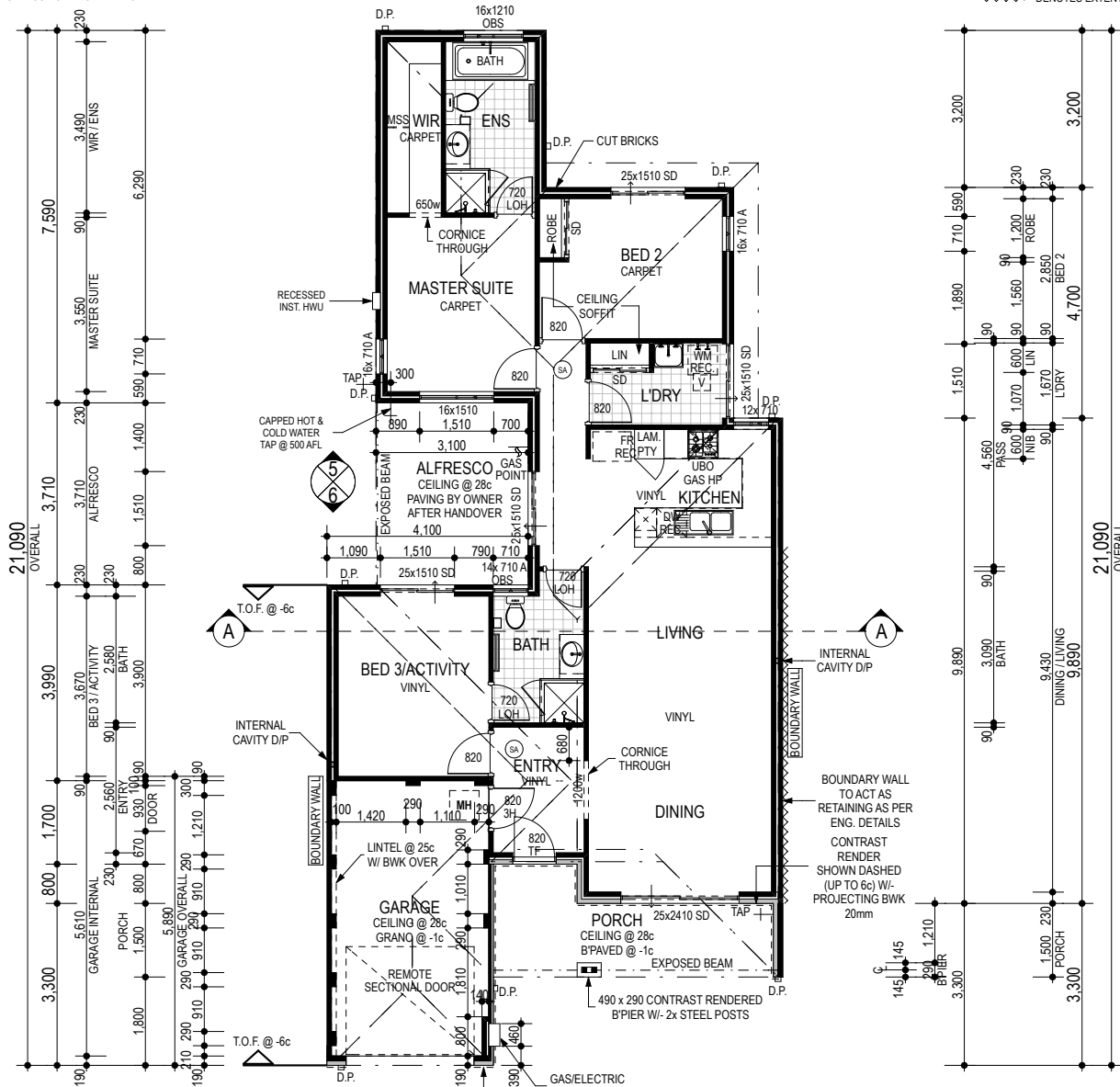
ALL DIMENSIONS TO BRICKWORK.

ROOF CARPENTER NOTE

- ROOF PITCH AT 24°43'30" WITH 500w BOXED LINED EAVES UNO.
- CONVENTIONAL TIMBER FRAMED ROOF APPLIES IN ACCORDANCE TO AS1684.
- ROOF FRAMING TO BE MINIMUM H2 TREATED TIMBER.
- ROOF BEAMS ARE SHOWN DIAGRAMMATICALLY ONLY REFER TO ENGINEERS DETAIL.

WALL INSULATION NOTE

- R 1.3 CAVITY WALL INSULATION TO EXTERNAL WALL AS MARKED
- ~~~~~ - DENOTES EXTENT OF CAVITY INSULATION



ROOF INSULATION NOTE

- R4.0 CEILING INSULATION AS PER APPENDIX.

ROOF PLUMBER NOTE

- DOWNPIPES TO BE LOCATED AS PER PLANS. CAN ONLY BE RELOCATED IF APPROVAL FROM SUPERVISOR IS GRANTED.
- GUTTER BRACKETS TO BE INSTALLED @ 1200mm MAX CENTRES

CONCRETOR NOTE

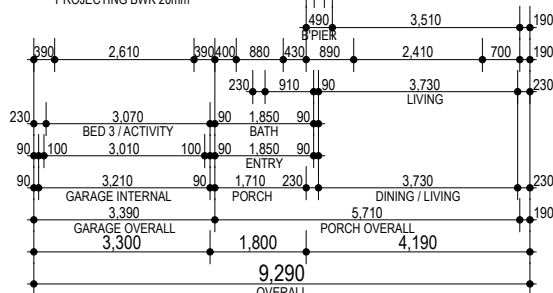
- PIER & POST FOOTING TOP @ -2c FROM PAVING LEVEL OR AS NOTED ON FLOOR PLAN

FIXING CARPENTER NOTE

- 450D SHELF @ 1700 HIGH AND RAIL TO ALL WIR, ROBE & ROBE RECESS UNLESS NOTED OTHERWISE.
- 4 x 450D SHELVES TO LINEN.
- PROVIDE MID-SHELF SUPPORT WHERE NOTED "MSS" TO ANY SHELF OVER 2.4m LONG.

TRADES/SUPPLIERS/SUPERVISORS NOTE:

- FOR TYPICAL NOW LIVING CONSTRUCTION DETAILS, REFER TO SEPARATE DETAILS DOCUMENT. CONTACT BUILDING SUPERVISOR IF REQUIRED.



ROOF AREAS

AREA [m2 ON THE FLAT] 157.30

AREAS:

	PERIM. (m)	AREA (m2)
HOUSE AREA	60.33	112.65
GARAGE	23.56	19.51
ALFRESCO	8.40	11.50
PORCH	18.78	10.22
		153.88 m²

© COPYRIGHT

NOW living

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TEL: (08) 6461 5350 FAX: (08) 6461 5383
P.O. BOX 131, MT. HAWTHORN WA 6915
REG. BUILDER N°: 6915 A.C.N. 009 063076

Attachment 12-2-2

REVISION	VO #	DRN	DATE	CHK
VO 1	WD 1	DK	27/10/17	MH
VO 2	WD 2	MH	19/12/17	MH
JAS AMEND	WD 3	MH	20/12/17	MH
VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

CLIENT:

DATE:

CLIENT:

DATE:

BUILDER:

DATE:

CLIENT:

STRAUSS

ADDRESS:

LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

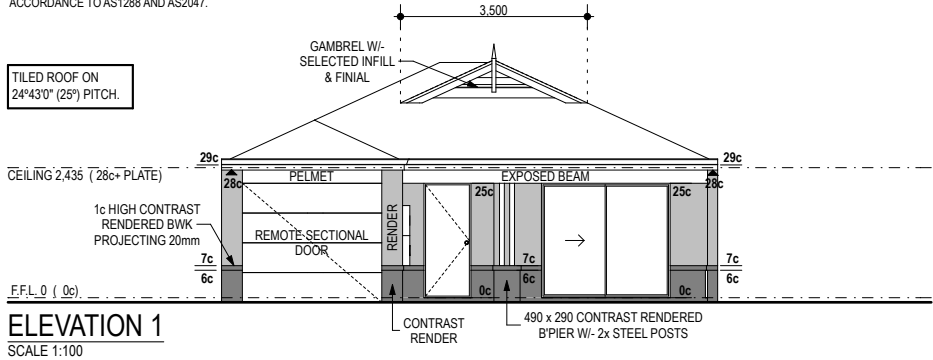
ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
46 001 129	D10
	SHEET N°
	1 OF 7

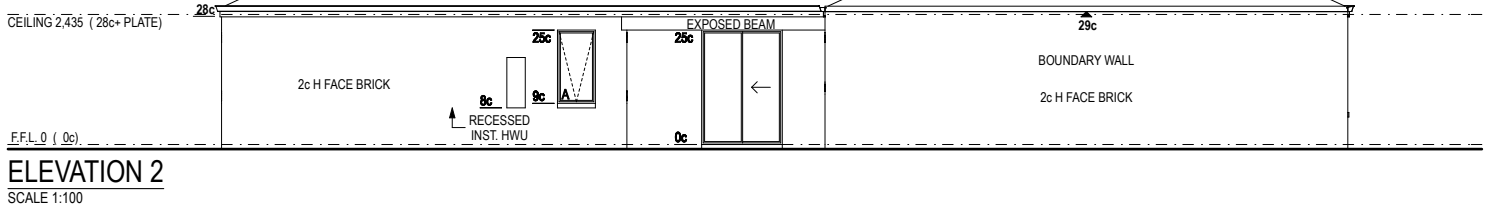
WINDOW SUPPLIER NOTE
- SHADED WINDOWS INDICATES OBSCURE GLAZING.
- GLAZING DESIGNED AND CONSTRUCTED IN
ACCORDANCE TO AS1288 AND AS2047.

TILED ROOF ON
24°43'0" (25°) PITCH.

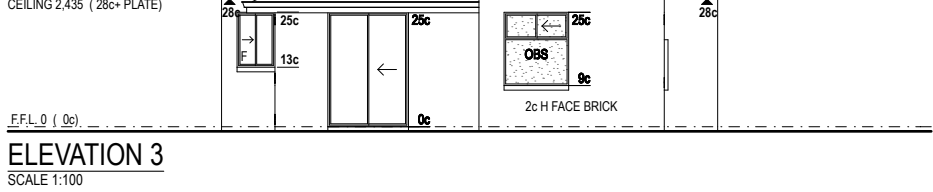
DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions &
notes prior to initiating works. Any
discrepancies to be notified to the Site
Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.



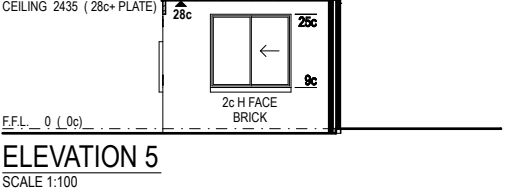
ELEVATION 1
SCALE 1:100



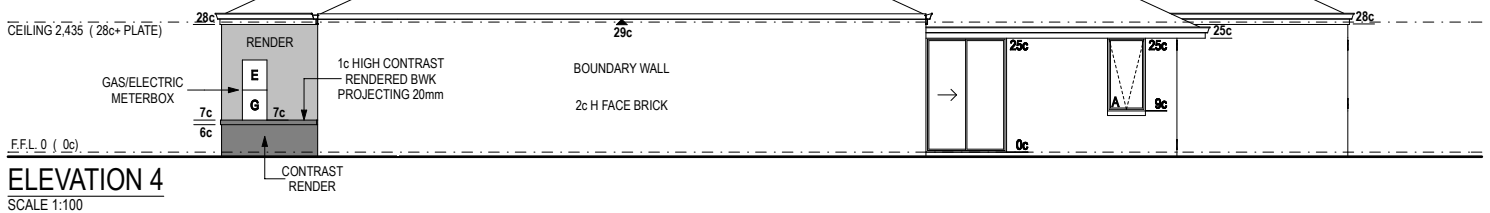
ELEVATION 2
SCALE 1:100



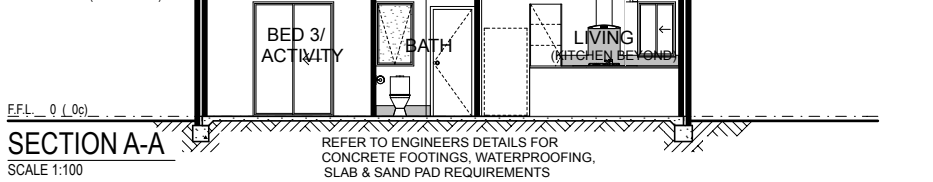
ELEVATION 3
SCALE 1:100



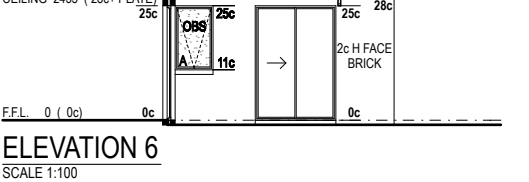
ELEVATION 5
SCALE 1:100



ELEVATION 4
SCALE 1:100



SECTION A-A
SCALE 1:100



ELEVATION 6
SCALE 1:100

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JAS AMEND	WD 3	MH	20/12/17	MH
VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

CLIENT:.....
DATE:.....
CLIENT:.....
DATE:.....
BUILDER:.....
DATE:.....

CLIENT:
STRAUSS
ADDRESS:
LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

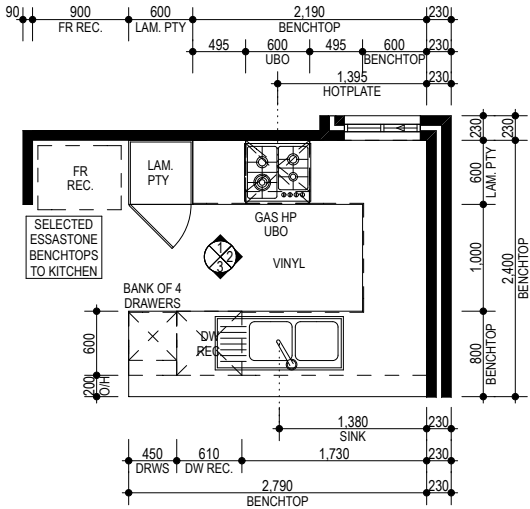
ONE-OFF	
MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	N1
R1	ENGINEERS DETAIL
HOME ID	D10
47 of 129	SHEET N°
90152	2 OF 7

GENERAL NOTE
- WET AREAS CONSTRUCTED IN ACCORDANCE WITH PART 3.8.1 OF BCA AND AS3740.

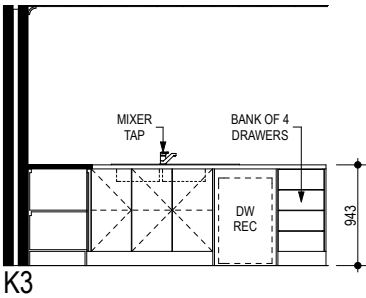
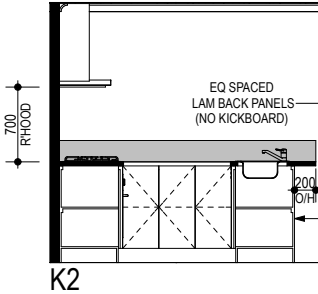
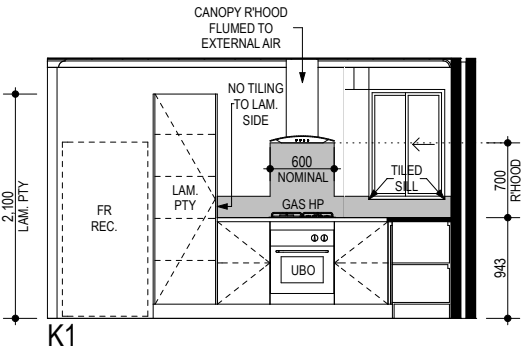
TILER NOTE
- EXTENT OF WALL TILING SHOWN SHADED.

DISHWASHER PROVISION
- 610w OPENING UNDER BENCH TOP.
- COLD WATER OUTLET.

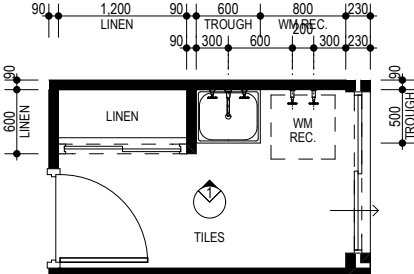
DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions & notes prior to initiating works. Any discrepancies to be notified to the Site Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.



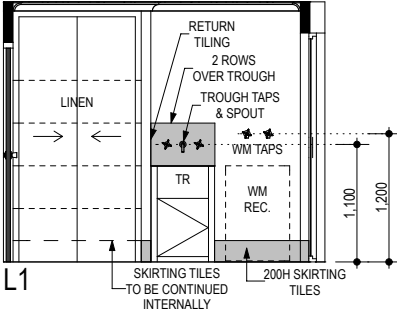
KITCHEN LAYOUT
SCALE 1: 50



K3



LAUNDRY LAYOUT
SCALE 1: 50



L1

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LEVEL 3, 6 BENNETT STREET, EAST PERTH, WA 6004
TEL: (08) 6461 5350 FAX: (08) 6461 5383
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REG. BUILDER N°: 6915 A.C.N. 009 063076

Attachment 12-2-2

REVISION	VO #	DRN	DATE	CHK
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VO 2	WD 2	MH	19/12/17	MH
JAS AMEND	WD 3	MH	20/12/17	MH
VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

Sub-contractors to verify all dimensions on site.

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

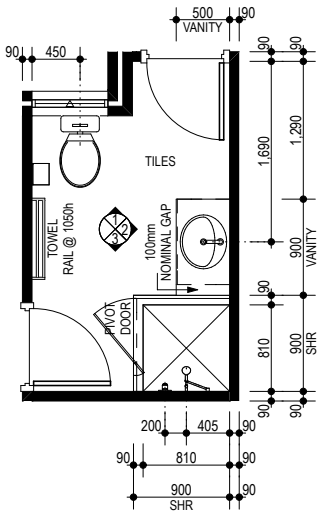
CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF	
MODEL N°	DATE
MAP REF	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
48 of 129	D10
90152	SHEET N°
	3 OF 7

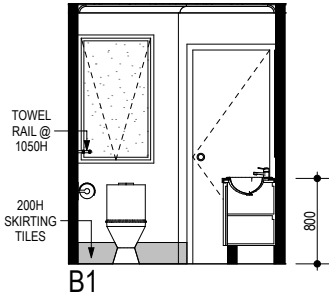
GENERAL NOTE
- WET AREAS CONSTRUCTED IN ACCORDANCE WITH PART 3.8.1 OF BCA AND AS3740.

TILER NOTE
- EXTENT OF WALL TILING SHOWN SHADED.

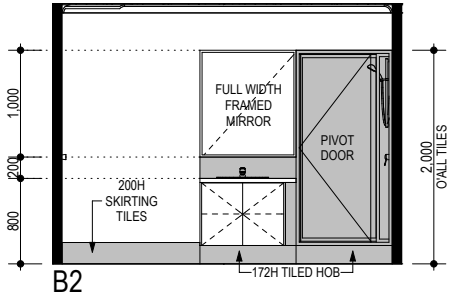
DO NOT SCALE FROM THIS DRAWING
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ALL DIMENSIONS TO BRICKWORK.



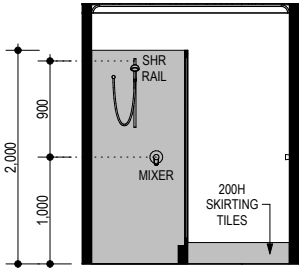
BATHROOM LAYOUT
SCALE 1: 50



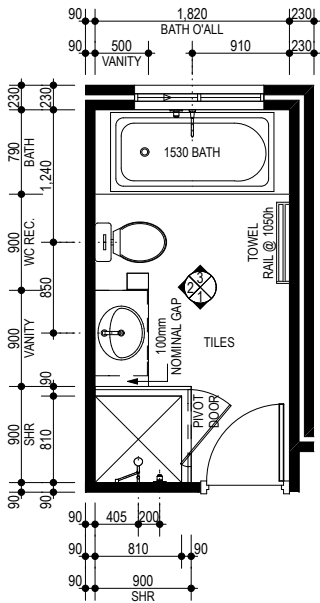
B1



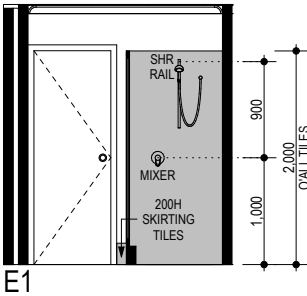
B2



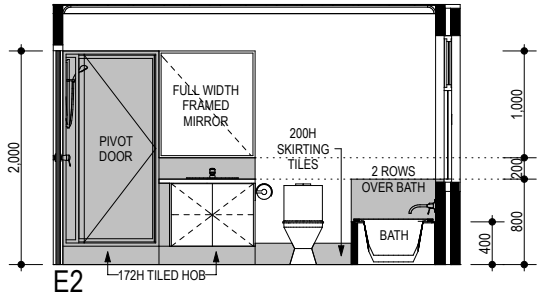
B3



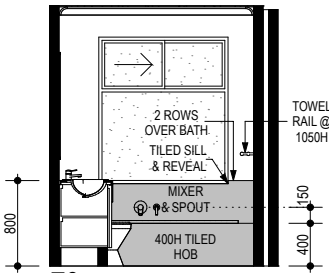
ENSUITE LAYOUT
SCALE 1: 50



E1



E2



E3

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REG. BUILDER N°: 6915 A.C.N. 009 063076

Attachment 12-2-2

REVISION	VO #	DRN	DATE	CHK
VO 1	WD 1	DK	27/10/17	MH
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VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

Sub-contractors to verify all dimensions on site.

CLIENT:.....
DATE:.....
CLIENT:.....
DATE:.....
BUILDER:.....
DATE:.....

CLIENT:
STRAUSS

ADDRESS:
**LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL**

ONE-OFF

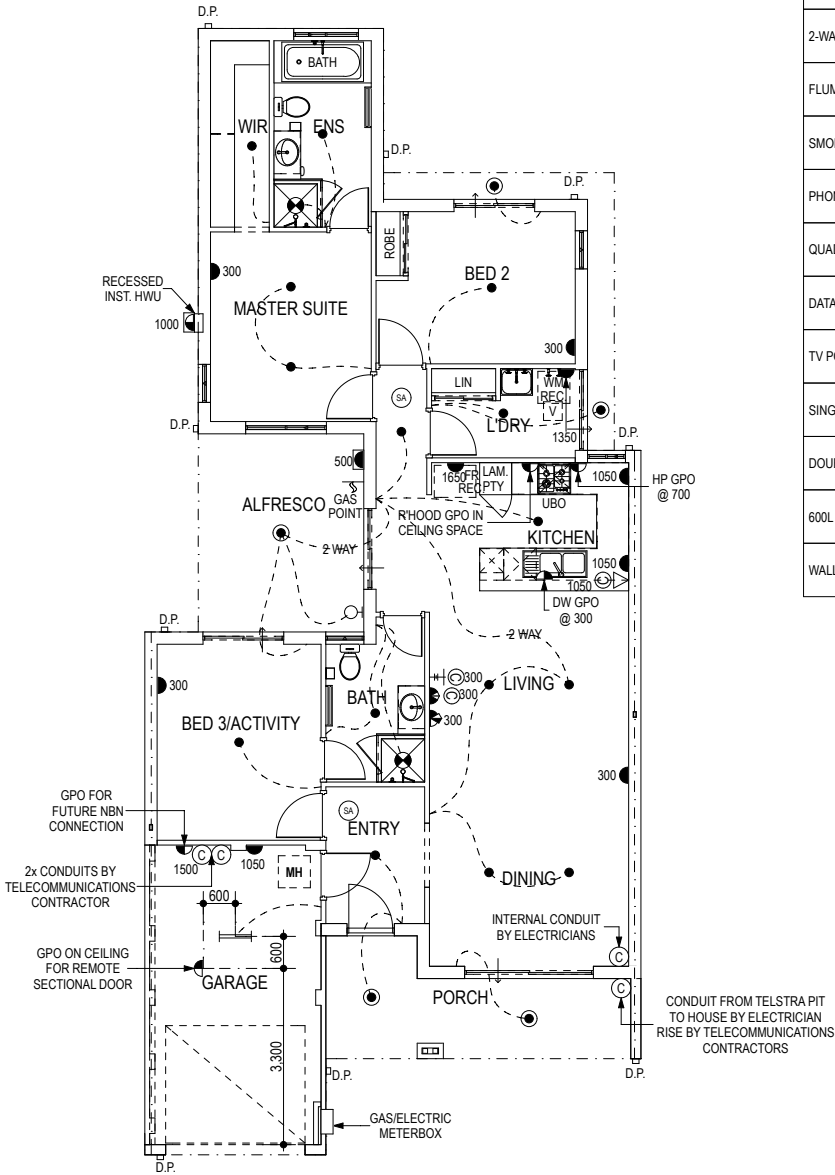
MODEL N°	DATE
MAP REF:	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
49 of 129	D10
	SHEET N°
	4 OF 7

GENERAL NOTE

- ELECTRICAL POINTS MAY BE RELOCATED ON SITE TO SUIT CURRENT STATUTORY REQUIREMENTS.
- WP GPO INSIDE RECESSED BOX UNDERNEATH HWU.
- SMOKE DETECTOR TO AS3786

DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions & notes prior to initiating works. Any discrepancies to be notified to the Site Supervisor without delay.

ELECTRICAL DIMENSIONS TO BRICKWORK.		
DOWN LIGHT	●	15
DOUBLE GPO	◐	11
SINGLE GPO	◑	5
EXTERNAL DOWN LIGHT	⦿	5
CONDUIT	Ⓢ	4
2-WAY SWITCH	2 WAY	2
FLUMED EXHAUST FAN	⦿	2
SMOKE ALARM (HARD WIRED)	ⓈA	2
PHONE POINT WITH CONDUIT	Ⓢ	1
QUAD GPO	◐	1
DATA POINT WITH CONDUIT	Ⓢ	1
TV POINT WITH CONDUIT	Ⓢ	1
SINGLE WATER PROOF GPO	◐	1
DOUBLE WATER PROOF GPO	◐	1
600L DOUBLE FLUORO WITH DIFFUSER	⦿	1
WALL LIGHT @ 1800 AFL	⦿	1



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Attachment 12-2-2

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VO 2	WD 3	MH	20/12/17	MH
JAS AMEND	WD 4	MH	22/01/18	MV
VO 3 & 4	WD 5	MV	19/02/18	MV
	WD 6	MH	21/03/18	MH

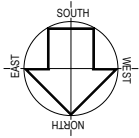
Sub-contractors to verify all dimensions on site.

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

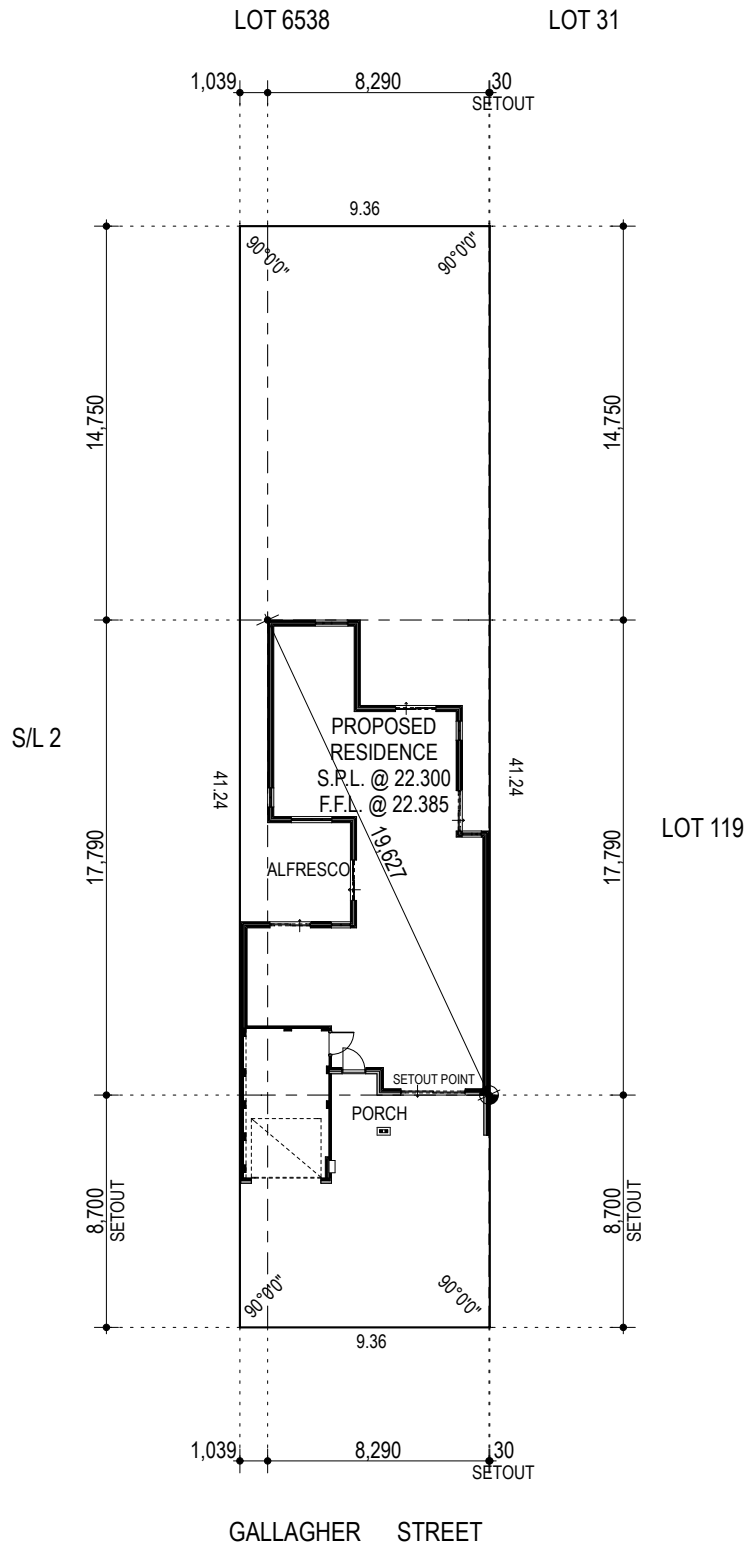
ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
50 of 129	D10
	SHEET N°
	5 OF 7



STRATA LOT 1
OF LOT 120 (P 7771)
386sqm

DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions & notes prior to initiating works. Any discrepancies to be notified to the Site Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.



NOW living

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Attachment 12-2-2

REVISION	VO #	DRN	DATE	CHK
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VO 2	WD 3	MH	20/12/17	MH
JAS AMEND	WD 4	MH	22/01/18	MH
VO 3 & 4	WD 5	MV	19/02/18	MV
	WD 6	MH	21/03/18	MH

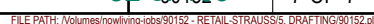
Sub-contractors to verify all dimensions on site.
ORIGINAL:

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

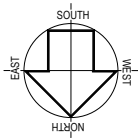
CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
90152	D10
	SHEET N°
	6 OF 7



20. APPENDIX 2 – PARKING PLAN DRAWINGS



Parking Plan

DO NOT SCALE FROM THIS DRAWING
Contractors to check dimensions &
to initiating works. Any
changes to be notified to the Site
Manager without delay.
DIMENSIONS TO BRICKWORK.

STRATA LOT 1
OF LOT 120 (P 7771)

386sqm

SANDY
WEED COVER

NOTE: BOUNDARY POSITION
AS PER ALIGNMENT
REQUIRES REPEG SURVEY

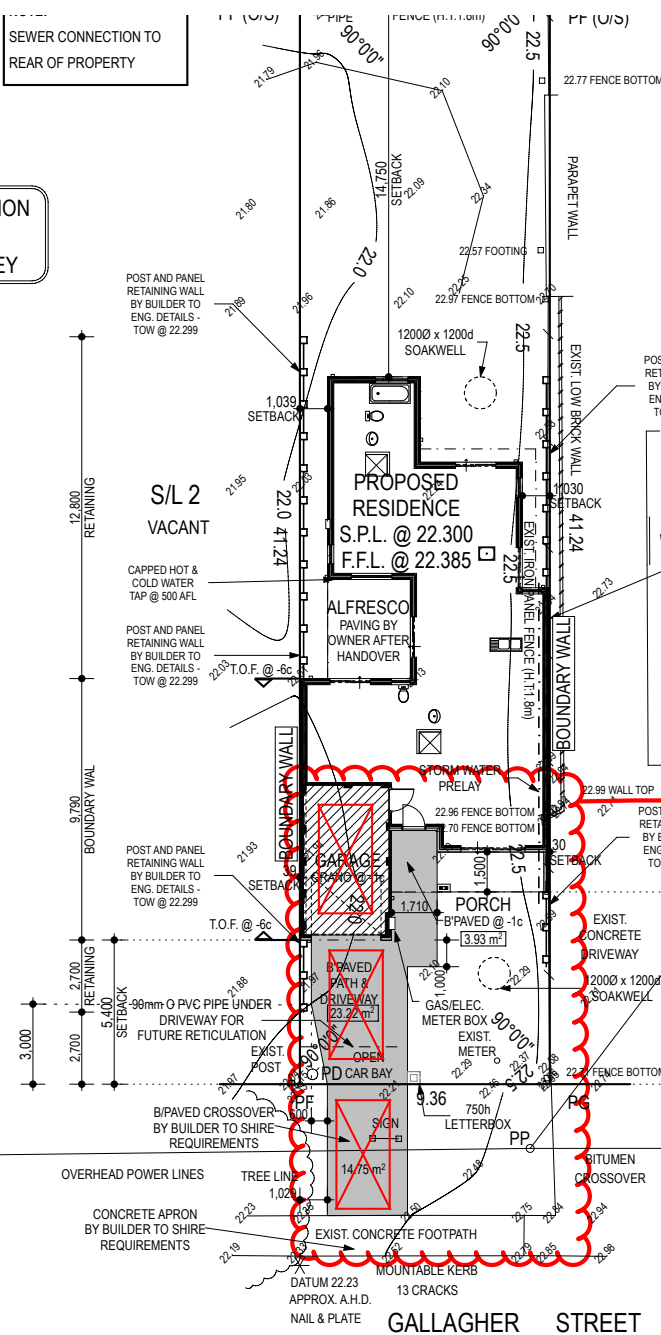
NOTE: APPROXIMATELY 18.8 Km
FROM COAST LINE

NOTE: PEG POSITIONS TO BE CONFIRMED
BY SURVEY.

NOTE: A.H.D. VALUE DERIVED FROM
SEWER MANHOLE P4430. THIS VALUE
DERIVED FROM WATER CORP. AS
CONSTRUCTED RECORDS & MAY NOT BE
EXACT. AN A.H.D. SURVEY IS REQUIRED
TO OBTAIN AN ACCURATE VALUE.

NOTE: SEWER MH No. P4430
APPROXIMATELY 134m FROM DATUM
(LOCAL LEVEL: 16.26)
(A.H.D. LEVEL: 16.26)

NOTE: UNABLE TO LOCATE TELSTRA PIT
AT TIME OF SURVEY.



Accessible Car bays.
Street parking is not
permitted by
neighbours nor the
owner due to public
complaints and a
neighbours 24/7
business. Additional
parking for visitors
must be approved
and visitors if
required can park at
the public car park
located at Mary
Crescent Reserve
and Alf Faulkner Hall.
No parking on the
street verge is
permitted.

CLIENT	STRAUSS	BUILDER	NOW LIVING
LOT	STRATA LOT 1 OF LOT 120 GALLAGHER STREET	AUTHORITY	BASSEDEAN
SUBURB	EDEN HILL	MAP REF.	230 36 63
PLAN	SP 75501	C/T Vol.Fol.	
DATE OF SURVEY	16.10.2017	SCALE	1:200 @ A3
JOB No.	OURS: 219030	YOURS:	90152

SERVICE INFORMATION				SEWERAGE	YES	DEPTH	N/A
GAS	BT	WATER	YES	PRELAD	YES	RIGHT	
AREA	ESTABLISHED	TELSTRA	BT	POWER	U/G		
WATER	SV STOP VALVE	HY HYDRANT	FP FLUSH POINT	METER	WATER METER		
SEWERAGE	SEW SEWER MANHOLE	IS INSPECTION SHAFT	IO INSPECTION OPENING	GAS	GAS	GAS METER	
POWER	CP CONSUMER POLE	PP POWER POLE	LP LAMP POST	SP STAY POLE	PD POWER DOME		
STORMWATER	SW MANHOLE	GRATE	SIDE ENTRY PIT	TELSTRA	TELSTRA PIT		
SURVEY	PF PEG FOUND	Pdist PEG DISTURBED	PG PEG GONE	STATION	DATUM / CONTROL		

AUTOMATED SURVEYS PTY LTD
LICENSED SURVEYORS AND DEVELOPMENT CONSULTANTS

3 Old Street
West Perth
WA 6005
P.O. Box 1648
West Perth
WA 6872
Telephone: +61 (08) 9214 1777
Facsimile: +61 (08) 9214 1778

This information on this drawing is current as at the date of survey.
Services are to be confirmed with relevant Authorities.
This includes without limitation:
Sewerage, Water Supply, Drainage, Power Supply, Gas Supply & Communications.
Further interests / notifications / encumbrances may be listed on the Certificate of Title.
Location of boundary in relation to fences or boundary markers is not guaranteed.
Boundary is placed arbitrarily as per best fit. Repeg Survey will be required.
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NOW living

LEVEL 3, 6 BENNETT STREET, EAST PERTH, WA 6004
TEL: (08) 6461 5350 FAX: (08) 6461 5383
P.O. BOX 131, MT. HAWTHORN WA 6915
REG. BUILDER N°: 6915 A.C.N. 009 063076

Attachment 12-2-2

REVISION	VO #	DRN	DATE	CHK
VO 1	WD 1	DK	27/10/17	MH
VO 2	WD 2	MH	19/12/17	MH
JAS AMEND	WD 3	MH	20/12/17	MH
VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
54 001529	D10
	SHEET N°
	7 OF 7

Parking Plan

Street parking is not permitted by neighbours nor the owner due to public complaints and a neighbours 24/7 business.

Additional parking for visitors must be approved and visitors if required can park at the public car park located at Mary Crescent Reserve and Alf Faulkner Hall highlighted in green. No parking on the street verge is permitted.



21. APPENDIX 3 – FIRE & EMERGENCY EXIT PLAN DRAWINGS

WARNING!
BOUNDARY RE-PEC
REQUIRED TO CON

Fire & Emergency Exit Plan

DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions & notes prior to initiating works. Any discrepancies to be notified to the Site Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.

STRATA LOT 1
OF LOT 120 (P 7771)

NOTE:
SEWER CONNECTION
REAR OF PROJECT

Path of emergency exit from backyard Spa, Sauna, Pool & Alfresco Area

Path of emergency exit from within home out of the Front Door or Garage

ZONING :	R20/R30
SITE AREA:	386.00 m ²
COVERAGE ALLOWANCE:(55%)	212.30 m ²
ACTUAL COVERAGE:	153.88 m ²

FENCING NOTE:

- ALL BOUNDARY FENCING BY OWNER.
- NOTE BOUNDARY FENCE POSITION'S SHOWN ARE FOR ILLUSTRATIVE PURPOSE'S ONLY. THE FINAL POSITION AND QUANTITY OF BOUNDARY FENCING IS AT THE OWNER'S DISCRETION.

NOTE:

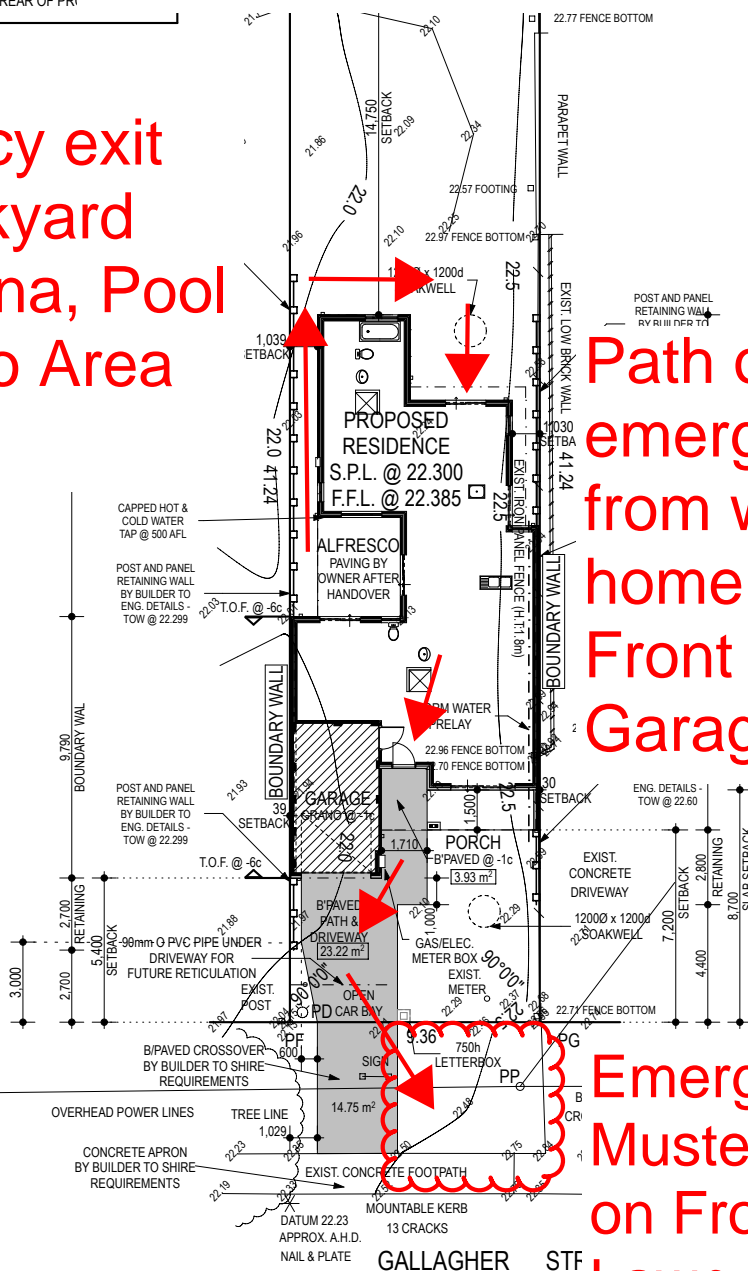
STORM WATER DISPOSAL TO BE
CONNECTED TO SOAKWELLS.

	NOTE:
--	-------

UNIONS PARALLEL
BOUNDARY
538.

APPROXIMATELY 134m FROM DATUM
(LOCAL LEVEL. 16.26)
(A.H.D. LEVEL. 16.26)

NOTE: UNABLE TO LOCATE TELSTRA PIT
AT TIME OF SURVEY.



**GATE BY OWNER AFTER
HANDOVER**

NOTE:

1800H MASONRY FENCE (SOLID TO
600H, PERMEABLE ABOVE 600H)
BY OWNER AFTER HANDOVER

NOTE:

FRONT COURTYARD LANDSCAPING
TRC BY OWNER AFTER HANDOVER

Emergency Muster Point on Front Verge Lawn

CLIENT	STRAUSS	BUILDER	NOW LIVING	SCALE BAR	
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AUTOMATED SURVEYS

3 Ord Street
West Perth
W.A. 6005

P.O. Box 1648
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TEL: (08) 6461 5350 FAX: (08) 6461 5383
P.O. BOX 131, MT. HAWTHORN WA 6915
REG BUILDING N°: 6915 A.C.N. 009 063076

Attachment 12.2.2

[illegible]

CLIENT:

DATE:

CLIENT:

DATE:

BUILDER:

DATE:

CLIENT:
STRAUSS

ADDRESS:
LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
90152	D10
	SHEET N°
	7 OF 7

HOME ID
57 of 169 90152

FILE PATH: A:\volumes\pauline-jobs\90152 - RETAIL - STRAUSS\5. DRAFTING\90152.dwg

GENERAL NOTE

- THE HOME OWNER IS SOLELY RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF ALL FUTURE WORKS AND ANY EFFECT IT SHALL HAVE ON THE EXISTING STRUCTURE.
- ALL DIMENSIONS SHOWN ON FLOOR PLAN ARE NOMINAL DIMENSIONS ONLY WHICH DO NOT ALLOW FOR PLASTER THICKNESS.
- PLANS TO BE READ IN CONJUNCTION WITH ENGINEERS DETAILS.
- CEILING VENTS / MANHOLE LOCATION IS SUBJECT TO CHANGE AT THE BUILDER'S DISCRETION.
- THE BUILDER RESERVES THE RIGHT TO ADJUST WINDOW AND SLIDING DOOR SIZES, INTERNAL ROOM SIZES, AND O'ALL LENGTH AND WIDTH OF DWELLING, WHICH MAY RESULT IN A CHANGE IN THE O'ALL HOUSE AREA FROM THE ORIGINAL STANDARD HOUSE PLAN.

BRICKLAYER NOTE

- WEEPHOLES AT MINIMUM 1200 CENTRES TO CAVITY BRICKWORK
- 2ND FACE BRICKWORK TO INSIDE OF GARAGE
- 230w RENDERED CAVITY BRICKWORK AS SHOWN ON FLOOR PLAN WITH 230w CAVITY FACE BRICKWORK LAID 1/3 BOND TO REMAINDER OF HOUSE.

CEILING FIXER NOTE

- CEILING @ 28c + PLATE UNLESS NOTED OTHERWISE.

Fire Safety Plan in Home

DO NOT SCALE FROM THIS DRAWING

All Sub-contractors to check dimensions & notes prior to initiating works. Any discrepancies to be notified to the Site Supervisor without delay.

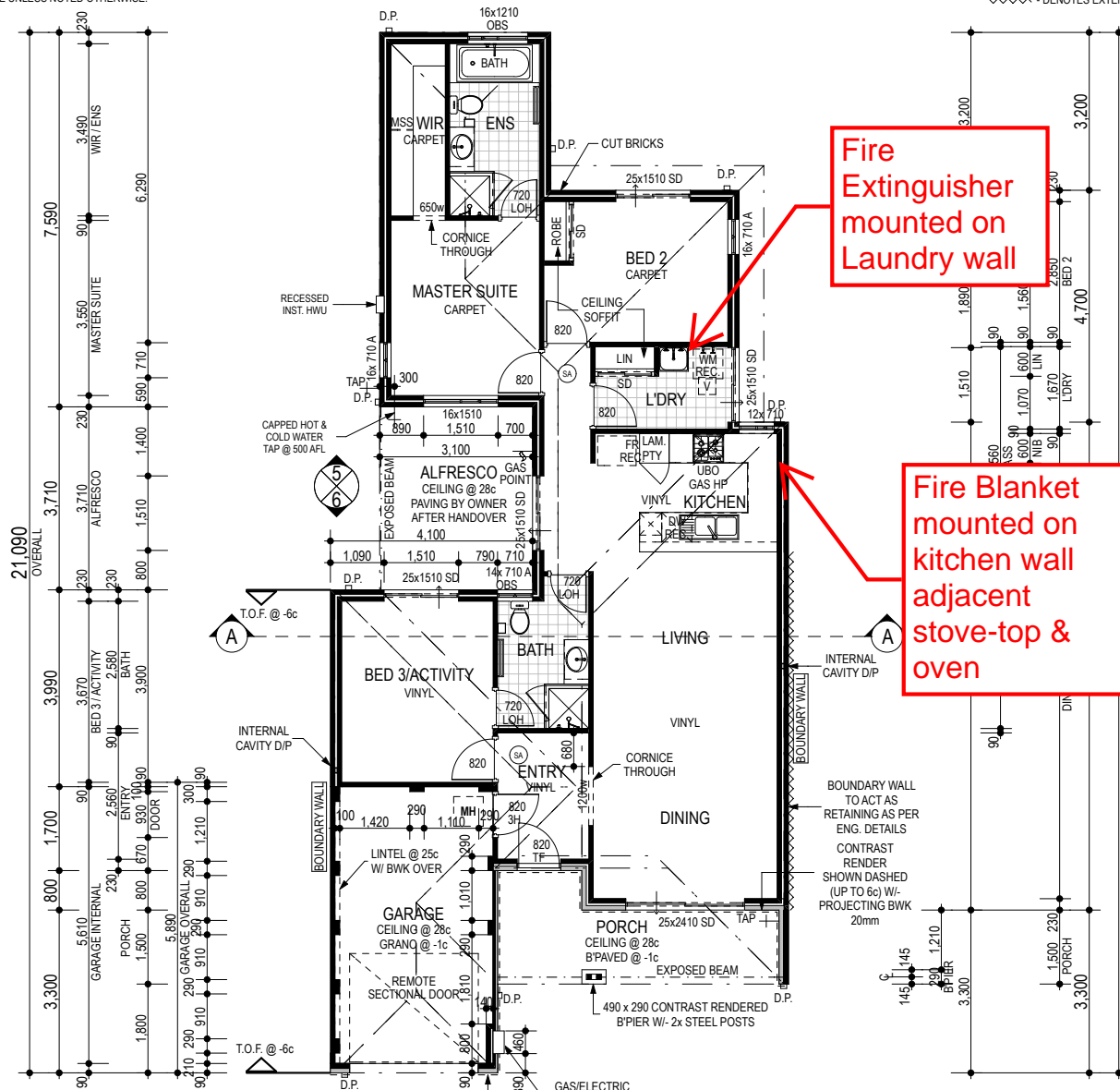
ALL DIMENSIONS TO BRICKWORK.

ROOF CARPENTER NOTE

- ROOF PITCH AT 24°43'30" WITH 500w BOXED LINED EAVES UNO.
- CONVENTIONAL TIMBER FRAMED ROOF APPLIES IN ACCORDANCE TO AS1684.
- ROOF FRAMING TO BE MINIMUM H2 TREATED TIMBER.
- ROOF BEAMS ARE SHOWN DIAGMATICALLY ONLY REFER TO ENGINEERS DETAIL.

WALL INSULATION NOTE

- R 1.3 CAVITY WALL INSULATION TO EXTERNAL WALL AS MARKED
- - - - - DENOTES EXTENT OF CAVITY INSULATION



ROOF INSULATION NOTE

- R4.0 CEILING INSULATION AS PER APPENDIX.

ROOF PLUMBER NOTE

- DOWNPIPES TO BE LOCATED AS PER PLANS. CAN ONLY BE RELOCATED IF APPROVAL FROM SUPERVISOR IS GRANTED.
- GUTTER BRACKETS TO BE INSTALLED @ 1200mm MAX CENTRES

CONCRETOR NOTE

- PIER & POST FOOTING TOP @ -2c FROM PAVING LEVEL OR AS NOTED ON FLOOR PLAN

FIXING CARPENTER NOTE

- 450D SHELF @ 1700 HIGH AND RAIL TO ALL WIR, ROBE & ROBE RECESS UNLESS NOTED OTHERWISE.
- 4 x 450D SHELVES TO LINEN.
- PROVIDE MID-SHELF SUPPORT WHERE NOTED "MSS" TO ANY SHELF OVER 2.4m LONG.

TRADES/SUPPLIERS/SUPERVISORS NOTE:

- FOR TYPICAL NOW LIVING CONSTRUCTION DETAILS, REFER TO SEPARATE DETAILS DOCUMENT. CONTACT BUILDING SUPERVISOR IF REQUIRED.

ROOF AREAS		
AREA [m2 ON THE FLAT]		157.30
AREAS:		
	PERIM. (m)	AREA (m2)
HOUSE AREA	60.33	112.65
GARAGE	23.56	19.51
ALFRESCO	8.40	11.50
PORCH	18.78	10.22
		153.88 m²

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VO 3 & 4	WD 6	MH	21/03/18	MH

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
58 001129	D10
	SHEET N°
	1 OF 7

Fire Safety Plan Backyard

Fire Blanket
mounted on wall
adjacent BBQ

Fire Blanket
mounted on outdoor
kitchen wall adjacent
woodfired pizza oven

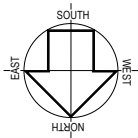
22. APPENDIX 4 – WATER & SWIM SAFETY PLAN DRAWINGS

Water & Swim Safety Plan

1. Spa & Sauna
Safety Rules
2. Resuscitation
Instructions for
Children and Adults
fixed on wall

1. Pool Safety Rules
2. Flotation device &
3. Resuscitation
Instructions for
Children and Adults
fixed on wall

23. APPENDIX 5 – SECURITY PLAN & CAMERA LOCATION DRAWINGS



WARNING!
BOUNDARY RE-PEG SURVEY
REQUIRED TO CONFIRM PEG POSITIONS

LOT 6538

EXIST.
BRICK & TILE
RESIDENCE
(WELL CLEAR)

LOT 31

EXIST.
BRICK & TILE
RESIDENCE
(WELL CLEAR)

DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions &
notes prior to initiating works. Any
discrepancies to be notified to the Site
Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.

**STRATA LOT 1
OF LOT 120 (P 7771)**
386sqm

SANDY
WEED COVER

**NOTE: BOUNDARY POSITION
AS PER ALIGNMENT
REQUIRES REPEG SURVEY**

NOTE: APPROXIMATELY 18.8 Km
FROM COAST LINE

NOTE: PEG POSITIONS TO BE CONFIRMED
BY SURVEY.

NOTE: A.H.D. VALUE DERIVED FROM
SEWER MANHOLE P4430. THIS VALUE
DERIVED FROM WATER CORP. AS
CONSTRUCTED RECORDS & MAY NOT BE
EXACT. AN A.H.D. SURVEY IS REQUIRED
TO OBTAIN AN ACCURATE VALUE.

NOTE: SEWER MH No. P4430
APPROXIMATELY 134m FROM DATUM
(LOCAL LEVEL: 16.26)
(A.H.D. LEVEL: 16.26)

NOTE: UNABLE TO LOCATE TELSTRA PIT
AT TIME OF SURVEY.

NOTE:
SEWER CONNECTION TO
REAR OF PROPERTY

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CAPPED HOT &
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ENG. DETAILS -
TOW @ 22.60

ZONING : R20/R30
SITE AREA: 386.00 m²
COVERAGE ALLOWANCE:(55%) 212.30 m²
ACTUAL COVERAGE: 153.88 m²

FENCING NOTE:
- ALL BOUNDARY FENCING BY OWNER.
- NOTE BOUNDARY FENCE POSITION'S
SHOWN ARE FOR ILLUSTRATIVE
PURPOSE'S ONLY. THE FINAL POSITION
AND QUANTITY OF BOUNDARY FENCING IS
AT THE OWNER'S DISCRETION.

NOTE:
STORM WATER DISPOSAL TO BE
CONNECTED TO SOAKWELLS.

NOTE:
SEWER RUNS PARALLEL
W/- REAR BOUNDARY
ON LOT 6538.


NOTE:
**GATE BY OWNER AFTER
HANDOVER**

NOTE:
1800H MASONRY FENCE (SOLID TO
600H, PERMEABLE ABOVE 600H)
BY OWNER AFTER HANDOVER

NOTE:
FRONT COURTYARD LANDSCAPING
TBC BY OWNER AFTER HANDOVER

**Driveway
Security Camera
Coverage Map**

CLIENT	STRAUSS	BUILDER	NOW LIVING
LOT	STRATA LOT 1 OF LOT 120 GALLAGHER STREET	AUTHORITY	BASSEDEAN
SUBURB	EDEN HILL	MAP REF.	230 36 63
PLAN	SP 75501	C/T Vol.Fol.	
DATE OF SURVEY	16.10.2017	SCALE	1:200 @ A3
JOB No.	OURS: 219030	YOURS:	90152

SCALE BAR											3 S.C.	
SERVICE INFORMAT												N/A
GAS		BTC		WATER		TES		PRELIM		TES		RIGHT
AREA		ESTABLISHED		TELSTRA		BTC		POWER		U/G		
WATER		SV _o STOP VALVE		HY _o HYDRANT		FP _o FLUSH POINT		METER _o		WATER METER		
SEWERAGE		○ SEW SEWER MANHOLE		IS _o INSPECTION SHAFT		IO _o INSPECTION OPENING		GAS _o		GAS _o GAS METER		
POWER		CP _o CONSUMER POLE		PP _o POWER POLE		LP _o LAMP POST		SP _o STAY POLE		⊗ PD POWER DOME		
STORMWATER		○ SW MANHOLE		▢ GRATE		▢ SIDE ENTRY PIT		TELSTRA		PIT TELSTRA PIT		
SURVEY		⊙ PEG FOUND		⊙ PEG DISTURBED		⊙ PEG GONE		STATION		DATUM / CONTROL		

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Boundary is placed arbitrarily as per best fit. Repeg Survey will be required.
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P.O. BOX 131, MT. HAWTHORN WA 6915
REG. BUILDER N°: 6915 A.C.N. 009 063076

Attachment 12-2-2

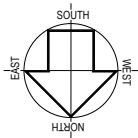
REVISION	VO #	DRN	DATE	CHK
VO 1	WD 1	DK	27/10/17	MH
VO 2	WD 2	MH	19/12/17	MH
JAS AMEND	WD 3	MH	20/12/17	MH
VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
63 90152	D10



WARNING!
BOUNDARY RE-PEG SURVEY
REQUIRED TO CONFIRM PEG POSITIONS

LOT 6538

EXIST.
BRICK & TILE
RESIDENCE
(WELL CLEAR)

LOT 31

EXIST.
BRICK & TILE
RESIDENCE
(WELL CLEAR)

DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions &
notes prior to initiating works. Any
discrepancies to be notified to the Site
Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.

**STRATA LOT 1
OF LOT 120 (P 7771)**

386sqm

SANDY
WEED COVER

**NOTE: BOUNDARY POSITION
AS PER ALIGNMENT
REQUIRES REPEG SURVEY**

NOTE: APPROXIMATELY 18.8 Km
FROM COAST LINE

NOTE: PEG POSITIONS TO BE CONFIRMED
BY SURVEY.

NOTE: A.H.D. VALUE DERIVED FROM
SEWER MANHOLE P4430. THIS VALUE
DERIVED FROM WATER CORP. AS
CONSTRUCTED RECORDS & MAY NOT BE
EXACT. AN A.H.D. SURVEY IS REQUIRED
TO OBTAIN AN ACCURATE VALUE.

NOTE: SEWER MH No. P4430
APPROXIMATELY 134m FROM DATUM
(LOCAL LEVEL: 16.26)
(A.H.D. LEVEL: 16.26)

NOTE: UNABLE TO LOCATE TELSTRA PIT
AT TIME OF SURVEY.

NOTE:
SEWER CONNECTION TO
REAR OF PROPERTY

POST AND PANEL
RETAINING WALL
BY BUILDER TO
ENG. DETAILS -
TOW @ 22.299

S/L 2
VACANT

CAPPED HOT &
COLD WATER
TAP @ 500 AFL

POST AND PANEL
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TOW @ 22.299

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IRON SHED (APPROX.)

SEWER PROTECTION

SEWER LINE (APPROX. ONLY)

SEW (NOT LOCATED AT TIME OF SURVEY)

ZONING : R20/R30
SITE AREA: 386.00 m²
COVERAGE ALLOWANCE:(55%): 212.30 m²
ACTUAL COVERAGE: 153.88 m²

FENCING NOTE:

- ALL BOUNDARY FENCING BY OWNER.
- NOTE BOUNDARY FENCE POSITION'S
SHOWN ARE FOR ILLUSTRATIVE
PURPOSES ONLY. THE FINAL POSITION
AND QUANTITY OF BOUNDARY FENCING IS
AT THE OWNER'S DISCRETION.

NOTE:

STORM WATER DISPOSAL TO BE
CONNECTED TO SOAKWELLS.

NOTE:

SEWER RUNS PARALLEL
W/- REAR BOUNDARY
ON LOT 6538.

**Front Yard
Security
Camera
Coverage Map**

NOTE:

**GATE BY OWNER AFTER
HANDOVER**

NOTE:

**1800H MASONRY FENCE (SOLID TO
600H, PERMEABLE ABOVE 600H)
BY OWNER AFTER HANDOVER**

NOTE:

**FRONT COURTYARD LANDSCAPING
TBC BY OWNER AFTER HANDOVER**

**NOTE: GAS SERVICE &
TELSTRA IS LOCATED ON
GALLAGHER DR AS PER DIAL
BEFORE YOU DIG PLANS**

SEW CONN POSITION
APPROXIMATE ONLY
SEW INV: 20.95
UP: 0.00
DEPTH: UNKNOWN

OVERHEAD POWER LINES

CONCRETE APRON
BY BUILDER TO SHIRE
REQUIREMENTS

CONCRETE APRON
BY BUILDER TO SHIRE
REQUIREMENTS

CONCRETE APRON
BY BUILDER TO SHIRE
REQUIREMENTS

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CONCRETE APRON
BY BUILDER TO SHIRE
REQUIREMENTS

CONCRETE APRON
BY BUILDER TO SHIRE
REQUIREMENTS

GALLAGHER STREET

CLIENT	STRAUSS	BUILDER	NOW LIVING
LOT	STRATA LOT 1 OF LOT 120 GALLAGHER STREET	AUTHORITY	BASSEDEAN
SUBURB	EDEN HILL	MAP REF.	230 36 63
PLAN	SP 75501	C/T Vol.Fol.	
DATE OF SURVEY	16.10.2017	SCALE	1:200 @ A3
JOB No.	OURS: 219030	YOURS:	90152

SCALE BAR				DRAFTED		T.M.		SURVEYOR		S.C.			
SERVICE INFORMATION					SEWERAGE		YES		DEPTH		N/A		
GAS		BTC		WATER		YES		PRELAD		YES		RIGHT	
AREA		ESTABLISHED		TELSTRA		BTC		POWER		U/G			
WATER		SV STOP VALVE		HY HYDRANT		FP FLUSH POINT		METER		WATER METER			
SEWERAGE		○ SEW SEWER MANHOLE		IS INSPECTION SHAFT		IO INSPECTION OPENING		GAS		GAS		GAS METER	
POWER		CP CONSUMER POLE		PP POWER POLE		LP LAMP POST		SP STAY POLE		⊗ PD POWER DOME			
STORMWATER		⊗ SW MANHOLE		▢ GRATE		▢ SIDE ENTRY PIT		TELSTRA		PIT		TELSTRA PIT	
SURVEY		PFG PEG FOUND		Pdist PEG DISTURBED		PG PEG GONE		STATION		DATUM / CONTROL			

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REG. BUILDER N°: 6915 A.C.N. 009 063076

Attachment 12-2-2

REVISION	VO #	DRN	DATE	CHK
VO 1	WD 1	DK	27/10/17	MH
VO 2	WD 2	MH	19/12/17	MH
JAS AMEND	WD 3	MH	20/12/17	MH
VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

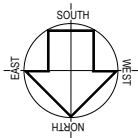
Sub-contractors to verify all dimensions on site.

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
64 001529	D10
	SHEET N°
	7 OF 7



WARNING!
BOUNDARY RE-PEG SURVEY
REQUIRED TO CONFIRM PEG POSITIONS

LOT 6538

EXIST.
BRICK & TILE
RESIDENCE
(WELL CLEAR)

LOT 31

EXIST.
BRICK & TILE
RESIDENCE
(WELL CLEAR)

DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions &
notes prior to initiating works. Any
discrepancies to be notified to the Site
Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.

**STRATA LOT 1
OF LOT 120 (P 7771)**
386sqm

SANDY
WEED COVER

**NOTE: BOUNDARY POSITION
AS PER ALIGNMENT
REQUIRES REPEG SURVEY**

NOTE: APPROXIMATELY 18.8 Km
FROM COAST LINE

NOTE: PEG POSITIONS TO BE CONFIRMED
BY SURVEY.

NOTE: A.H.D. VALUE DERIVED FROM
SEWER MANHOLE P4430. THIS VALUE
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CONSTRUCTED RECORDS & MAY NOT BE
EXACT. AN A.H.D. SURVEY IS REQUIRED
TO OBTAIN AN ACCURATE VALUE.

NOTE: SEWER MH No. P4430
APPROXIMATELY 134m FROM DATUM
(LOCAL LEVEL: 16.26)
(A.H.D. LEVEL: 16.26)

NOTE: UNABLE TO LOCATE TELSTRA PIT
AT TIME OF SURVEY.

NOTE:
SEWER CONNECTION TO
REAR OF PROPERTY

POST AND PANEL
RETAINING WALL
BY BUILDER TO
ENG. DETAILS -
TOW @ 22.299

S/L 2
VACANT

CAPPED HOT &
COLD WATER
TAP @ 500 AFL

POST AND PANEL
RETAINING WALL
BY BUILDER TO
ENG. DETAILS -
TOW @ 22.299

OVERHEAD POWER LINES
TREE LINE
CONCRETE APRON
BY BUILDER TO SHIRE
REQUIREMENTS

SEW CONN POSITION
APPROXIMATE ONLY
SEW INV: 20.95
UP: 0.00
DEPTH: UNKNOWN

GALLAGHER STREET

**Front
Entrance
Security
Camera
Coverage Map**

ZONING : R20/R30
SITE AREA: 386.00 m²
COVERAGE ALLOWANCE:(55%) 212.30 m²
ACTUAL COVERAGE: 153.88 m²

FENCING NOTE:

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NOTE:

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NOTE:

SEWER RUNS PARALLEL
W/- REAR BOUNDARY
ON LOT 6538.

**STREET CLOSURE PER
HANDOVER**

NOTE:

1800H MASONRY FENCE (SOLID TO
600H, PERMEABLE ABOVE 600H)
BY OWNER AFTER HANDOVER

NOTE:

FRONT COURTYARD LANDSCAPING
TBC BY OWNER AFTER HANDOVER

NOTE: GAS SERVICE &
TELSTRA IS LOCATED ON
GALLAGHER DR AS PER DIAL
BEFORE YOU DIG PLANS

CLIENT	STRAUSS	BUILDER	NOW LIVING	SCALE BAR		DRAFTED	T.M.	SURVEYOR	S.C.
LOT	STRATA LOT 1 OF LOT 120 GALLAGHER STREET	AUTHORITY	BASSEDEAN	SERVICE INFORMATION					
SUBURB	EDEN HILL	MAP REF.	230 36 63	GAS	BTCL	WATER	YES	SEWERAGE	YES
PLAN	SP 75501	C/T Vol.Fol.		AREA	ESTABLISHED	TELSTRA	BTCL	PRELAD	YES
DATE OF SURVEY	16.10.2017	SCALE	1:200	WATER	SV STOP VALVE	HY HYDRANT	FP FLUSH POINT	METER	WATER METER
JOB No.	OURS: 219030	YOURS:	90152	SEWERAGE	SEW SEWER MANHOLE	IS INSPECTION SHAFT	IO INSPECTION OPENING	GAS	GAS METER
				POWER	CP CONSUMER POLE	PP POWER POLE	LP LAMP POST	SP STAY POLE	PD POWER DOME
				STORMWATER	SW MANHOLE	GRATE	SIDE ENTRY PIT	TELSTRA	TELSTRA PIT
				SURVEY	PF PEG FOUND	Pdist PEG DISTURBED	PG PEG GONE	STATION	DATUM / CONTROL

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Attachment 12-2-2

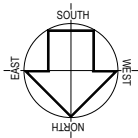
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JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
65 90152	D10
	SHEET N°
	7 OF 7



WARNING!
BOUNDARY RE-PEG SURVEY
REQUIRED TO CONFIRM PEG POSITIONS

LOT 6538

EXIST.
BRICK & TILE
RESIDENCE
(WELL CLEAR)

LOT 31

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(WELL CLEAR)

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ALL DIMENSIONS TO BRICKWORK.

**STRATA LOT 1
OF LOT 120 (P 7771)**

386sqm

SANDY
WEED COVER

**NOTE: BOUNDARY POSITION
AS PER ALIGNMENT
REQUIRES REPEG SURVEY**

NOTE: APPROXIMATELY 18.8 Km
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TOW @ 22.299

IRON SHED
(APPROX.)

EXIST. FIBRO
FENCE (H.T.1.8m)

EXIST. FIBRO
FENCE (H.T.1.8m)

EXIST. FIBRO
FENCE (H.T.1.8m)

EXIST. FIBRO
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SEWER PROTECTION
SEWER LINE (APPROX. ONLY)

**Backyard
Security
Camera
Coverage
Map**

NOTING : R20/R30
SITE AREA: 386.00 m²
COVERAGE ALLOWANCE:(55%) 212.30 m²
ACTUAL COVERAGE: 153.88 m²

FENCING NOTE:
ALL BOUNDARY FENCING BY OWNER.
NOTE BOUNDARY FENCE POSITION'S
SHOWN ARE FOR ILLUSTRATIVE
PURPOSE'S ONLY. THE FINAL POSITION
AND QUANTITY OF BOUNDARY FENCING IS
AT THE OWNER'S DISCRETION.

NOTE:
STORM WATER DISPOSAL TO BE
CONNECTED TO SOAKWELLS.

NOTE:
SEWER RUNS PARALLEL
W/- REAR BOUNDARY
ON LOT 6538.

NOTE:
**GATE BY OWNER AFTER
HANDOVER**

NOTE:
1800H MASONRY FENCE (SOLID TO
600H, PERMEABLE ABOVE 600H)
BY OWNER AFTER HANDOVER

NOTE:
FRONT COURTYARD LANDSCAPING
TBC BY OWNER AFTER HANDOVER

NOTE: GAS SERVICE &
TELSTRA IS LOCATED ON
GALLAGHER DR AS PER DIAL
BEFORE YOU DIG PLANS

SEW CONN POSITION
APPROXIMATE ONLY
SEW INV: 20.95
UP: 0.00
DEPTH: UNKNOWN

OVERHEAD POWER LINES
TREE LINE
CONCRETE APRON
BY BUILDER TO SHIRE
REQUIREMENTS

OVERHEAD POWER LINES
TREE LINE
CONCRETE APRON
BY BUILDER TO SHIRE
REQUIREMENTS

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BY BUILDER TO SHIRE
REQUIREMENTS

OVERHEAD POWER LINES
TREE LINE
CONCRETE APRON
BY BUILDER TO SHIRE
REQUIREMENTS

GALLAGHER STREET

CLIENT	STRAUSS	BUILDER	NOW LIVING
LOT	STRATA LOT 1 OF LOT 120 GALLAGHER STREET	AUTHORITY	BASSEDEAN
SUBURB	EDEN HILL	MAP REF.	230 36 63
PLAN	SP 75501	C/T Vol.Fol.	
DATE OF SURVEY	16.10.2017	SCALE	1:200 @ A3
JOB No.	OURS: 219030	YOURS:	90152

SCALE BAR				DRAFTED	T.M.	SURVEYOR	S.C.
SERVICE INFORMATION				SEWERAGE	YES	DEPTH	N/A
GAS	BTC	WATER	YES	PRELAD	YES	RIGHT	
AREA	ESTABLISHED	TELSTRA	BTC	POWER	U/G		
WATER	SV STOP VALVE	HY HYDRANT	FP FLUSH POINT	METER	WATER METER		
SEWERAGE	○ SEW SEWER MANHOLE	IS INSPECTION SHAFT	IO INSPECTION OPENING	GAS	GAS	GAS METER	
POWER	CP CONSUMER POLE	PP POWER POLE	LP LAMP POST	SP STAY POLE	⊗ PD	POWER DOME	
STORMWATER	□ SW MANHOLE	▢ GRATE	▣ SIDE ENTRY PIT	TELSTRA	▤ TELSTRA PIT		
SURVEY	° DE PEG FOUND	° Pdist PEG DISTURBED	° PG PEG GONE	△ STATION	✱ DATUM / CONTROL		

AUTOMATED SURVEYS PTY LTD
LICENSED SURVEYORS AND DEVELOPMENT CONSULTANTS

3 Old Street
West Perth
WA 6005
P.O. Box 1648
West Perth
WA 6872
Telephone: +61 (08) 9214 1777
Facsimile: +61 (08) 9214 1778

This information on this drawing is current as at the date of survey.
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This includes without limitation:
Sewerage, Water Supply, Drainage, Power Supply, Gas Supply & Communications.
Further interests / notifications / encumbrances may be listed on the Certificate of Title.
Location of boundary in relation to fences or boundary markers is not guaranteed.
Boundary is placed arbitrarily as per best fit. Repeg Survey will be required.
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NOW living

LEVEL 3, 6 BENNETT STREET, EAST PERTH, WA 6004
TEL: (08) 6461 5350 FAX: (08) 6461 5383
P.O. BOX 131, MT. HAWTHORN WA 6915
REG. BUILDER N°: 6915 A.C.N. 009 063076

Attachment 12-2-2

REVISION	VO #	DRN	DATE	CHK
VO 1	WD 1	DK	27/10/17	MH
VO 2	WD 2	MH	19/12/17	MH
JAS AMEND	WD 3	MH	20/12/17	MH
VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

CLIENT:	STRAUSS
DATE:	
CLIENT:	
DATE:	
BUILDER:	
DATE:	

CLIENT:
STRAUSS
ADDRESS:
LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

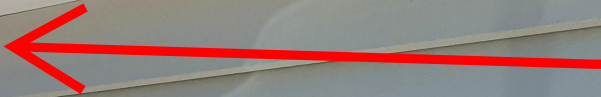
ONE-OFF	
MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
66 90152	D10
7 OF 7	SHEET N°

Front Entrance
Security Camera

Driveway
Security
Camera

Front yard
Security
Camera

Driveway
Security
Camera



Front yard
Security
Camera



Front
Entrance
Security
Camera



Backyard Security Camera





Backyard
Security
Camera

A photograph of a backyard patio area. A white security camera is mounted on the ceiling of the patio, pointing towards the yard. The patio is enclosed by a light-colored stone wall. A large green privacy screen is visible in the background. A red arrow points from the text 'Backyard Security Camera' to the camera. The patio has a wooden floor and a white downspout. A small Buddha statue and a candle are on a shelf on the left wall. A window is visible on the right wall. The text 'Attachment 12.2.2' is in the bottom left and '72 of 169' is in the bottom right.

20. APPENDIX 6 – NOISE MONITORING PLAN, LOCATIONS, PHOTOS & PORTAL

Noise Monitoring & Mitigation Plan

DEVICE 872294 -
Kitchen/Entertainment

DEVICE 932421
Outdoor kitchen

DEVICE 933937
Pool Bar

GENERAL NOTE

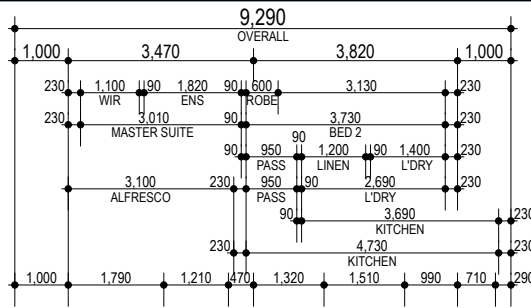
- THE HOME OWNER IS SOLELY RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF ALL FUTURE WORKS AND ANY EFFECT IT SHALL HAVE ON THE EXISTING STRUCTURE.
- ALL DIMENSIONS SHOWN ON FLOOR PLAN ARE NOMINAL DIMENSIONS ONLY WHICH DO NOT ALLOW FOR PLASTER THICKNESS.
- PLANS TO BE READ IN CONJUNCTION WITH ENGINEERS DETAILS.
- CEILING VENTS / MANHOLE LOCATION IS SUBJECT TO CHANGE AT THE BUILDER'S DISCRETION.
- THE BUILDER RESERVES THE RIGHT TO ADJUST WINDOW AND SLIDING DOOR SIZES, INTERNAL ROOM SIZES, AND O'ALL LENGTH AND WIDTH OF DWELLING, WHICH MAY RESULT IN A CHANGE IN THE O'ALL HOUSE AREA FROM THE ORIGINAL STANDARD HOUSE PLAN.

BRICKLAYER NOTE

- WEEPHOLES AT MINIMUM 1200 CENTRES TO CAVITY BRICKWORK
- 2ND FACE BRICKWORK TO INSIDE OF GARAGE.
- 230w RENDERED CAVITY BRICKWORK AS SHOWN ON FLOOR PLAN WITH 230w CAVITY FACE BRICKWORK LAID 1/3 BOND TO REMAINDER OF HOUSE.

CEILING FIXER NOTE

- CEILING @ 28c + PLATE UNLESS NOTED OTHERWISE.



DO NOT SCALE FROM THIS DRAWING

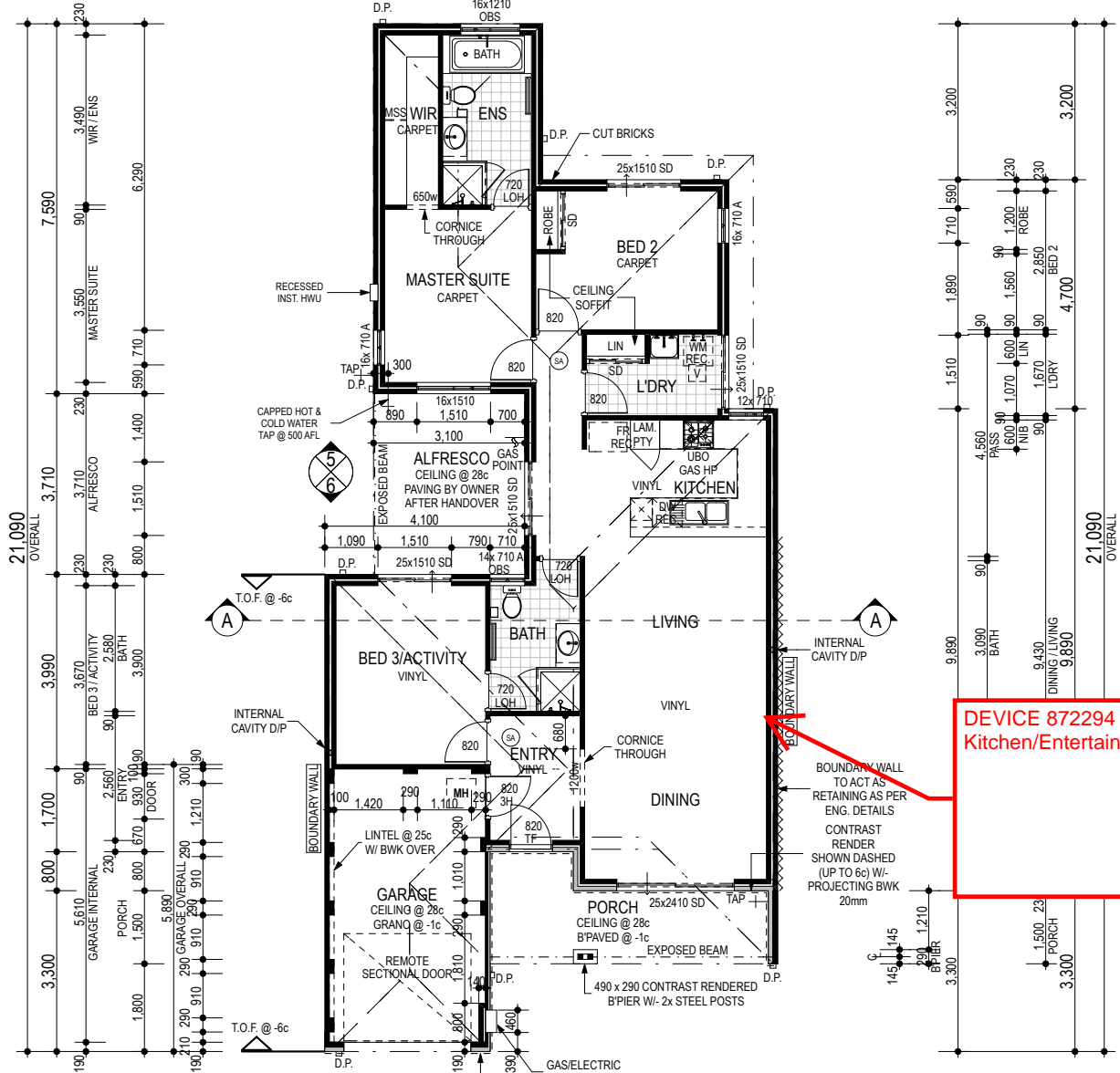
All Sub-contractors to check dimensions & notes prior to initiating works. Any discrepancies to be notified to the Site Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.

ROOF CARPENTER NOTE

- ROOF PITCH AT 24°43'30" WITH 500w BOXED LINED EAVES UNO.
- CONVENTIONAL TIMBER FRAMED ROOF APPLIES IN ACCORDANCE TO AS1684.
- ROOF FRAMING TO BE MINIMUM H2 TREATED TIMBER.
- ROOF BEAMS ARE SHOWN DIAGRAMMATICALLY ONLY REFER TO ENGINEERS DETAIL.

WALL INSULATION NOTE

- R 1.3 CAVITY WALL INSULATION TO EXTERNAL WALL AS MARKED
- ~~~~~ - DENOTES EXTENT OF CAVITY INSULATION



ROOF INSULATION NOTE

- R4.0 CEILING INSULATION AS PER APPENDIX.

ROOF PLUMBER NOTE

- DOWNPIPES TO BE LOCATED AS PER PLANS. CAN ONLY BE RELOCATED IF APPROVAL FROM SUPERVISOR IS GRANTED.
- GUTTER BRACKETS TO BE INSTALLED @ 1200mm MAX CENTRES

CONCRETOR NOTE

- PIER & POST FOOTING TOP @ -2c FROM PAVING LEVEL OR AS NOTED ON FLOOR PLAN

FIXING CARPENTER NOTE

- 450D SHELF @ 1700 HIGH AND RAIL TO ALL WIR, ROBE & ROBE RECESS UNLESS NOTED OTHERWISE.
- 4 x 450D SHELVES TO LINEN.
- PROVIDE MID-SHELF SUPPORT WHERE NOTED "MSS" TO ANY SHELF OVER 2.4m LONG.

TRADES/SUPPLIERS/SUPERVISORS NOTE:

- FOR TYPICAL NOW LIVING CONSTRUCTION DETAILS, REFER TO SEPARATE DETAILS DOCUMENT. CONTACT BUILDING SUPERVISOR IF REQUIRED.

NOW living

LEVEL 3, 6 BENNETT STREET, EAST PERTH, WA 6004
TEL: (08) 6461 5350 FAX: (08) 6461 5383
P.O. BOX 131, MT. HAWTHORN WA 6915
REG. BUILDER N°: 6915 A.C.N. 009 063076

Attachment 12-2-2

REVISION	VO #	DRN	DATE	CHK
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VO 2	WD 2	MH	19/12/17	MH
JAS AMEND	WD 3	MH	20/12/17	MH
VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

CLIENT:
DATE:
CLIENT:
DATE:
BUILDER:
DATE:

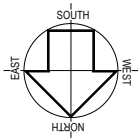
CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
75 001629	D10
	SHEET N°
	1 OF 7

ROOF AREAS		
AREA [m2 ON THE FLAT]		157.30
AREAS:		
	PERIM. (m)	AREA (m2)
HOUSE AREA	60.33	112.65
GARAGE	23.56	19.51
ALFRESCO	8.40	11.50
PORCH	18.78	10.22
		153.88 m²

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WARNING!
BOUNDARY RE-PEG SURVEY
REQUIRED TO CONFIRM PEG POSITIONS

LOT 6538

EXIST.
BRICK & TILE
RESIDENCE
(WELL CLEAR)

LOT 31

EXIST.
BRICK & TILE
RESIDENCE
(WELL CLEAR)

DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions &
notes prior to initiating works. Any
discrepancies to be notified to the Site
Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.

**STRATA LOT 1
OF LOT 120 (P 7771)**
386sqm

SANDY
WEED COVER

**NOTE: BOUNDARY POSITION
AS PER ALIGNMENT
REQUIRES REPEG SURVEY**

NOTE: APPROXIMATELY 18.8 Km
FROM COAST LINE

NOTE: PEG POSITIONS TO BE CONFIRMED
BY SURVEY.

NOTE: A.H.D. VALUE DERIVED FROM
SEWER MANHOLE P4430. THIS VALUE
DERIVED FROM WATER CORP. AS
CONSTRUCTED RECORDS & MAY NOT BE
EXACT. AN A.H.D. SURVEY IS REQUIRED
TO OBTAIN AN ACCURATE VALUE.

NOTE: SEWER MH No. P4430
APPROXIMATELY 134m FROM DATUM
(LOCAL LEVEL: 16.26)
(A.H.D. LEVEL: 16.26)

NOTE: UNABLE TO LOCATE TELSTRA PIT
AT TIME OF SURVEY.

NOTE:
SEWER CONNECTION TO
REAR OF PROPERTY

**DEVICE 933937
Pool Bar**

**DEVICE 932421
Outdoor kitchen**

ZONING : R20/R30
SITE AREA: 386.00 m²
COVERAGE ALLOWANCE:(55%) 212.30 m²
ACTUAL COVERAGE: 153.88 m²

FENCING NOTE:

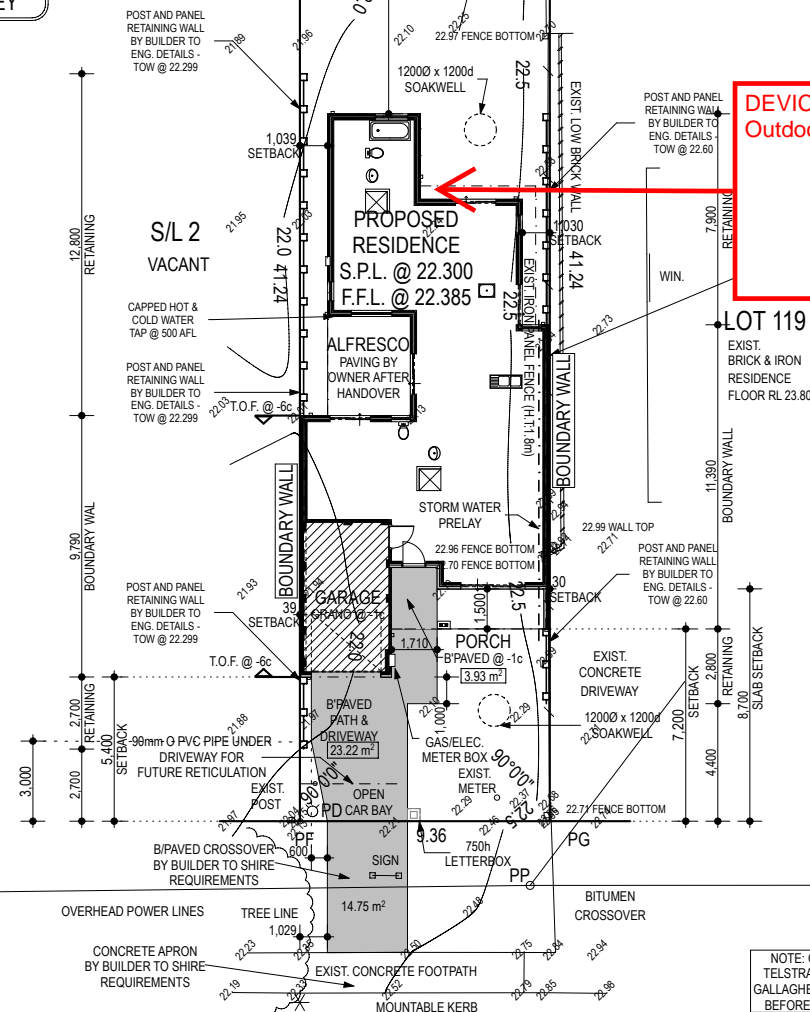
- ALL BOUNDARY FENCING BY OWNER.
- NOTE BOUNDARY FENCE POSITION'S
SHOWN ARE FOR ILLUSTRATIVE
PURPOSE'S ONLY. THE FINAL POSITION
AND QUANTITY OF BOUNDARY FENCING IS
AT THE OWNER'S DISCRETION.

NOTE:

STORM WATER DISPOSAL TO BE
CONNECTED TO SOAKWELLS.

NOTE:

SEWER RUNS PARALLEL
W/- REAR BOUNDARY
ON LOT 6538.



NOTE:

**GATE BY OWNER AFTER
HANDOVER**

NOTE:

**1800H MASONRY FENCE (SOLID TO
600H, PERMEABLE ABOVE 600H)
BY OWNER AFTER HANDOVER**

NOTE:

**FRONT COURTYARD LANDSCAPING
TBC BY OWNER AFTER HANDOVER**

**NOTE: GAS SERVICE &
TELSTRA IS LOCATED ON
GALLAGHER DR AS PER DIAL
BEFORE YOU DIG PLANS**

SEW CONN POSITION
APPROXIMATE ONLY
SEW INV: 20.95
UP: 0.00
DEPTH: UNKNOWN

GALLAGHER STREET

CLIENT		STRAUSS		BUILDER		NOW LIVING		SCALE BAR				DRAFTED		T.M.		SURVEYOR		S.C.			
LOT		STRATA LOT 1 OF LOT 120 GALLAGHER STREET		AUTHORITY		BASSENDEAN		SERVICE INFORMATION						SEWERAGE		YES		DEPTH		N/A	
SUBURB		EDEN HILL		MAP REF.		230 36 63		GAS		BTC		WATER		YES		PRELAD		YES		RIGHT	
PLAN		SP 75501		C/T Vol.Fol.				AREA		ESTABLISHED		TELSTRA		BTC		POWER		U/G			
DATE OF SURVEY		16.10.2017		SCALE		1:200		WATER		SV ₀ STOP VALVE		HY ₀ HYDRANT		FP ₀ FLUSH POINT		METER ₀		WATER METER			
DATE OF SURVEY		16.10.2017		SCALE		1:200		SEWERAGE		○ SEW SEWER MANHOLE		IS ₀ INSPECTION SHAFT		IO ₀ INSPECTION OPENING		GAS ₀ GAS METER					
DATE OF SURVEY		16.10.2017		SCALE		1:200		POWER		CP ₀ CONSUMER POLE		PP ₀ POWER POLE		LP ₀ LAMP POST		SP ₀ STAY POLE		PD ₀ POWER DOME			
DATE OF SURVEY		16.10.2017		SCALE		1:200		STORMWATER		☐ SW MANHOLE		☐ GRATE		☐ SIDE ENTRY PIT		TELSTRA		☐ TELSTRA PIT			
JOB No.		OURS: 219030		YOURS:		90152		SURVEY		☐ PEG FOUND		☐ PEG DISTURBED		☐ PEG GONE		STATION		DATUM / CONTROL			

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Boundary is placed arbitrarily as per best fit. Repeg Survey will be required.
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REG. BUILDER N°: 6915 A.C.N. 009 063076

Attachment 12-2-2

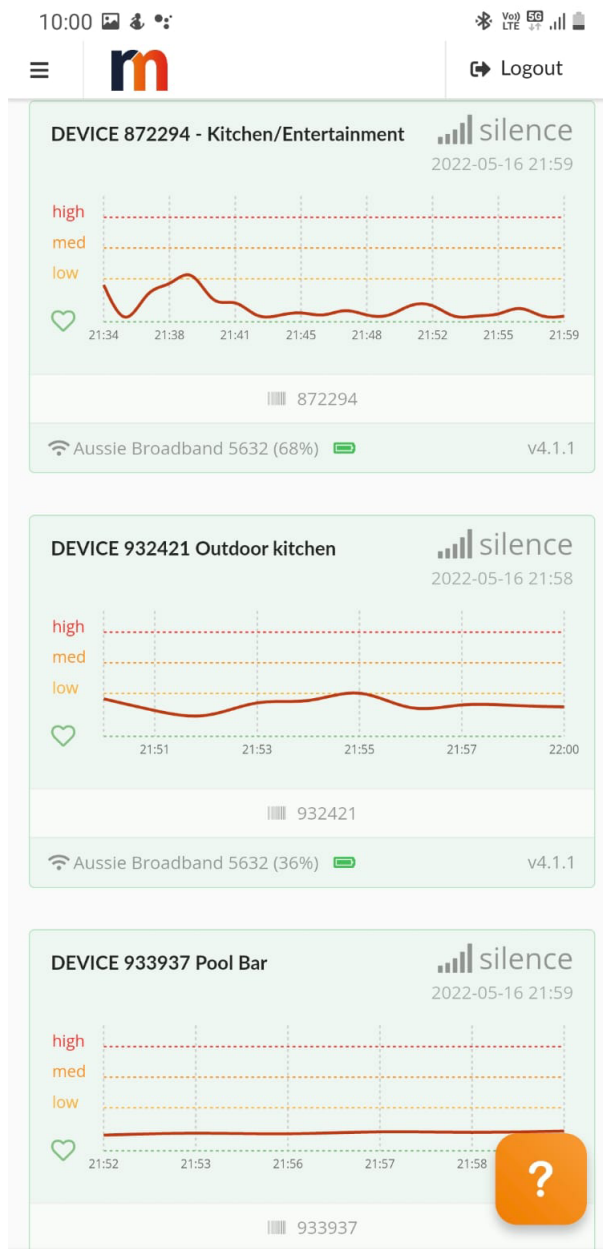
REVISION	VO #	DRN	DATE	CHK
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VO 2	WD 2	MH	19/12/17	MH
JAS AMEND	WD 3	MH	20/12/17	MH
VO 2	WD 4	MH	22/01/18	MH
JAS AMEND	WD 5	MV	19/02/18	MV
VO 3 & 4	WD 6	MH	21/03/18	MH

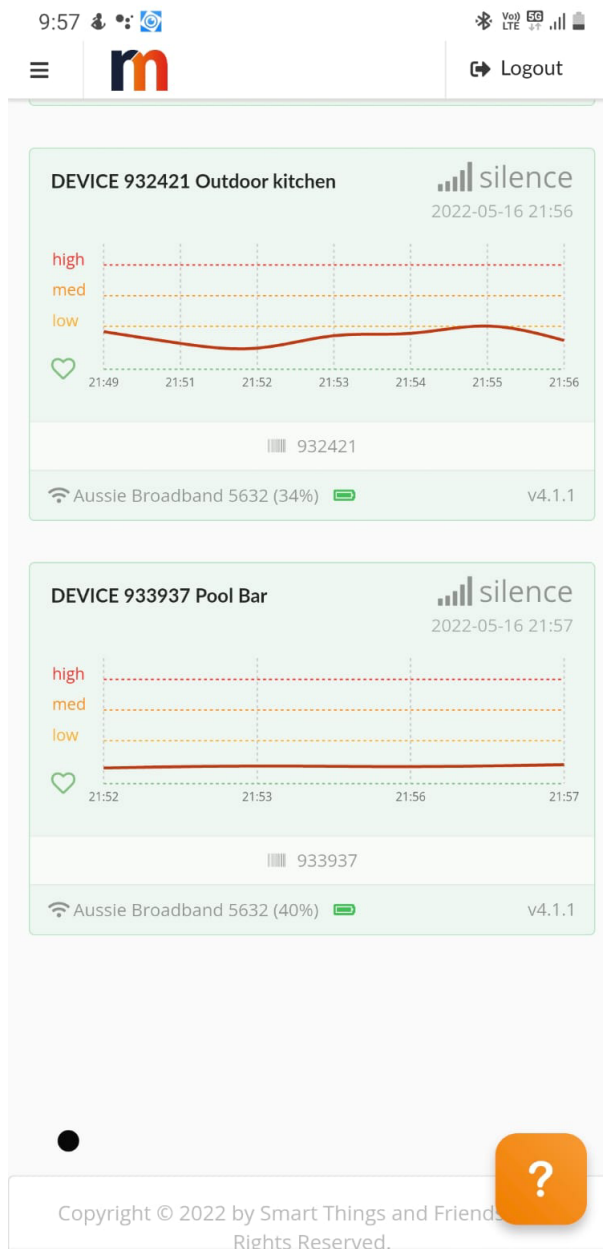
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DATE:
CLIENT:
DATE:
BUILDER:
DATE:

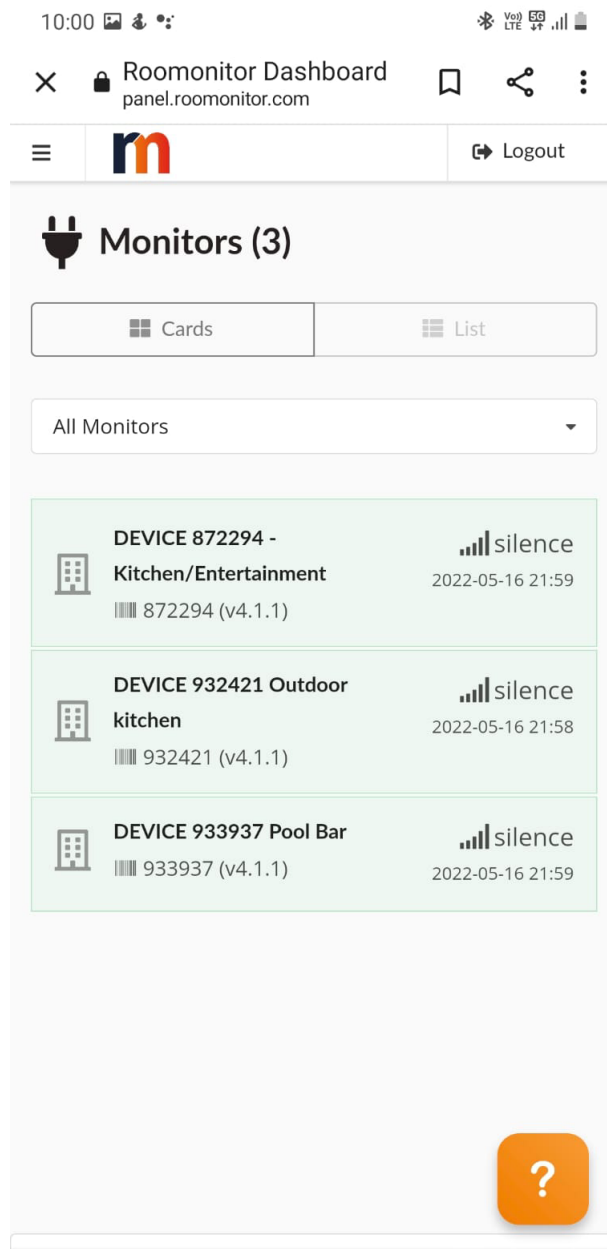
CLIENT: STRAUSS
ADDRESS: LOT 1 OF 120 (#13A)
GALLAGHER STREET
EDEN HILL

ONE-OFF

MODEL N°	DATE
MAP REF.	21/03/18
COASTAL CATEGORY	WIND RATING
R1	N1
HOME ID	ENGINEERS DETAIL
76 901529	D10
	SHEET N°
	7 OF 7



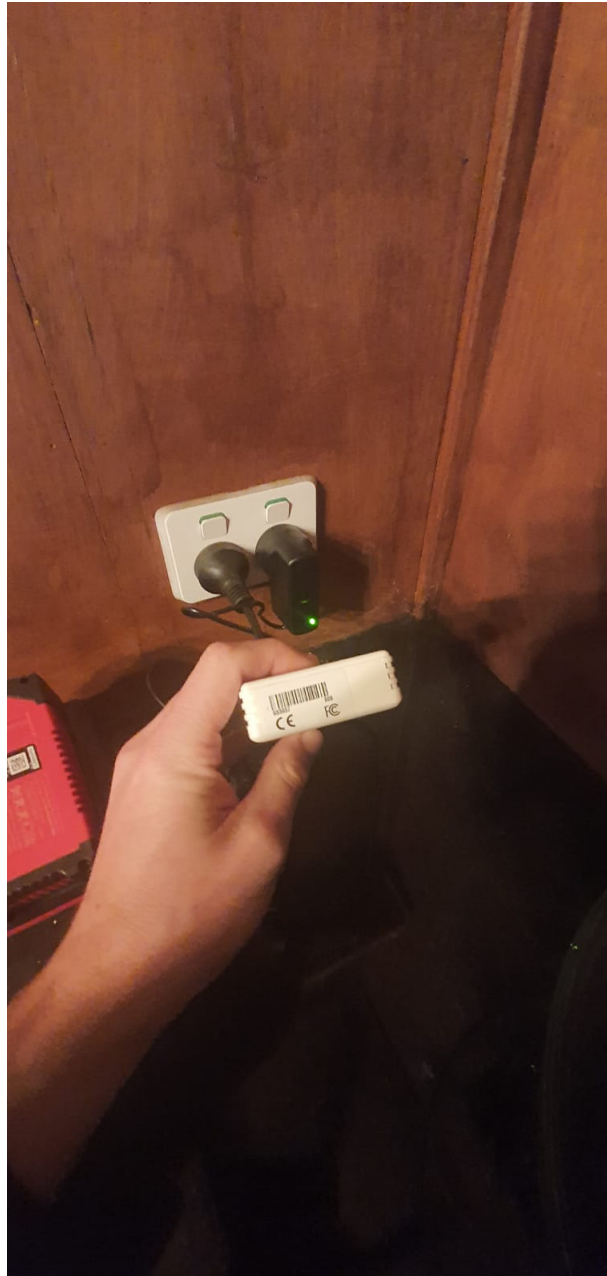










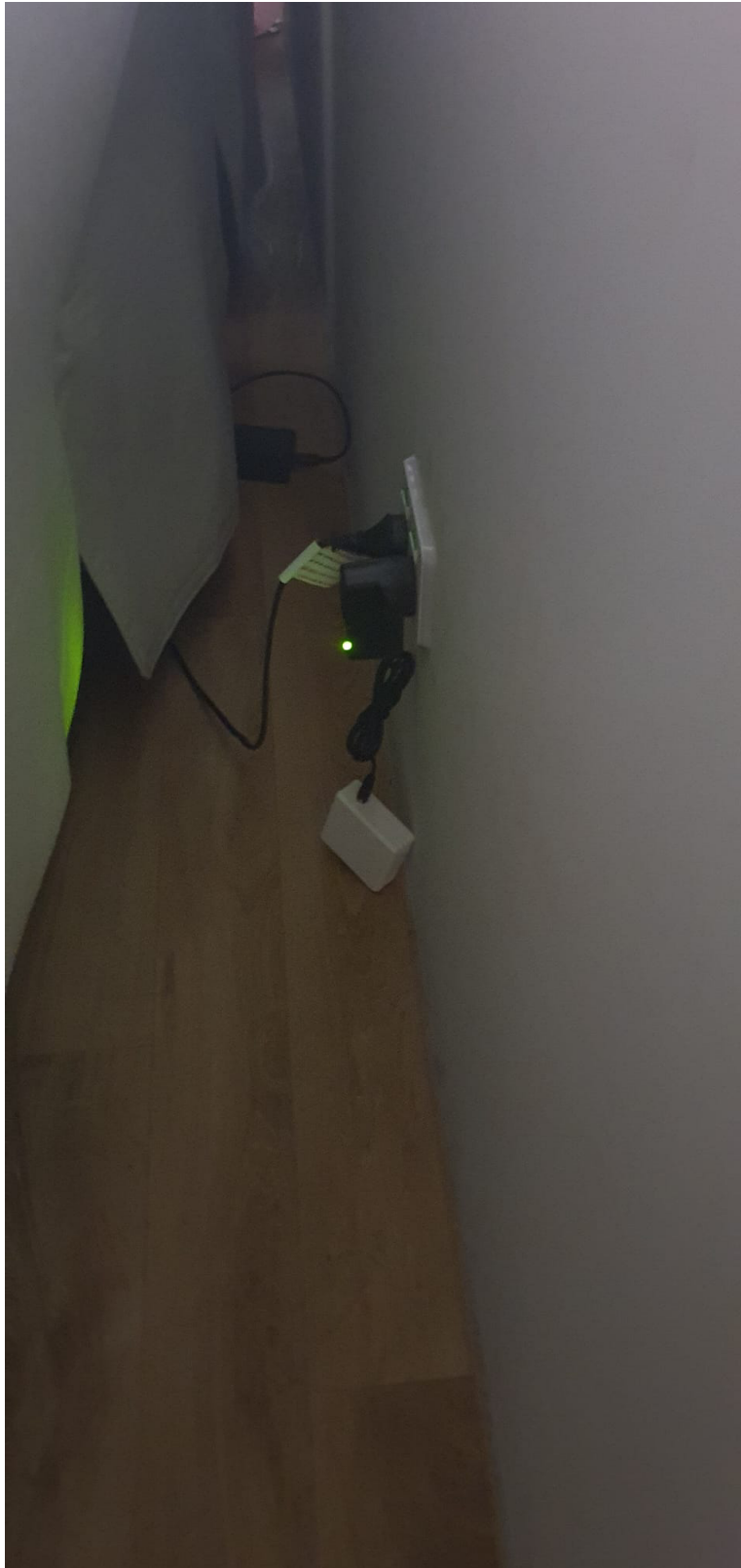


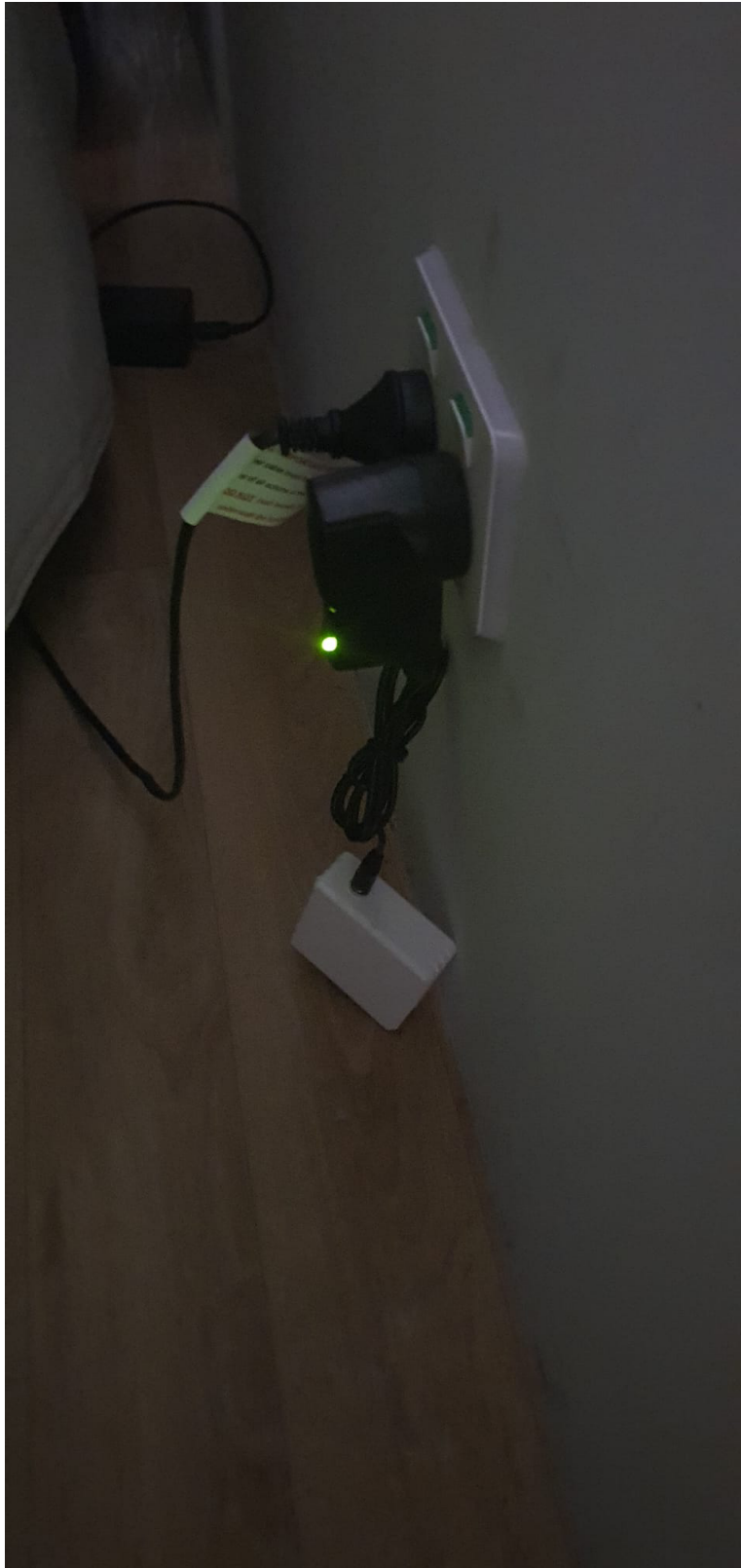















Schedule of Submissions
13A Gallagher Street – Proposed Use Not Listed (Short Stay Accommodation)

Objection

1	<p>Affected Property: 6 Gallagher Street Eden Hill WA 6054</p>	<p>Postal Address: 6 Gallagher Street Eden Hill WA 6054</p>
Summary of Submission		Comment
Objection to the proposal.		
1.1	<p>The owner doesn't allow for the guests to use the garage leaving multiple cars parking on or over the foot path. This is a direct safety hazard that impacts my family daily when taking our small children and dog to Mary crescent Park. My children like to ride their bikes and scooters and I don't see why my children should have to deviate from the footpath for inconsiderate short-term renters considering we own our home and raise a family. Photos of yesterday's guests at number 13 attached this occurs 90% of the time they have guests</p>	<p>The Town notes that the provided management plan indicates that the garage is available to guests. Should the application be approved, this would be enforced through a condition of development approval. Any indication that this is being inhibited by the owner will be a potential breach of the management plan and as such a breach of the development conditions.</p> <p>The Town notes there is inadequate space on the driveway to park two cars in a tandem arrangement without parking over the footpath. It is a breach of the parking local law to park across a footpath. Breaches of the local law should be forwarded through to the Town's Rangers services for compliance action.</p> <p>This issue is addressed in the report and the Town has requested that the management plan is amended to state that the site only provides for the parking of two vehicles (one in the garage and one in the driveway). Should the application be approved, this would be reinforced through a condition of approval.</p>
1.2		Noted.
1.3		Noted.

	
<p>1.4</p> 	<p>Noted.</p>

2	Affected Property 5 Clay Street Eden Hill WA 6054	Postal Address 5 Clay Street Eden Hill WA 6054
Summary of Submission		Comment
Objection to the proposal.		
<p>2.1 I am responding to the application for short stay accommodation at number 13A Gallagher St Eden Hill reference number 2021-147. I am opposed to this type of business in a quiet suburban area as I know when this type of accommodation starts the rules put forward are never enforced and realistically there is no body to enforce them. I realise nine out of ten guests would be fine but there is always the ones that cause problems for neighbours and once approval is given for one others will start up.</p>	<p>Noted.</p> <p>The Town acknowledges that there is a risk that if the development is not appropriately managed it may have a greater amenity impact on nearby landowners/occupiers in compared to if the site was to operate as a traditional single house.</p> <p>However, the landowner/applicant has developed a comprehensive management plan to limit these impacts.</p> <p>Should the application be approved, the Town would recommend a trial period to enable the Town to monitor the performance of the management plan. In this instance, should the subject premises not be performing and extension to the approval may not be granted.</p>	

3	Affected Property: 4 Gallagher Street Eden Hill WA 6054	Postal Address: 4 Gallagher Street Eden Hill WA 6054
Summary of Submission		Comment
Support and Comment		
3.1	Recently, I had the pleasure of my father and step mother coming to visit me and my children from the East Coast. The property in question was the most ideal location for them to stay, and be close to their grandchildren. To be able to just meander down the road to my house, as I also live on Gallagher Street, was super convenient, and in essence, great for when we also caught up for dinner.	Noted.
3.2	Any other guests of this accommodation have not been a bother to me or my family. We do not hear any noise coming from the property at all	Noted.
3.3	The only small issue I see, is parking for the guests. As I have seen some guests park their caravans in the driveway, and then their vehicle on the verge.	The management plan prohibits parking on the verge. If guests do park on the verge or across the footpath it will be a breach of the management plan and the parking local law.
3.4	Please keep this lovely business running in the local area, so that many more families can enjoy having their distant relatives close by.	Noted.



NOTE: IF HOUSE REMAINING, SURVEY OF BOUNDARIES FOR HOUSE POSITION REQUIRED.

LOT No: 88

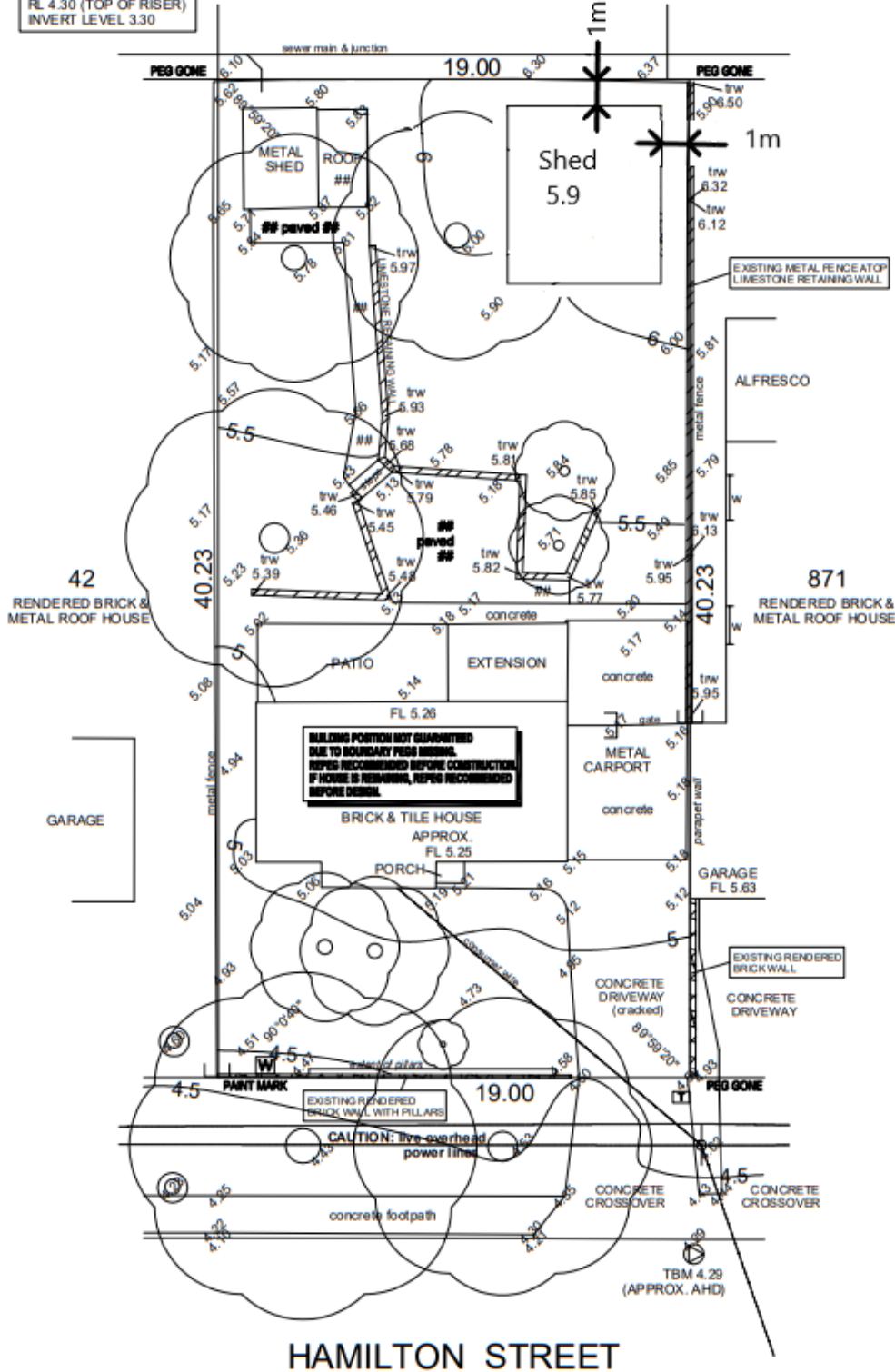
AREA : 764m² ☒



SEWER JUNCTION
IN 1.5 UP 1.0
RL 4.30 (TOP OF RISER)
INVERT LEVEL 3.30

53
HOUSE WELL CLEAR

54
HOUSE WELL CLEAR



POSITION OF FENCES & WALLS INDICATED
EXCEPT WHERE NOT SHOWN OTHERWISE
PEGS COVERED OUT AT TIME OF SURVEY

POSITION OF FEATURES IN RESPECT
TO BOUNDARIES NOT GUARANTEED
PEGS MISSING AT TIME OF SURVEY

ONLY OBVIOUS VISIBLE SERVICES HAVE BEEN LOCATED
PRIOR TO ANY EXCAVATION, CONSTRUCTION OR DEMOLITION
THE RELEVANT SERVICE AUTHORITIES MUST BE CONTACTED
TO CONFIRM THE LOCATION OF ALL UNDERGROUND SERVICES

SMH
4.15



AUSTRALIAN HEIGHT DATUM (AHD)
DERIVED FROM SEWER MANHOLE
LID LEVEL

0 5 10 15 20

SITE PLAN 1:200 at A3

REF NO: 72000 FILE NO: 433 DATE: 08.06.22 DRAWN: AC

SURVEYOR SITE INSPECTION REPORT

ELECTRICITY: OVERHEAD	GAS: YES
PHONE: YES	WATER: YES (LHS)
SEWERAGE: YES, ABOUT 1.4m DEEP (TOP OF RISER)	
ROAD: BITUMEN	
KERB: BARRIER (cracked)	
FOOTPATH: CONCRETE	
VEGETATION: ESTABLISHED GARDENS & TREES	
SOIL: SAND, POSSIBLE CLAY	
VIEWS: NIL	

R. G. LESTER & ASSOCIATES
LICENSED LAND & ENGINEERING SURVEYORS
NORTH BEACH PLAZA
SHOP 7 | 1 NORTH BEACH ROAD | NORTH BEACH | WA 6020
PH: 94485099
admin@rglesstersurveys.com.au

NOTES

Block located more than
1 kilometre from the ocean.

IMPORTANT NOTE: Location of boundary pegs & improvements NOT guaranteed unless boundaries are repegged at time of survey. Check title for easements, covenants & covenants. Plumbing contractors to confirm sewer depths before pipe laying. All sewer details plotted from information supplied by Water Corporation Spatial Information Management. Refer to the disclaimer notes on Water Corp E-PLAN.

<input checked="" type="checkbox"/> NBN PIT	<input checked="" type="checkbox"/> GAS	<input checked="" type="checkbox"/> TREE
<input checked="" type="checkbox"/> TELECOM PIT	<input checked="" type="checkbox"/> HYDRANT	<input checked="" type="checkbox"/> PALM TREE
<input checked="" type="checkbox"/> COMMUNICATION PIT	<input checked="" type="checkbox"/> FENCE END	<input checked="" type="checkbox"/> TREE STUMP
<input checked="" type="checkbox"/> POWER DOME	<input checked="" type="checkbox"/> PILLAR	<input checked="" type="checkbox"/> SIDE ENTRY PIT
<input checked="" type="checkbox"/> POWER POLE		<input checked="" type="checkbox"/> STOP VALVE
		<input checked="" type="checkbox"/> PRE-LAD WATER PIPE
		<input checked="" type="checkbox"/> WATER METER
		<input checked="" type="checkbox"/> SEWERAGE MANHOLE
		<input checked="" type="checkbox"/> GRATED DRAIN

BUILDER:

CLIENT / S:

KAVANAGH

SITE ADDRESS:

LOT 88 (#86) HAMILTON STREET,
BASSENDEAN

Local Authority:

TOWN OF BASSENDEAN

TITLE DETAILS

LOT NOS: 88

C/T VOL: 93 of 169

48500

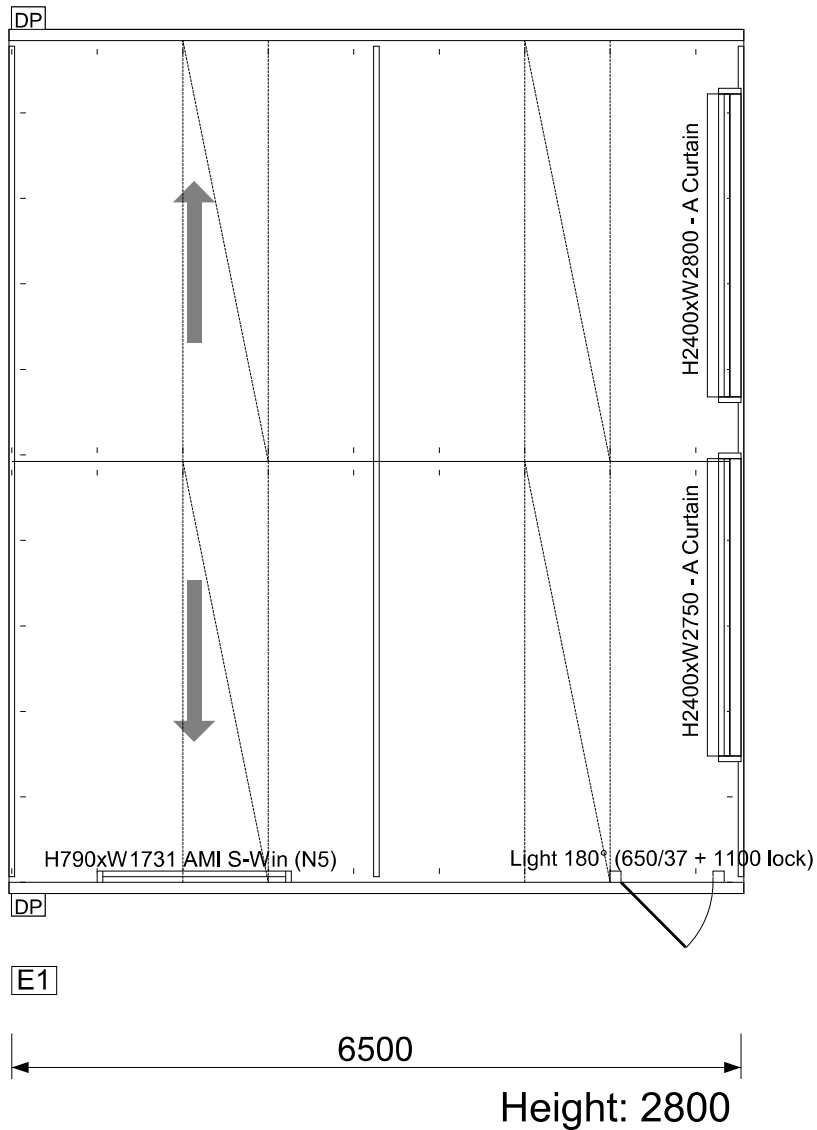
48500

JOB No:

SURVEY 72000

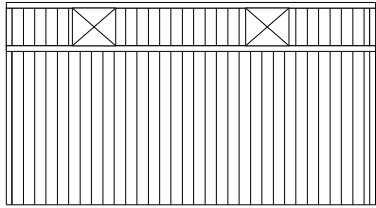
Attachment 12.3.1

F1



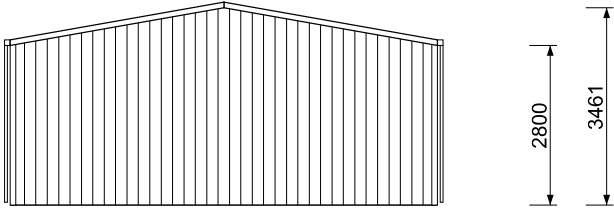
OPTION ITEMS LIST:

- 1 x Window
 - 1 x H790xW1731 AMI S-Win (N5)
- 1 x PA Door
 - 1 x Light 180° (650/37 + 1100 lock)
- 2 x Roller Doors
 - 1 x H2400xW2800 - A Curtain
 - 1 x H2400xW2750 - A Curtain
- 4 x Skylights
 - 4 x F/gl 8oz 2400gsm Opal
- (F1) 1 x each x Vent - Spinaway 300 dia
- (E1) 1 x Eng - Certificate (WA) - Enduro



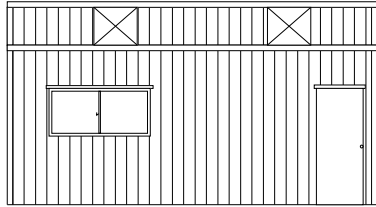
6500

Back



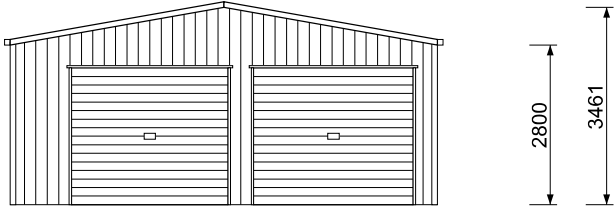
7500

Left



6500

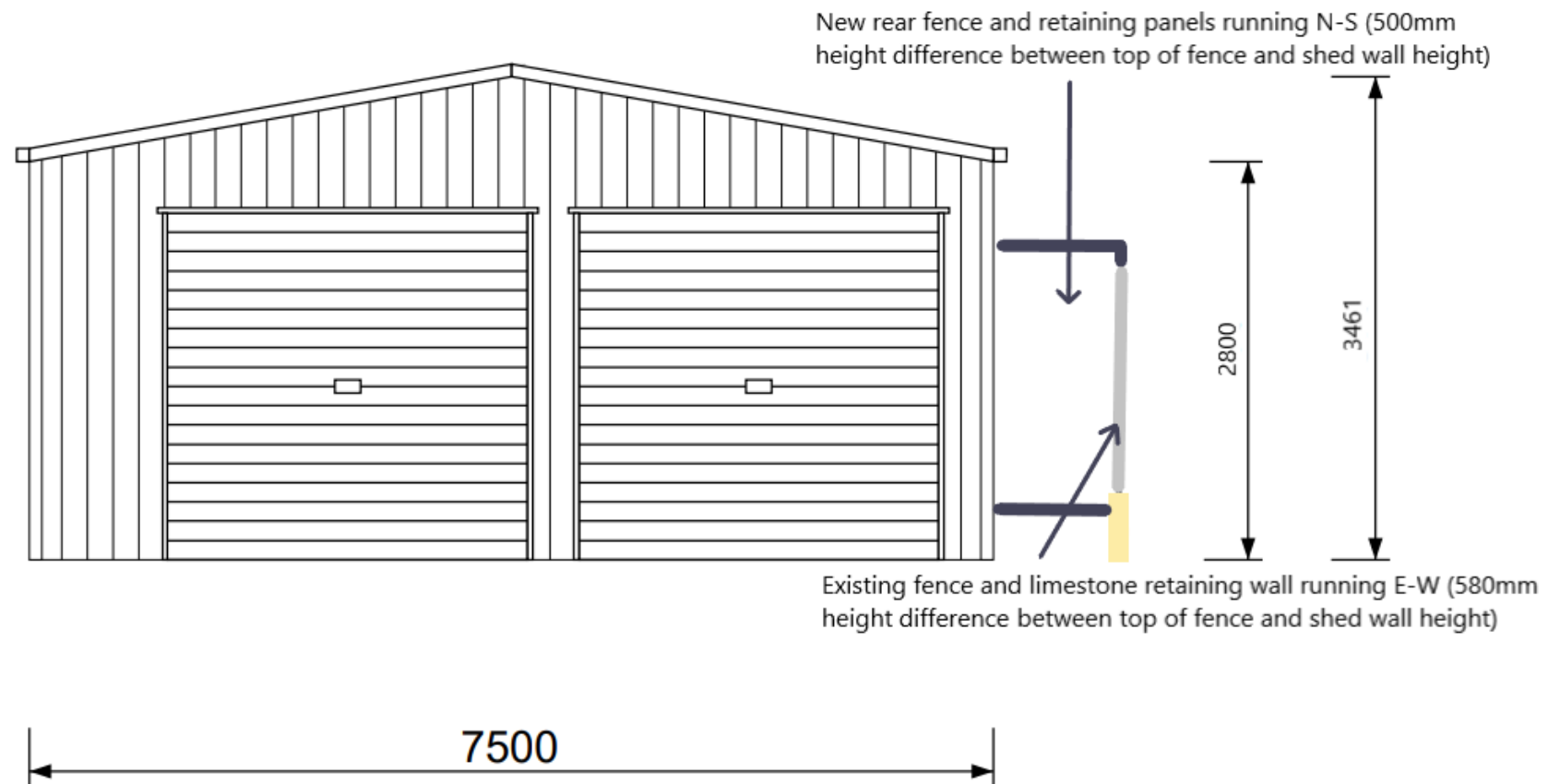
Front



7500

Right

Front elevation of shed relating to adjoining property boundary fences



Liam Kavanagh
86 Hamilton Street
Bassendean WA 6054
Ph: 0448038103
Email: liamkavanagh1@bigpond.com

Justification Letter

Dear Ms Peta Mabbs, CEO Town of Bassendean,

RE: 86 Hamilton Street, Bassendean – Shed Application

JUSTIFICATION FOR DEVELOPMENT APPLICATION – New shed/outbuilding to accompany existing single dwelling at Lot 88, (86) Hamilton Street, Bassendean, WA, 6054.

This letter aims to address a proposed variation to the design principals covered by the State Planning Policy 7.3 – Residential Design Codes Vol. 1 (R-Codes) and the Town of Bassendean’s Local Planning Policy No. 12 in support of the proposed shed/outbuildings height.

Description of Development

A development application has been submitted to the Town of Bassendean by myself, Liam Kavanagh, an owner and resident of 86 Hamilton Street, with the aim to gain approval to build a new Colorbond shed in the rear North Western corner of the block. The purpose of this new shed is to provide much needed storage, security and a working space for personal use, as the existing dwelling offers no such space for safe storage of belongings, tools or vehicles.

The property is bound by Hamilton Street to the East, and residential properties across all other boundaries. It is currently zoned R20 and consists of a small brick and tile 3x1 dwelling, a storage structure constructed by the previous owner in the South Western corner (unapproved structure to my knowledge) and a single carport alongside the house on the northern boundary line. The existing storage/garden shed has a footprint of 12m², which when combined with our proposed shed the total area of outbuildings will slightly exceed the allowed 60m² as stated in Part 5.4.3 of the State Planning Policy 7.3 – Residential Design Codes Vol. 1 (R-Codes), B (i). In order to comply with the R-Codes as best we can, this structure will be removed to make way for a larger grassed area and garden beds along the fence line as a tidy, practical yard to enjoy, and making the most of the existing trees.

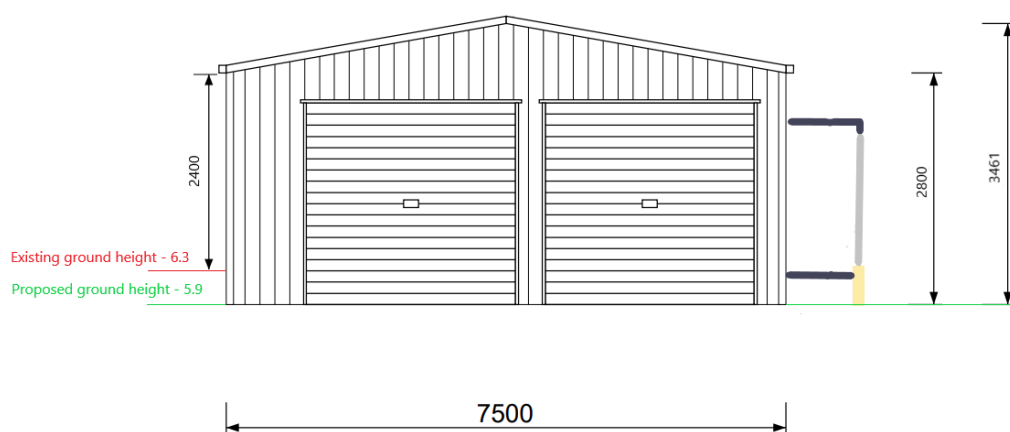
Proposed Variation

Following the initial development application submission, the Town has identified that additional justification is required to support the proposed height exceeding 2.4m as listed in Local Planning policy No. 12, C5.4.3 – Outbuildings, B (iii), “does not exceed a wall height of 2.4m”, and State Planning Policy 7.3 – Residential Design Codes Vol. 1 (R-Codes) Part 5.4.3 C3 B (iii).

The proposed shed has a height of 2.8m, exceeding the deemed-to-comply 2.4m by 400mm. This is an amended height from my original submission which also included a proposed setback of 0.5m, however was objected to by both neighbours. An amended proposal was then put to the adjoining property owners with a

deemed-to-comply setback of 1m from property boundaries, and a reduced height from 3.1m down to 2.8m, satisfying 1 adjoining property owner, but still objected to by another. Further discussions with the objecting neighbour have failed to find some common ground, with no alterations or suggestions being offered by them to find a possible way forward. However, I have come down to my minimum height practical for the purposes I see myself using the shed for in future years as our family grows. In consideration for our adjoining property owners/neighbours, we plan to lower the normal ground height of the yard by 400mm. We have recently replaced the rear fence with a Colorbond one and installed retaining panels to accommodate this new ground level. By excavating the proposed shed site and relevening a portion of our block we can achieve the same roofline height that a deemed-to-comply shed of 2.4m wall height would, making the height from normal ground level to the top of the wall 2.4m as shown in the below diagram. This will allow us to achieve the extra height we are seeking, and keep the roofline as low as possible for our neighbours.

Front elevation of shed, showing adjoining property fences and the existing vs proposed ground heights



Furthermore, I am justifying the height alteration to the provision due to a need for higher access through the roller doors than a 2.4m wall height will allow, for a number of reasons including;

1. Access and safe storage for a work van, which a wall height of 2.4m (door opening of roughly 1.95m) will not accommodate, as I am an electrician and often need secure parking for materials and goods on/in my work van.
2. I own a four-wheel drive and want a safe, dry workshop to park and work on it as required. A wall height of 2.4m and door opening of 1.95m will not allow access, as it currently sits at 2.15m height with nothing on the roof rack and is compliant with current WA Road Regulations for vehicle suspension and tyre heights.
3. In future I plan to have a hoist fitted to carry out maintenance and project work, which requires a height clearance of 2.866m (by slightly moving the hoist posts off the shed wall I can gain the 66mm extra height needed as the pitch of the roof allows).
4. The extra height will give me added storage for fixed shelving, negating the need for an extra storage/garden shed to store bulky items, as well as adequate shelving above for tools, materials, household goods, archives, etc.
5. In future I would like to buy a project car such as an old Toyota Landcruiser, or sedan to work on with my son, and having the added height and hoist will make this a much more practical and enjoyable venture.

A point discussed with the objecting neighbour was that the proposed shed may block light and skyline views from their yard, and that they would rather look at the existing tree that is to the rear of my property, not on an adjoining property to their block. I do not believe these reasons are justified as we are to the south of them, with the rise and fall path of the sun the shed's location will not cast a shadow on their property and blocks no natural light entering their yard. With the deemed-to-comply setback of 1m and consideration taken in regards to the overall height the shed will sit at, there is plenty of room for light and air to naturally circulate between the two properties. When the objecting owner purchased and developed their block to have 2x dwellings, they excavated (lowered) their yard height, installing a retaining wall along our boundary, meaning that any potential development on the rear of our block would be at a substantially different height to their yard height. As stated above, we are planning on lowering that corner of our block to overcome some of the height difference the proposed shed would incur.

Part 5.4 of the State Planning Policy 7.3 – Residential Design Codes Vol. 1 (R-Codes) states an objective of the Building Design is (c) To maintain the amenity of streetscapes and views along the street. I believe a major issue to practicality of local streets and the amenity of streetscapes and views is the amount of street and verge parking. By having a higher shed capable of storing the vehicles, trailers and materials I own/use, this will eliminate the requirement for street parking on a regular basis, and multiple cars on the driveway, in the carport or on the verge.

In conclusion

We have only recently purchased 86 Hamilton Street as our forever home location. After living and renting in Bassendean for 8 years now, we have developed a love for the area, community and feel it provides. Our plan is to eventually demolish the 3x1 dwelling (albeit after having to already renovate to a liveable standard) and build a new home to match the surrounding properties, adding value and appeal to the street and town. A shed has always been a big ticket for us and looking around the town it must be for a lot of residents. A space for safe storage and projects, relief from the everyday, and a sense of space coupled with a nice yard, is the reason we have purchased this block and aim to stay. We don't want to flip a house, develop or move anytime soon, just build a beautiful home to grow into, in this wonderful part of Greater Perth.

We believe we have complied with the R Codes as best we can and compensated for the variation we seek, as well as addressing the opinions of our neighbours in a practical, respectful and unbiased way. We are of the view that although the proposed development does not meet the deemed-to-comply wall height requirement in the above-mentioned Codes, our justifications are true, reasonable and practical, and believe the proposed development is consistent with the overall principles and objectives of the Design Codes. We therefore respectfully request the Town approves the development application accordingly. Thank you sincerely for your time.

Kind regards,



Liam Kavanagh

Quarterly Report - Quarter Four

Status update - 1 April 2022 to 30 June 2022



Following is an update of projects/actions set out in the Town of Bassendean Corporate Business Plan 2021-2025 for the period of 1 April 2022 to 30 June 2022. Projects “not started” refer to projects that are to commence in later financial years in accordance with the timeframe stated in the Corporate Business Plan.

At a glance... 2021/2022 Financial Year Projects



Strengthening and Connecting our Community (Priority Area 1)

■ On track	(9)
■ Off track	(2)
■ Not started	(1)
■ Complete	(6)
TOTAL	(18)



Leading environmental sustainability (Priority Area 2)

■ On track	(8)
■ Off track	(2)
■ Not started	(5)
■ Complete	(7)
TOTAL	(22)



Creating a vibrant town and precincts (Priority Area 3)

■ On track	(3)
■ Off track	(0)
■ Not started	(1)
■ Complete	(1)
TOTAL	(5)



Driving financial sustainability (Priority Area 4)

■ On track	(1)
■ Off track	(1)
■ Not started	(1)
■ Complete	(6)
TOTAL	(9)

Quarterly Report - Quarter Four

Status update - 1 April 2022 to 30 June 2022



Facilitating people-centred services (Priority Area 5)

■ On track	(0)
■ Off track	(3)
■ Not started	(1)
■ Complete	(3)
TOTAL	(7)



Providing visionary leadership and making great decisions (Priority Area 6)

■ On track	(4)
■ Off track	(0)
■ Not started	(0)
■ Complete	(6)
TOTAL	(10)



Building community identity by celebrating culture and heritage (Priority Area 7)

■ On track	(2)
■ Off track	(0)
■ Not started	(2)
■ Complete	(6)
TOTAL	(10)

PRIORITY AREA 1 STRENGTHENING AND CONNECTING OUR COMMUNITY

Objective 1.1	Success Measures
Fostering a culture of collaboration and trust between the organisation and community	<ul style="list-style-type: none"> Greater community support for decision making

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Undertake Community Survey to inform future service delivery and investment			●	●	Complete	The Markyt Community survey was sent to residents and businesses within the district in May 2022. This year, residents and businesses were able to answer the survey online. The survey opened on 9 May and closed on 3 June. A total of 1,125 responses were received. The results of the survey are to be presented to Council at 12 July 2022 Workshop.

Objective 1.2	Success Measures
Establishing partnerships with the community that build capacity, connection and sense of belonging	<ul style="list-style-type: none"> • Increased percentage of services delivered by community groups compared to the Town • Increased social return on investment using an agreed approach • Increased volunteer participation rates • Town staff hours result in greater return for time in volunteer management

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Implement Community insurance cover for community groups	●	●			Complete	
Deliver community capacity building initiatives/ workshops	●	●	●	●	On Track	Volunteering workshops were conducted on 13 April and 8 June 2022.
Revise and re-launch Sponsorship and Grants	●				Complete	
Promote grant opportunities to community groups	●	●	●	●	On Track	GrantGuru subscription confirmed to deliver an online grants finding portal for community, businesses and the Town. Preparatory report has been developed and it is intended that this will be 'live' in late July.

Objective 1.3	Success Measures
Treating people equitably with access to programs and services, regardless of advantage or ability	<ul style="list-style-type: none"> Alignment between services delivered and community needs Diversity (in terms of demographic, ability, culture, background) of community members accessing spaces, places, programs and services is reflective of community structure

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Undertake and implement recommendations of service review of Seniors and Disability Services	●	●	●	●	On Track	SDS divestment occurred 30 June 2022 as scheduled.
Prepare a new Access and Inclusion Plan for beyond 2023/24					Not Started	

Objective 1.4	Success Measures
Creating an environment where people feel welcome and safe	<ul style="list-style-type: none"> Increased use of public transport by different demographics Increased active transport by different demographics Reduced antisocial incidents

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Develop a Right of Way Strategy	●	●			Complete	
Facilitate Western Power in delivering Underground Power Project	●	●	●	●	On Track	WP is on track to deliver this project by the 23/12/2022
Develop a Path Network Policy	●	●	●	●	On Track	Path Policy has been provided to Councillors through the Bulletin for early feedback and is scheduled for the September OCM

Objective 1.5	Success Measures
Supporting healthy lifestyles throughout our Town	<ul style="list-style-type: none"> Increased use of public open spaces and other amenities Improved health and wellbeing of residents

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Prepare Jubilee Masterplan	●				Complete	
Advocate for external funding of Jubilee Masterplan	●	●	●	●	On Track	Advocacy efforts directed at Federal Member and Liberal candidate in lead up to Federal Election.
Develop a Public Open Space Strategy	●	●	●	●	Off Track	Draft Strategy deferred by Council in April 2022.
Develop a Public Health Plan	●	●	●	●	On Track	Public Health Plan drafted, however, to be updated following 2021 Census data release in mid-2022.
Creation of BIC Reserve Concept Plan	●	●	●		Off Track	Scheduled for a Council Workshop in September 2022 (Q1 22/23).
Complete construction of nature play based Playground and Ablutions at Sandy Beach Reserve	●	●	●	●	On Track	Scheduled for completion on the 12/7/2022

Objective 1.7	Success Measures
Facilitating community connection	<ul style="list-style-type: none"> Increased participation rates in volunteering, community activities and events

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Deliver or promote community events and/ or activations	●	●	●	●	On Track	<ul style="list-style-type: none"> ➤ Plants to Residents Program was launched at the April Night Markets. ➤ The Town of Bassendean, Switch Your Thinking and Environment House had a row of stalls at the April Night Markets, to promote the WA Tree Festival and sustainability initiatives. ➤ Citizenship Ceremony held on 27 May. ➤ Reuse: Embracing the Circular Economy - The Repair Café (24 May 5.30-7pm Library Meeting room). ➤ Interlude Crochet with Zoe- learn to crochet for beginners, session 2 (25 May) ➤ Library Event- Story Time National Simultaneous Storytime (26 May) ➤ Library activities for children Robotics STEM comes alive- Robotics session for kids (29 May) ➤ Bassendean Markets (29 May and 26 June) - Food trucks, local stalls, arts & crafts, children's zone. ➤ Step into Volunteering Partnership with Swan & Bassendean Volunteer Centres (8 June). ➤ Zero Waste Workshop with Araluen Hagan (11 June). ➤ Repair Café Bassendean Volunteers repairing items for community members (12 June). ➤ Library Event- Literary Salon Meet the author- an evening with Barry Nichols (14 June) ➤ Workshop Sustainable Habits (18 June).
Review Community Awards Policy	●				Complete	

PRIORITY AREA 2 LEADING ENVIRONMENTAL SUSTAINABILITY

Objective 2.1	Success Measures
Demonstrate strong leadership in waste reduction and carbon neutrality	SHORT TERM <ul style="list-style-type: none"> State Government targets are met Waste generated per capita is reduced by 10% LONG TERM <ul style="list-style-type: none"> 70% of waste is diverted from landfill by 2030 On track to achieve carbon neutrality by 2030

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Develop an Emissions Reduction Strategy for the Community					Not Started	
Create Emissions Reduction Strategy for organisation		●	●	●	On Track	Corporate Emissions Reduction Strategy 2022- 2024 approved by the Corporate Management Committee on 20 June 2022 and now available on the Town's website Natural Environment, Sustainability and Climate Action » Town of Bassendean

Objective 2.2	Success Measures
Be innovative in responses to sustainability challenges	SHORT TERM <ul style="list-style-type: none"> Examples of being first adopters are evident

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Review environmental sustainability policies		●	●		Complete	Completed Q3.
Consider power purchasing agreements including through WALGA's Energy and Renewables Project	●	●			Complete	Completed Q2.

Implement the purchase of Green Power and /or carbon offsets for the Town's emissions	●	●	●	●	On Track	100% renewable energy purchased for all electricity consumed from October 2021. Carbon offsets to be purchased after calculation of emissions at end of financial year.
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Objective 2.3	Success Measures
Foster an empowered community that drives sustainability	SHORT TERM <ul style="list-style-type: none"> Increased community support for sustainable initiatives

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Develop an Environmental Sustainability statement		●	●		Complete	Completed Q3.

Objective 2.4	Success Measures
Conserve, protect and enhance our natural environment and biodiversity	SHORT TERM <ul style="list-style-type: none"> Increased number and rate of participation of environmental volunteers LONG TERM <ul style="list-style-type: none"> Restoration and revegetation measures improve

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Progress land acquisitions contemplated by Town Planning Scheme 4A	●	●	●	●	On Track	The Town has acquired Lot 304 Kenny Street (pedestrian accessway) and it scoping the process for taking the remaining parcels under the <i>Land Administration Act 1997</i> .
Undertake an assessment of our river and foreshore condition	●	●			Complete	Completed Q2. Annual re-assessment completed 19 May 2022.
Commence development of a 10 year foreshore restoration plan and integrate into Long Term Financial Plan	●	●	●	●	On Track	10 year foreshore restoration plan developed in Q2, requires integration with LTFP.
Progress stage 2 of Bindaring Wetland restoration	●	●	●	●	Complete	Completed May- June 2022 with weed control and matting installed and planting completed by school volunteers and the Town's contractor.
Develop a plan for the future of Point Reserve	●	●	●	●	On Track	Draft Concept ideas discussed at Councillor workshops on 8 March and 7 June 2022. Site meeting held with State Government agencies. Met with local access group with feedback received. Property owners and occupants adjacent to concept area invited to consultation site meeting scheduled for 6 July 2022. Traffic counters installed to monitor current use of upper and lower carparks.
Partner with State Government to respond to Ashfield Flats Hydrology Study	●	●	●	●	On Track	Comment provided on draft Project Overview. First meeting of Steering Group scheduled for August 2022. Grant funding of \$40,000 received towards foreshore design and management solutions within the Ashfield Flats Study Area over 2022/23- 2023/24.
Develop 1 year and 10 year Natural Area Plans	●	●			Off Track	10 year and 1 year Natural Area Plans finalised for all locations except Success Hill Reserve in Q3. Consultation

						meeting scheduled for July 2022 with traditional owners, due to Success Hill Reserve being a registered Aboriginal Heritage site.
Complete works on Success Hill drainage design and construction	●	●	●	●	On Track	Feasibility study is currently underway with subsurface investigation occurring with stakeholder engagement planned for 2022/23 and construction planned for 2023/24

Objective 2.5	Success Measures
Value and conserve and protect our water resources and waterways	SHORT TERM <ul style="list-style-type: none"> • Gold Waterwise Council status is retained • Quality of water flows into Swan River improves • Stream restoration measures improve

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Develop a Waterwise Bassendean Strategy					Not Started	
Repurpose open drain between Second and Third Avenue to create a Living Stream (Stage 1)	●	●	●	●	Off Track	90% designs submitted to Water Corporation in early April 2022 with response received in June. Meeting scheduled to resolve outstanding design elements and Licence agreement.
Repurpose open drain between Third and Fourth Avenue to create a Living Stream (Stage 2)					Not Started	
Review the outcomes of the Living Stream program for a future program for the design and implementation of living streams					Not Started	

Objective 2.6	Success Measures
Support the creation of a more green and shaded Town	SHORT TERM <ul style="list-style-type: none"> Fewer trees lost during development LONG TERM <ul style="list-style-type: none"> Increased proportion of tree cover Reduced heat island effect

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Implement tree succession focussing on verge trees for planting in winter 2022	●	●	●		On Track	100% of the existing verge trees have now been assessed and the Town is implementing the tree succession plans which will be ongoing for the winter planting program. 171 Trees have been assessed as dead or dying with the Town replacing 56 in prior years. At this stage, the Town will replace another 40 of these trees this winter.
Develop longer term tree planting and biodiversity corridors program					Not Started	
Deliver a 'Green Trail' along our Principal Shared Path (near Railway line)	●	●			Complete	
Assess and map the health of our existing trees to better plan for the future	●	●			Complete	100% of the existing verge trees have been assessed and mapped.

PRIORITY AREA 3 CREATING A VIBRANT TOWN AND PRECINCTS

Objective 3.1	Success Measures
Support the town centre to thrive	<p>LONG TERM</p> <ul style="list-style-type: none"> • Increased number of developments within the town centre • Increased population within the Town • Improved retention of existing businesses • Increased number and retention of new businesses • Increased local employment

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Develop and present to Council a Town Centre Master Plan to promote and facilitate future investment	●	●			Complete	
Develop a promotions strategy for the town centre to attract investors and developers		●	●	●	On track	Engagement with State Government to determine interest in developing key town sites.
Investigate development and usage opportunities for 35 Old Perth Road					On track	The Town commissioned an architect to prepare development concepts. The Town has approached the Department of Communities regarding its potential interest in the site.

Objective 3.2	Success Measures
Increase the residential population close to centres and train stations	<p>LONG TERM</p> <ul style="list-style-type: none"> • Meet obligations under State population targets • Appropriately located development • Increased dwelling numbers and diversity of dwelling types • Enhanced quality of development outcomes

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Amend the Local Planning Strategy and create a new Local Planning Scheme	●	●	●	●	On Track	On 31 May 2022, the draft Strategy was considered by the Statutory Planning Committee in May 2022 and was determined to be satisfactory for advertising. In June 2022, Council resolved to note the draft Strategy.
Prepare Precinct Structure Plan for the Bassendean Town Centre			●	●	On Track	Project currently being scoped.

PRIORITY AREA 4 DRIVING FINANCIAL SUSTAINABILITY

Objective 4.1	Success Measures
Ensure there is sufficient, effective and sustainable use of assets	<p>SHORT TERM</p> <ul style="list-style-type: none"> • All Town-owned buildings increased in their utilisation • Defined position and strategy of when buildings need renewal <p>LONG TERM</p> <ul style="list-style-type: none"> • Consolidated infrastructure footprint • Enhanced sustainability footprint • Clear indications of whole-of-life costs

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Review Land Asset Strategy	●	●	●		Complete	
Develop Asset Management Strategy	●	●	●		Complete	
Undertake re-valuation of assets				●	Off Track	There was a delay by the contractor due to their busy schedule of work. The revaluation has been completed and the Town should receive the data in Q1 22/23.
Remediate Success Hill jetty	●	●			Complete	
Review Long Term Financial Plan		●	●	●	On Track	
Integrate Long Term Financial Plan with SCP, CBP, AMPs, informing strategies and plans					Not Started	
Develop plan for colocation of Administration	●	●	●	●	Complete	In June 2022, Council considered the proposal and resolved not to proceed.

Objective 4.2	Success Measures
Ensure community facilities are accessible to and well utilised by a diverse range of community members	SHORT TERM <ul style="list-style-type: none"> Increased use of facilities Increased shared use of spaces/diversity of use

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Finalise a new property leasing framework	●				Complete	

Objective 4.3	Success Measures
Support the local economy	SHORT TERM <ul style="list-style-type: none"> Increased local employment, relative to non-local employment Increased local supply-chain use, relative to non-local supply

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Seek grant to pilot pedestrian first zone on Old Perth Road	●				Complete	

PRIORITY AREA 5 FACILITATING PEOPLE-CENTRED SERVICES

Objective 5.1	Success Measures
Ensure community members know where and how to access services	SHORT TERM <ul style="list-style-type: none"> • Clarity within the community and local government regarding who deals with different types of decision • Clarity and consistency around complaints procedure

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Prepare a new welcome pack for community members	●	●			Complete	
Review Customer Services Charter and Complaints Handling Procedure	●	●			Off Track	The Customer Service Charter and Complaints Handling Procedure were tabled at CMC in Q3 with feedback to be provided in April. Feedback was considered and included in the draft documents. Final adoption of these documents has been delayed due to the officer responsible being away with COVID-19 and illness. These documents are to be considered at CMC in Q1 22/23 for final adoption.

Objective 5.2	Success Measures
Deliver efficient and well-connected internet and computer technology systems	SHORT TERM <ul style="list-style-type: none"> Improved efficiency of online services for community Improved efficiency of online services for administration Increased customer base for online services

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Develop and implement agenda preparation module and councillor portal		●	●	●	Complete	The Town commenced integration of the Doc Assembler and Docs on Tap modules in Quarter 4. Training for Councillors and officers was conducted through April and May. The May round of meetings was the first time that Doc Assembler was utilised to create the Council agenda.
Prepare Policy addressing Councillor ICT requirements	●				Complete	
Undertake Records Management review to align to ICT strategy					Not Started	
Upgrade audio visual equipment in Council Chambers			●	●	Off Track	The original scope of the project was amended due to the quotes received for the upgrade exceeding the available budget. IT met with the Mayor, Deputy Mayor and the executive in June to discuss the requirements of the upgrade in order to finalise the scope.
Facilitate online applications, lodgements and payments			●	●	Off Track	

PRIORITY AREA 6 PROVIDING VISIONARY LEADERSHIP AND MAKING GREAT DECISIONS

Objective 6.1	Success Measures
Make brave decisions in line with a risk appetite	<p>SHORT TERM</p> <ul style="list-style-type: none"> Efficient and effective Council meetings Defensible decision making that is based on the identification of opportunities and benefits as well as negative impacts <p>LONG TERM</p> <ul style="list-style-type: none"> Examples of being first adopters

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Develop a Fraud and Corruption Control Plan	●	●			Complete	
Finalise and implement new risk management framework	●	●	●	●	On Track	
Facilitate Regulation 17 Review				●	Complete	

Objective 6.2	Success Measures
Ensure major decision making is informed by community feedback	<ul style="list-style-type: none"> Ensure community engagement processes are implemented in major strategic projects

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Finalise strategic communications plan and develop an implementation plan to roll out key recommendations	●	●	●	●	On Track	Key recommendations being implemented in line with implementation plan.

Objective 6.3	Success Measures
Ensure operational activities reflect the strategic focus of Council	SHORT TERM <ul style="list-style-type: none"> • Openness and transparency of decision making • Enhanced staff morale • Staff have appropriate strategic direction • Agreement on the link between projects and Strategic Community Plan • General alignment regarding values

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Develop a Communications Policy	●	●			Complete	
Review of Delegations	●				Complete	

Objective 6.4	Success Measures
Reinforce a culture of collaboration, trust and demarcation between Council, administration and the community	SHORT TERM <ul style="list-style-type: none"> • Openness and transparency of decision making • Enhanced staff morale • Staff have appropriate strategic direction • Agreement on the link between projects and Strategic Community Plan • General alignment regarding values

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Develop and deliver induction program for new Council		●			Complete	

Objective 6.5	Success Measures
Foster an environment of innovation and leadership	SHORT TERM <ul style="list-style-type: none"> • Councillors and staff feel empowered to make appropriate decisions • Professional development for staff and councillors • Inductions to professional networks LONG TERM <ul style="list-style-type: none"> • Recognition of excellence by other organisations

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Review Code of Conduct for Staff			●	●	On Track	The review of the employee Code of Conduct has commenced with a request for feedback and review by members of HR and Governance and the Executive. The feedback is to be collated prior to a final draft presented to CMC.
Deliver Annual Staff Awards Program aligned to Corporate Values		●			Complete	

Objective 6.6	Success Measures
Respond effectively and efficiently to crises	SHORT TERM <ul style="list-style-type: none"> • Clarity of impacts to business continuity among elected members and staff prior to crisis situations • Clarity amongst the community of local government, organisation and community responses

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Finalise Business Continuity, Pandemic, and Disaster Recovery Plans		●	●		On Track	CMC adopted the Business Continuity Plan on 20 June 2022. The Pandemic Response Plan was adopted by CMC in 2021. The Disaster Recovery Plan for Records has been completed. The IT Disaster Recovery Plan is to be progressed in 22/23.

PRIORITY AREA 7 BUILDING COMMUNITY IDENTITY BY CELEBRATING CULTURE AND HERITAGE

Objective 7.1	Success Measures
Appreciate, celebrate and engage with Noongar Boodjar (land), history, culture and people	<ul style="list-style-type: none"> Noongar people being active participants during projects and direction, in collaboration with the Town of Bassendean Increased understanding of Noongar Boodjar, history, culture and people among nonindigenous community

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Establish a strategy to enhance partnerships, participation and engagement of Noongar people			○	○	Not Started	Commencement of new Aboriginal Engagement Advisor in June 2022.
Celebrate NAIDOC and Reconciliation week			●	●	On Track	In May 2022, the Town promoted National Reconciliation Week, encouraged residents to get involved by way of the State-wide NRW Virtual Breakfast broadcasted virtually from WA Museum Boola Bardip and participated in the Reconciliation Banner project.

Objective 7.2	Success Measures
Create a community closely connected to its history and heritage	<p>SHORT TERM</p> <ul style="list-style-type: none"> Local studies collection actively accessed by the community <p>LONG TERM</p> <ul style="list-style-type: none"> Historical and heritage facilities are well used by the community Heritage sites and buildings are visible to locals and visitors

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Review the Town's Local Heritage Survey	●	●	●	●	Complete	Adopted by Council in May 2022.

Create a Local Planning Policy relating to the protection of local heritage and character	●	●	●	●	Complete	Adopted by Council in May 2022.
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Objective 7.3	Success Measures
Engage the community in arts and culture	<ul style="list-style-type: none"> Community participation in arts and cultural programs and activities

Project/ Actions	Timeframe				Status	Comment
	Q1	Q2	Q3	Q4		
Review Council's Public Art Policy Framework			●	●	Complete	
Develop implementation plan for the provision of Public Art		●	●	●	Not Started	Pending budget allocation and further direction from Councillors as to the specific locations for public art.
Review Relax program in response to the community survey				●	On Track	Review undertaken and provided to Councillors via the CEO Bulletin. Further consideration post Community Survey.
Deliver digital artworks along the new Green Trail (between First and Third Avenue, along the railway line)	●	●			Complete	
Create a Bassendean Gallery Graffiti Mural	●	●	●	●	Complete	
Review Art Acquisition and Management Policy	●	●	●	●	Complete	

Outstanding Council Resolutions – Recommended for Closure (to 30 June 2022)

REC_NO.	OFFICER	DESCRIPTION	ACTION_TAKEN
ROC21/88044	PAUL WHITE	OCM-22/9/21 SERVICE REVIEW – SENIORS AND DISABILITY SERVICES BUSINESS UNIT COUNCIL RESOLUTION/OFFICER RECOMMENDATION – ITEM 16.1 MOVED CR MACWILLIAM SECONDED CR BARTY THAT COUNCIL ENDORSES THE OFFICER RECOMMENDATION SHOWN IN THE CONFIDENTIAL REPORT ATTACHED TO THE ORDINARY COUNCIL AGENDA OF 28 SEPTEMBER 2021. CARRIED UNANIMOUSLY 4/0	THE TOWN COMPLETED THE DIVESTMENT PROCESS, WITH THE TRANSITION OF SDS TO AMANA LIVING COMPLETED ON 30 JUNE 2022. RECOMMEND CLOSURE
ROC18/63841	DAVID DWYER	OCM-11/09/18 - SANDY BEACH RESERVE (18092) TOILET MOVED CR MCLENNAN SECONDED CR MYKYTIUK THAT COUNCIL: 1.ENDORSES THE USAGE OF A CHEMICAL FREE SPECIALISED SECONDARY SEWER TREATMENT STANDALONE SYSTEM FOR THE SANDY BEACH TOILETS AND SEEKS THE REQUIRED STATUTORY PLANNING APPROVALS; 2.APPROVES THE TOILET BLOCK'S TENTATIVE LOCATION AS SHOWN IN PLAN PENDING FURTHER LOCATIONAL CHANGES TO THE SANDY BEACH NATURE BASED REGIONAL PLAYGROUND; 3.APPROVES THE TYPE OF TOILETS FACILITIES SIMILAR TO PHOTOGRAPH ATTACHED TO THE ORDINARY COUNCIL AGENDA OF 25 SEPTEMBER 2018 AND WHICH INCLUDE BABY CHANGE FACILITIES UNISEX CUBICLES AND AN OUTDOOR SHOWER; AND 4.GIVES CONSIDERATION TO THE TOILET BLOCK BEING THE CANVAS OF A COMMUNITY/PUBLIC ART PROJECT.	NEW TOILET COMPLETED AS PART OF SANDY BEACH PLAYGROUND - NOW OPEN. RECOMMEND CLOSURE
ROC21/80672	DAVID DWYER	OCM-12/2/21 - SECOND AVENUE BICYCLE PATH – WA BICYCLE NETWORK GRANT MOVED CR WILSON SECONDED CR HAMILTON THAT COUNCIL: 1.ACCEPTS THE WEST AUSTRALIAN BICYCLE NETWORK GRANT AND MAKES A BUDGET ALLOCATION OF \$32000 IN THE 2021/22 BUDGET; AND 2.REQUESTS THE CEO FACILITATES A WORKSHOP WITH COUNCILLORS DURING THE EARLY PLANNING STAGES OF THE SECOND AVENUE BICYCLE PATH.	COUNCIL DID NOT APPROVE FUNDING IN THE 2021/22 OR 2022/23 FINANCIAL YEARS AS NO LONGER CONSIDERED A PRIORITY. AS A RESULT THE GRANT FUNDING IS NO LONGER VALID . RECOMMEND CLOSURE
ROC22/95955	KATHLEEN STEWART	OCM-22/4/22 - CEO ANNUAL PERFORMANCE REVIEW FACILITATION (CONSULTANT RECOMMENDATION) MOVED CR MCLENNAN SECONDED CR HAMILTON THAT COUNCIL APPOINTS PORTLAND BROOME AS THE PREFERRED SUPPLIER FOR THE 2022 CEO PERFORMANCE REVIEW.	CONSULTANT APPOINTED AND PROCESS CONCLUDED. RECOMMEND CLOSURE.

ROC22/93009	NICOLE DAVEY	OCM-10/2/22 - SANDY BEACH RESERVE FORESHORE RESTORATION PLAN MOVED CR MCLENNAN SECONDED CR WILDING THAT COUNCIL CONSIDERS ALLOCATING \$39720 MUNICIPAL FUNDING AS PART OF THE 2022/23 DRAFT BUDGET PROCESS FOR DEVELOPMENT OF THE SANDY BEACH RESERVE FORESHORE RESTORATION PLAN IN ADDITION TO THE \$30640 GRANT FUNDING ALLOCATED IN THE 2021/22 ANNUAL BUDGET. YEAR COST (EX GST)COMMENTS 2021/2230640RIVERBANK GRANT 2022/2339720COUNCIL CONTRIBUTION TOTAL 70360	FUNDS HAVE BEEN APPROVED IN THE 2022/23 ANNUAL BUDGET. RECOMMEND CLOSURE
ROC22/91927	PAUL WHITE	OCM-25/12/21 - PROPOSAL FOR TENANCY MANAGEMENT OF VACANT UNITS AT HYDE RETIREMENT VILLAGE BY CONNECT VICTORIA PARK INC. MOVED CR MACWILLIAM SECONDED CR AMES THAT COUNCIL ENDORSES THE OFFICER RECOMMENDATION IN THE CONFIDENTIAL REPORT ATTACHED TO THE ORDINARY COUNCIL MEETING AGENDA OF 21 DECEMBER 2021.	MANAGEMENT AGREEMENT BETWEEN THE TOWN AND CONNECT VICTORIA PARK WAS EXECUTED ON 27 JULY 2022 FOR A PILOT PROJECT FOR TWO YEARS. NO FURTHER ACTION REQUIRED. RECOMMEND CLOSURE.
ROC21/85970	PHILLIP ADAMS	OCM-20/7/21 - TRAFFIC MANAGEMENT REQUEST FOR RAILWAY PARADE MOVED CR HAMILTON SECONDED CR WILSON THAT COUNCIL: 1.REQUESTS STAFF UPDATE THE TRAFFIC MANAGEMENT TREATMENT POLICY AND GUIDELINES FOR THE CONSIDERATION OF COUNCIL BY DECEMBER 2021; AND 2.REQUESTS STAFF EXPLORE ALTERNATIVE TRAFFIC CALMING SOLUTIONS INCLUDING ANY POTENTIAL TO REDUCE THE TOTAL PROPOSED NUMBER OF ASPHALT SPEED PLATEAUS.	POLICY AND GUIDELINESS ADOPTED BY COUNCIL. RECOMMEND CLOSURE
ROC20/72619	PHILLIP ADAMS	OCM-20/5/20 - NOTICE OF MOTION: CR WILSON: REPORT AS PART OF BUDGET PROCESS - SERVICE REVIEW FOR ALL CURRENT CONTRACT TREE MAINTENANCE CHEMICAL FREE VERGE WEED MAINTENANCE STREET SWEEPING AND WATERING ACTIVITIES MOVED CR WILSON SECONDED CR HAMILTON THAT COUNCIL: 1.REQUESTS A SERVICE REVIEW BE CONDUCTED FOR ALL CURRENTLY CONTRACTED TREE MAINTENANCE CHEMICAL FREE VERGE WEED MAINTENANCE STREET SWEEPING AND WATERING ACTIVITIES AND THAT NO CONTRACTS BE ENTERED INTO UNTIL SUCH TIME AS COUNCIL HAS CONSIDERED THE REVIEW; 2.COUNCIL BE PROVIDED WITH A LIST OF MAJOR CONTRACTS VIA THE CEO BULLETIN SIX MONTHS PRIOR TO THEIR EXPIRY.	ALL TREE MAINTENANCE, CHEMICAL FREE VERGE MAINTENANCE, STREET SWEEPING AND WATERING CONTRACTS HAVE HAD A SERVICE REVIEW UNDERTAKEN TO COMPARE WITH BRINGING THE SERVICE IN HOUSE AND THIS HAS BEEN PRESENTED WITHIN THE BULLETIN. PROCESS NOW ESTABLISHED AS PART OF CURRENT PRACTICE TO ADVISE COUNCILLORS OF UPCOMING CONTRACTS DUE TO EXPIRE. RECOMMEND CLOSURE

ROC21/89623	PHILLIP ADAMS	OCM2-17/11/21 - DRAFT TRAFFIC MANAGEMENT TREATMENT POLICY AND GUIDELINES MOVED CR MCLENNAN SECONDED CR WILDING THAT COUNCIL: 1.REVOKE ITS CURRENT TRAFFIC MANAGEMENT TREATMENT POLICY AND GUIDELINES; 2.ADOPTS THE DRAFT TRAFFIC MANAGEMENT TREATMENT POLICY AND GUIDELINES AS ATTACHED TO THIS REPORT; AND 3.REQUESTS THE DRAFT POLICY BE AMENDED TO REFLECT COUNCIL'S DESIRE FOR CONSIDERATION TO BE GIVEN TO THE PLANTING OF TREES IN MEDIAN STRIPS/ISLANDS ROUNDABOUTS CHICANES OR ALONG THE EDGE OF THE ROAD IN THE DEVELOPMENT OF ANY TRAFFIC CALMING SOLUTIONS.	NEW POLICY AND GUIDELINESS ADOPTED. RECOMMEND CLOSURE
ROC22/93624	SALVATORE SICILIANO	OCM- 22/3/22 - COMMUNITY AWARDS MOVED CR MCLENNAN SECONDED CR WILDING THAT COUNCIL: 1.NOTES THE NOMINATIONS OF THE RECOMMENDED AWARD RECIPIENTS; 2.ISSUES AWARDS TO THOSE NAMES SHOWN IN THE CONFIDENTIAL MINUTES ATTACHED TO THE ORDINARY COUNCIL MINUTES OF 22 MARCH 2022; AND 3.EMBARGOES THE DETAILS OF THE RECIPIENTS UNTIL FURTHER NOTICE.	2022 COMMUNITY AWARDS WERE CONDUCTED ONLINE AS PART OF NATIONAL VOLUNTEERS WEEK FROM MAY 16-22. PROJECT COMPLETE. RECOMMEND CLOSURE.
ROC18/61603	SALVATORE SICILIANO	OCM-14/04/19 - SANDY BEACH RESERVE NATURE BASED REGIONAL PLAYGROUND MOVED CR HAMILTON SECONDED CR QUINTON THAT COUNCIL: 1.ENDORSES THE SANDY BEACH PLAYGROUND CONCEPT PLAN AS ATTACHED TO THE ORDINARY COUNCIL MEETING AGENDA OF 23 APRIL 2019; 2.APPROVES THE TOWN PROCEEDING TO MAKE APPLICATION TO LOTTERYWEST FOR A \$200000 GRANT TOWARD THE PROJECT COST; 3.REQUESTS THAT NATURE PLAY SOLUTIONS: A)PREPARE DETAILED DRAWINGS BASED ON THE CONCEPT PLAN; AND B)LIAISE WITH THE TOWN TO DEVELOP A SUITABLE LIGHTING PLAN TO BE INCORPORATED INTO THE DETAILED DESIGN; 4.APPROVES THE TOWN PROCEEDING TO PREPARE AND SUBMIT A PART 5 APPLICATION TO THE DEPARTMENT OF BIODIVERSITY CONSERVATION AND ATTRACTIONS FOR MINISTERIAL APPROVAL FOR THE PROJECT. OCM-21/05/18 - SANDY BEACH RESERVE NATURE BASED REGIONAL PLAYGROUND DETAILED DESIGN STAGE MOVED CR MCLENNAN SECONDED CR WILSON THAT: 1.COUNCIL DELAYS PROCEEDING TO THE DETAILED DESIGN PHASE OF THE SANDY BEACH REGIONAL PLAYGROUND PROJECT UNTIL FUNDING SOURCES HAVE BEEN CONFIRMED INCLUDING: A)THE SALE PRICE OF LOT 7557 LORD STREET AND 48 CHAPMAN STREET; B)AN UPDATED INDICATIVE GRANT ALLOCATION EXPECTED FOR THE PROJECT FROM LOTTERYWEST; C)THE PROJECT BUDGET HAS BEEN	PROJECT NOW COMPLETED OPPORTUNITIES FOR ARTWORK TO BE INCORPORATED TO BE CONSIDERED AS PART OF STAGE 2 – SUBJECT TO FUTURE COUNCILLOR WORKSHOP IN SEPT. RECOMMEND CLOSURE

		<p>AGREED TO BY COUNCIL; AND D)AN OUTLINE OF THE PROPOSAL INCLUSIVE OF THE LATEST PLANS IS FORWARDED TO THE DEPARTMENT OF BIODIVERSITY CONSERVATION AND ATTRACTIONS FOR COMMENT. 2.IN THE EVENT THAT A REDUCED PROJECT BUDGET IS SUPPORTED BY COUNCIL COUNCIL REQUESTS NATURE PLAY SOLUTIONS PREPARE A PROPORTIONALLY SCALED DOWN VERSION 2 CONCEPT DESIGN RETAINING THE CORE ELEMENTS ENDORSED BY THE COMMUNITY THROUGH THE CONSULTATION PROCESS AND INCORPORATING THE FOLLOWING DIRECTION FROM COUNCIL:</p> <p>A)EMPHASIS ON NATURE PLAY WITH MINIMISATION OF PLASTIC AND CONCRETE WITH CENTRAL PATHWAYS RETAINING THEIR 2.0M WIDTH BUT MORE PERIPHERAL ROUTES NARROWED AND CONSIDERATION GIVEN TO ALTERNATIVE MATERIALS TO PROVIDE A SENSORY EXPERIENCE; B)RETENTION OF THE SEPARATION OF DOGS AND CHILDREN THROUGH DESIGN; C)INCORPORATION OF OPPORTUNITIES FOR LOCAL AND ABORIGINAL ART INTO THE DESIGN; AND D)DELETION OF THE GO-KART TRACK AND ADDITIONAL CAR PARKING. 3.IN THE EVENT THAT COUNCIL SUPPORTS A VERSION 2 CONCEPT DESIGN COUNCIL WILL REQUEST STAFF PREPARE A BUSINESS CASE INCORPORATING THE WHOLE OF LIFE COSTS FOR THE PROPOSED PLAYGROUND TO BE PRESENTED IN CONJUNCTION WITH THE VERSION 2 CONCEPT PLAN.</p>	
ROC18/64784	LUKE GIBSON	<p>OCM-24/5/15 (PREP 83383 FROM INTRANET)- NOTICE OF MOTION: CR BRIDGES – STREETSCAPE POLICIES MOVED CR BRIDGES SECONDED CR BRINK WORTH THAT COUNCIL'S PLANNING STAFF PREPARE A REPORT FOR COUNCIL'S CONSIDERATION ON DEVELOPING DRAFT STREETSCAPE POLICIES FOR THE DIFFERENT DEVELOPMENT AREAS WITHIN THE TOWN'S PLANNING SCHEMES THAT ADDRESS BUILDING SETBACKS AND LANDSCAPING FENCING MITIGATION OF THE URBAN HEAT ISLAND EFFECT WATER SENSITIVE URBAN DESIGN STREET TREES AND CANOPY COVER THAT ARE BASED ON URBAN FOREST AND WILDLIFE CORRIDOR PROVISION PRINCIPLES SHADE AND OVERSHADOWING TRAFFIC CALMING PARKING SAFE CYCLING CONVENIENT ACCESS TO POS FOOTPATHS AND TYPE OF KERNING (IF ANY) CROSSOVERS DRAINAGE SERVICE PROVISION HERITAGE INTERPRETATION BIN CLEARANCE ACCESSIBILITY ISSUES SIGNAGE AND STREET NUMBERING STREET FURNITURE PUBLIC ART AESTHETIC APPEARANCE AND AMENITY.</p>	<p>THIS RESOLUTION HAS BEEN INCORPORATED INTO THE PROJECT FRAMEWORK FOR LOCAL PLANNING RECOMMEND CLOSURE.</p>

ROC18/64783	LUKE GIBSON	OCM-24/5/15 (PREV 83382 FROM INTRANET) - NOTICE OF MOTION: CR BRIDGES – COMMENCEMENT OF LOCAL AREA PLANS MOVED CR BRIDGES SECONDED CR PULE THAT COUNCIL STAFF PREPARE A TIMED STRATEGY FOR THE COMMENCEMENT OF LOCAL AREA PLANS INCLUDING SERVICES AND INFRASTRUCTURE UPGRADES AND THE PROVISION OF OPEN SPACES WITHIN THE IDENTIFIED TOD AREAS WITHIN THE TOWN'S ADOPTED DRAFT LOCAL PLANNING STRATEGY.	THIS RESOLUTION HAS BEEN INCORPORATED INTO THE PROJECT FRAMEWORK FOR LOCAL PLANNING SCHEME RECOMMEND CLOSURE.
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Assignee/s	Document	Item No.	Item	Status	Action Required	Action Taken												
Paul White	Ordinary Council Meeting Tuesday, 24 May 2022	12.2	Budget 2022/23 Proposed Differential Rates	Completed	<p><u>Council Resolution/Officer Recommendation OCM 6/5/22</u></p> <p>MOVED Cr Kathryn Hamilton, Seconded Cr Hilary MacWilliam, that Council:</p> <p>1. Approves the Town of Bassendean 2022/2023 rate in the dollar and the minimum payment to be advertised by public notice as per the following:</p> <table><tr><th>Rating Category</th><th>Rate in Dollar in Cents</th><th>Minimum Payment (\$)</th></tr><tr><td>Improved – Residential</td><td>8.7771</td><td>1,106</td></tr><tr><td>Improved – Commercial and Industrial (GRV)</td><td>9.0404</td><td>1,106</td></tr><tr><td>Vacant Land – Residential, Commercial and Industrial (GRV)</td><td>13.1656</td><td>1,106</td></tr></table> <p>2. Approves the Town of Bassendean's Objects and Reasons for the Proposed Differential Rate Categories for the 2022/2023 Financial Year, as per the attachment included in this report.</p>	Rating Category	Rate in Dollar in Cents	Minimum Payment (\$)	Improved – Residential	8.7771	1,106	Improved – Commercial and Industrial (GRV)	9.0404	1,106	Vacant Land – Residential, Commercial and Industrial (GRV)	13.1656	1,106	15/06/2022 Paul White Differential rates with a link to the Statement of Objects and Reasons were advertised on 2 June 2022, with submissions required by 24 June 2022. Recommend closure.
Rating Category	Rate in Dollar in Cents	Minimum Payment (\$)																
Improved – Residential	8.7771	1,106																
Improved – Commercial and Industrial (GRV)	9.0404	1,106																
Vacant Land – Residential, Commercial and Industrial (GRV)	13.1656	1,106																
Luke Gibson	Ordinary Council Meeting Tuesday, 24 May 2022	12.3	Proposed Outbuilding – 137 (Lot 835) Walter Road East, Bassendean	Completed	<p><u>Council Resolution/Officer Recommendation – Item 12.3 OCM 7/5/22</u></p> <p>MOVED Cr Tallan Ames, Seconded Cr Renee McLennan, that Council approves the application for development approval for the proposed Outbuilding at 137 (Lot 835) Walter Road East, Bassendean, subject to the following conditions:</p>	Approval issued. Recommend closure.												

Assignee/s	Document	Item No.	Item	Status	Action Required	Action Taken
					<ol style="list-style-type: none"> 1. The outbuilding shall only be used for domestic purposes associated with the property and not be used for commercial purposes or human habitation. 2. All building works to be carried out under this development approval, including footings, are required to be contained within the boundaries of the subject lot. 3. All stormwater being contained on site. Details of the method of stormwater disposal being submitted for approval in conjunction with the application for a Building Permit. 	
Luke Gibson	Ordinary Council Meeting Tuesday, 24 May 2022	12.4	Draft Local Heritage Survey, Draft Local Planning Policy - Heritage and Character and Establishment of Heritage Areas	Completed	<p><u>Council Resolution/Officer Recommendation OCM 8/5/22</u></p> <p>MOVED Cr Kathryn Hamilton, Seconded Cr Paul Poliwka, that Council:</p> <ol style="list-style-type: none"> 1. Adopts the draft Local Heritage Survey, contained as Attachment 12.5.2; 2. Pursuant to Schedule 2, Part 3, Clause 9(1) of the <i>Planning and Development (Local Planning Schemes) Regulations 2015</i>, designates the following areas as Heritage Areas: <ul style="list-style-type: none"> • Old Perth Road Heritage Area; • Devon Road Heritage Area; and • Kenny Street Heritage Area. 3. Pursuant to Schedule 2, Part 2, Clause 4(3) of the <i>Planning and Development (Local Planning Schemes) Regulations 2015</i>, adopts draft Local Planning Policy – Heritage and Character, as contained in 12.5.3. 	<p>Information provided in 24 June 2022 Bulletin.</p> <p>Recommend closure</p>

Assignee/s	Document	Item No.	Item	Status	Action Required	Action Taken
					4. Requests the CEO circulate to Councillors a discussion paper outlining various heritage incentives and programs, preceding formal presentation of a Draft Heritage Incentives Policy for consideration by Council within the next six months.	
Luke Gibson	Ordinary Council Meeting Tuesday, 24 May 2022	12.5	Draft Local Planning Policy - Sustainable Development	Completed	<p><u>Council Resolution/Officer Recommendation – Item 12.5 OCM 9/5/22</u> MOVED Cr Renee McLennan, Seconded Cr Kathryn Hamilton, that Council:</p> <ol style="list-style-type: none"> 1. Pursuant to Clause 4(3) of Schedule 2 of the <i>Planning and Development (Local Planning Schemes) Regulations 2015</i>, adopts draft Local Planning Policy - Sustainable Development <u>(as advertised)</u> contained in Attachment 7 with minor amendments as identified in the Officer Report, to be applicable for all relevant applications lodged on or after 1 July 2022; and 2. Pursuant to Clause 6 of Schedule 2 of the <i>Planning and Development (Local Planning Schemes) Regulations 2015</i>, revokes Local Planning Policy No. 2 – Energy Efficient Design and Local Planning Policy 3 – Water Sensitive Design Policy. 	Website updated. Recommend closure
Luke Gibson	Ordinary Council Meeting Tuesday, 24 May 2022	12.6	Review of Council Policy - Sports Lighting	Completed	<p><u>Council Resolution/Officer Recommendation – Item 12.6 OCM 10/5/22</u> MOVED Cr Emily Wilding, Seconded Cr Renée McLennan that Council revokes Council Policy 5.17 – Sports Lighting.</p>	No further action Recommend closure

Phillip Adams	Ordinary Council Meeting Tuesday, 24 May 2022	12.7	Asset Management Policy	Completed	<p><u>Council Resolution/Officer Recommendation – Item 12.7 OCM 11/5/22</u></p> <p>MOVED Cr Hamilton, Seconded Cr Wilding, that Council:</p> <ol style="list-style-type: none"> 1. Approves the updated Asset Management Policy attached to this report subject to the following amendment: * Clause 8(f) Insert the word “prioritise” in front of “One Planet Living Principals”; 2. Requires the Asset Management Policy and supporting documents such as the Asset Management Strategy and Asset Management Plans to be provided for review by new Councils within six months of each Local Government election; and 3. Amends the policy review date to reflect the intent of previous dot-point two. 	06/07/2022 Amanda Gaterell Policy finalised and published Recommend Closure
Paul White	Ordinary Council Meeting Tuesday, 24 May 2022	13.2	Notice of Motion - Project Updates	Completed	<p><u>Council Resolution/Officer Recommendation – Item 13.2 OCM 19/5/22</u></p> <p>MOVED Cr Kathryn Hamilton, Seconded Cr Emily Wilding, that:</p> <ol style="list-style-type: none"> 1. Council requests the CEO to provide Project Updates in each financial year in a simple spreadsheet format that includes columns identifying completed projects, and identifying potential carry forward dollar amounts; and 2. That these updates for all budget approved Operational and Capital projects be provided annually to Councillors per the following schedule: Project update spreadsheets up to the end of December to be provided in the first week of February or prior to the mid-year budget review (whichever comes first); 	15/06/2022 Paul White The requirement has been built into normal finance and reporting processes. Recommend closure.

					<p>Project update spreadsheets up to the end of March to be provided in the first week of May prior to the first budget workshop for May; and</p> <p>Project update spreadsheets up to the end of May to be provided in early June prior to Annual Performance Review.</p>	
Luke Gibson	Ordinary Council Meeting Tuesday, 28 June 2022	12.3	Proposed Change of Use - 'Warehouse' to 'Use Not Listed (Veterinary Centre)' - 184 Railway Parade, Bassendean	Completed	<p><u>Council Resolution/Officer Recommendation – Item OCM 7/6/22</u></p> <p>MOVED Cr MacWilliam, Seconded Cr McLennan, that Council approves the application for development approval for a change of use from 'Warehouse' to a 'Use Not Listed (Veterinary Centre)' at Unit 19, 184 (Lot 4) Railway Parade Bassendean, subject to the following conditions:</p> <ol style="list-style-type: none"> 1. The Veterinary Centre shall operate in accordance with the cover letter dated 12 April 2022 to the satisfaction of the Town of Bassendean; 2. The loading and/or unloading of vehicles is to occur on-site and in a manner that does not interfere with the parking of vehicles in the car park. All car parking bays in the car park are to be made available at all times for the parking of vehicles by visitors and employees; 3. Car parking bays and areas designated for landscaping shall not be used for the storage display or selling of any goods whatsoever; and 4. No retail or wholesale sales is to be carried out from the premises unless the sales are incidental and ancillary to the approved use of the premises. 	<p>09/08/2022 Luke Gibson</p> <p>Approval sent. Recommend closure</p>

Luke Gibson	Ordinary Council Meeting Tuesday, 28 June 2022	12.4	Additions and Alterations to existing Tavern (Bassendean Hotel)	Completed	<p><u>Council Resolution/Officer Recommendation – Item 12.4 OCM 8/6/22</u></p> <p>- MOVED Cr McLennan}, Seconded Cr Wilding, that Council approves the development application for the proposed additions and alterations to the Bassendean Hotel at 17 (Lot 5) Old Perth Road, Bassendean subject to the following conditions:</p> <ol style="list-style-type: none"> 1. Visually impermeable roller shutters (external and internal), doors, grilles and security bars shall not be installed on any part of the frontage of the development facing Old Perth Road or Parker Street. 2. Entries and windows frontages facing Old Perth Road must not be covered, closed or screened off (including by means of dark tinting, shutters, curtains, blinds, roller doors or similar, (except where that is to an ablution facility), to ensure that a commercial interactive frontage to the development from Old Perth Road, for the duration of the development. 3. The subject premises shall operate and implement noise mitigation measures, in accordance with the Acoustic Report prepared by Stantec dated 3 December 2020 and the technical addendum dated 27 May 2022, to the satisfaction of the Town of Bassendean. 	09/08/2022 Luke Gibson Approval sent. Recommend closure
Luke Gibson	Ordinary Council Meeting Tuesday, 28 June 2022	12.5	Proposed Tree Pruning - 6 (Lot 2) Barton Parade, Bassendean	Completed	<p><u>Council Resolution/Officer Recommendation – Item {item- (OCM-9/6/22)}</u></p> <p>MOVED {MacWilliam}, Seconded {Cr Carter},</p> <p>That Council:</p> <ol style="list-style-type: none"> 1. Approves the application for the minor pruning of the <i>Eucalyptus Camaldulensis</i> located at 6 (Lot 2) Barton Parade, Bassendean; and 	Applicant advised of the resolution of Council. Recommend closure

					<p>2. Delegates to the CEO the ability to approve applications to cut/prune trees subject to Tree Preservation Orders, in accordance with 4.7.7.5 of Local Planning Scheme No. 10, where there is no dispute and the application is signed by all owners on the land in which the tree is located.</p>	
Luke Gibson	Ordinary Council Meeting Tuesday, 28 June 2022	12.8	Draft Local Planning Strategy	Completed	<p><u>Council Resolution/Officer Recommendation – Item 12.8 OCM 12/6/22</u></p> <p>MOVED Cr McLennan, Seconded Cr Wilding, that Council:</p> <p>1. Rescinds Resolution OCM1 – 3/0310 from 9 March 2010, which reads:</p> <p>1. <i>That the Town accepts that part of Ashfield Precinct Plan of January 2020 related to the changes to the R codes and commences the process to amend Town Planning Scheme 10 to align with this R code rezoning, subject to Local Planning Policies, to be development with community workshop consultation and accepted by Council;</i></p> <p>2. <i>The above amendments, community workshop, and consideration of the applicable Local Planning Policies are to be finalised on or before September 2010; and</i></p> <p>2. Notes that, on 31 May 2022, the Statutory Planning Committee of the Western Australian Planning Commission resolved to certify the draft Local Planning Strategy, as contained in Attachments 3 to 5, complies with Regulation 11(2) of the Planning and Development (Local Planning Schemes) Regulations 2015 for the purpose of advertising.</p>	Completed. Recommend closure

Phil Adams	Ordinary Council Meeting Tuesday, 28 June 2022	12.9	Street and Reserve Trees Policy	Completed	<p><u>Council Resolution/Officer Recommendation – Item 12.9 OCM 13/6/22</u></p> <p>MOVED Cr Hamilton, Seconded Cr McLennan, that Council adopts the draft amended Street and Reserve Trees Policy as attached to this report, with the review date amended to March 2023.</p>	Completed. Recommend closure
Paul White	Ordinary Council Meeting Tuesday, 28 June 2022	12.10	Fleet and Plant - Four Year Programme and Funding Options	Completed	<p><u>Council Resolution/Alternative Motion OCM 14/6/22</u></p> <p>MOVED Cr Hamilton, Seconded Cr Carter, that Council:</p> <ol style="list-style-type: none"> 1. Notes the Fleet and Plant Replacement Programme, as presented in Confidential Attachment 1; 2. Approves for inclusion in the 2022/23 proposed Annual Budget: <ol style="list-style-type: none"> a. Partial funding of \$625,000 for Year one (2022-23) of the Fleet and Plant Replacement Programme, as presented in Confidential Attachment 1, as part of the Town's Capital Works Programme; b. Change in the name of the Plant and Equipment Reserve to the Fleet and Plant Reserve; c. Change in the purpose of the Fleet and Plant Reserve to "To accrue funds for the purpose of replacement of fleet, plant and equipment"; d. That partial funding for Year One (2022-23) of the Fleet and Plant Replacement Program will come from the Fleet and Plant Reserve (\$468,618) and the balance (\$156,382) from Municipal Funding; and 	<p>03/08/2022 Paul White</p> <p>Noted.</p> <p>Item 2 has been incorporated into the budget and can be finalised.</p> <p>Recommend closure</p>

					<p>e. Defers consideration of borrowing up to \$1.42m for a revolving credit facility together with the balance of the Year One Fleet and Plant Replacement Program subject to provision of reports as outlined in Point 3;</p> <p>3. Requests the CEO have the following reports presented to Council no later than December 2022:</p> <p>a. Draft Policy and report outlining strategies for transitioning to a modern, efficient, and economical Council Plant & Vehicle fleet, inclusive of the following:</p> <ul style="list-style-type: none"> • Program of rationalisation including downsizing of number and/or size of Vehicles and Plant where operationally possible; • Optimising Vehicle and Plant replacement to ensure Council's services are provided in both an economical and sustainable manner whilst having regard for evolving technologies; • Management of Plant and Fleet replacement so as to not place an unreasonable burden on the Council Budget in any one financial year or on Council forward budgets; and <p>b. Report outlining the anticipated schedule of annual repayments including proposed end date for the Revolving Credit Facility, line of credit establishment fees and annual running costs plus estimated interest costs for the life of the proposed Revolving Credit Facility.</p>	
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**LIST OF PAYMENTS
FOR PERIOD
ENDED 31 July 2022**

*Any questions relating to the List of Payments, please raise with Paul White,
Director Corporate Services, prior to Briefing Session.*

SUMMARY OF SCHEDULE OF ACCOUNTS

FUND	VOUCHERS	AMOUNT \$
MUNICIPAL / TRUST		
EFT, Direct Debits Cr Card and Payroll 01-31 July 2022	47064-47336	-\$2,791,585.54
TRUST FUND		
Cheques Commonwealth 6100-1015-9136	0	0.00
MUNICIPAL BANK		
Cheques Commonwealth 6100-1015-9128	86373 – 86378	-1,247,243.08
		<hr/>
		-\$4,038,828.62
		<hr/> <hr/>

This list of payments, covering vouchers as above has been checked and is fully supported by vouchers and invoices, which have been duly certified as to the receipt of goods and the rendition of services and as to prices, computations, and costings, and the amounts shown have been paid.

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Chq/EFT	Date	Name	Description	Amount
EFT47064	05/07/2022	AUSTRALIAN SERVICES UNION	Payroll deductions	-\$ 129.50
EFT47065	05/07/2022	AUSTRALIAN TAX OFFICE (PAYG)	Payroll deductions	-\$ 182,028.00
EFT47066	05/07/2022	LGRCEU	Payroll deductions	-\$ 88.00
EFT47067	05/07/2022	PAY@BILITY PTY LTD	Payroll deductions	-\$ 354.24
EFT47068	05/07/2022	TOWN OF BASSENDEAN PAYROLL DEDUCTIONS	Payroll deductions	-\$ 1,021.12
EFT47069	07/07/2022	BEAVER TREE SERVICES	Pruning and clearing of powerlines	-\$ 21,239.90
EFT47070	07/07/2022	CASA SECURITY PTY LTD	Security Call-out	-\$ 223.30
EFT47071	07/07/2022	CITY OF SOUTH PERTH	Pound Fees	-\$ 848.50
EFT47072	07/07/2022	CLEAR HEALTH PARTNERS PTY LTD	Employee Assistance Program	-\$ 640.00
EFT47073	07/07/2022	DAVE LANFEAR CONSULTING PTY LTD	Bassendean Oval Business Case - Project Close Out Final Payment	-\$ 11,071.50
EFT47074	07/07/2022	DS WORKWEAR & SAFETY	Work Boots	-\$ 164.95
EFT47075	07/07/2022	KATE WILSON	Celebrating Birak At Mary Crescent Reserve 26 Jan22 Puppeteer	-\$ 150.00
EFT47076	07/07/2022	LANDCARE WEED CONTROL	Caltrop And Doublegee Control Program	-\$ 1,077.51
EFT47077	07/07/2022	NUTRIEN WATER	Reticulation Parts	-\$ 601.29
EFT47078	07/07/2022	PLANTRITE	Plant Supply For Living Stream	-\$ 4,654.20
EFT47079	07/07/2022	TOTALLY WORKWEAR MIDLAND	Work Boots	-\$ 158.05
EFT47080	07/07/2022	TRILLION TREES	Plant Supply	-\$ 6,618.94
EFT47081	11/07/2022	BASSENDEAN WELLNESS CLINIC	Wellbeing And Pain Management for HCP Client	-\$ 36.50
EFT47082	11/07/2022	CLEAR HEALTH PARTNERS PTY LTD	Employee Assistance Program	-\$ 320.00
EFT47083	11/07/2022	DEPARTMENT OF TRANSPORT	Vehicle Ownership Checks	-\$ 20.50
EFT47084	11/07/2022	LANDCARE WEED CONTROL	Bindaring Park -Weed Control	-\$ 5,678.58
EFT47085	11/07/2022	LIFE READY MOBILE PTY LTD	Physio Sessions for HCP Client	-\$ 1,735.00
EFT47086	11/07/2022	MCLEODS & CO	Legal fees	-\$ 1,272.20
EFT47087	11/07/2022	PANETTA MCGRATH LAWYERS	Re: Hyde Retirement Village	-\$ 2,601.50
EFT47088	11/07/2022	URBAN DEVELOPMENT INSTITUTE OF AUSTRALIA	UDIA WA Membership Subscription	-\$ 2,625.00
EFT47089	11/07/2022	WESTERN AUSTRALIAN LOCAL GOVERNMENT ASSOCIATION-WALGA	WALGA Training -Understanding Local Govt. Conflicts of Interest	-\$ 1,189.50
EFT47090	13/07/2022	CLEAR HEALTH PARTNERS PTY LTD	Employee Assistance Program	-\$ 160.00
EFT47091	13/07/2022	COMPLETE CORPORATE HEALTH - ASCOT	Pre-Employment Medical Assessments	-\$ 681.23

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Chq/EFT	Date	Name	Description	Amount
EFT47092	13/07/2022	SEEK LIMITED	Job Advertisements	-\$ 302.50
EFT47093	13/07/2022	THE PATIO FACTORY (WA DIY PATIOS PTY LTD T/AS)	Supply and Install Flat Patio to Caledonian Soccer Club	-\$ 31,261.00
EFT47094	14/07/2022	A. M BOLTS & NUTS	Hardware items	-\$ 24.82
EFT47095	14/07/2022	AAA GARDEN SERVICES WA	Home & Garden Maintenance Services - HCP Client	-\$ 760.00
EFT47096	14/07/2022	ALLSPORTS LINEMARKING	Weekly Line marking Bassendean Oval	-\$ 110.00
EFT47097	14/07/2022	AXIIS CONTRACTING	Depot Concrete Pad - Heavy Plant Equipment	-\$ 5,949.26
EFT47098	14/07/2022	BAYSWATER SHARPENING SERVICE	Knife Set Sharpening	-\$ 77.00
EFT47099	14/07/2022	BUNZL LTD	Black Garbage Bags -72 Ltr & Toilet Rolls	-\$ 491.67
EFT47100	14/07/2022	CASA SECURITY PTY LTD	Security Monitoring- Various locations	-\$ 1,909.93
EFT47101	14/07/2022	CLEAR HEALTH PARTNERS PTY LTD	Employee Assistance Program	-\$ 160.00
EFT47102	14/07/2022	FUJI XEROX AUSTRALIA PTY LTD	Library - Lease Photocopier/Printer	-\$ 359.70
EFT47103	14/07/2022	GREENSTEAM AUSTRALIA	Tier 1 & 2 Steam Weed Control of Roads	-\$ 20,020.00
EFT47104	14/07/2022	HEATLEY SALES PTY LTD	Yellow Safety Cones -450 MM	-\$ 414.26
EFT47105	14/07/2022	LANDCARE WEED CONTROL	Weed Control at Bindaring Park, Ashfield Flats and various locations	-\$ 13,333.65
EFT47106	14/07/2022	LANDGATE	Gross Rental Evaluation - Interim Schedule	-\$ 209.99
EFT47107	14/07/2022	PARAMOUNT ELECTRICAL SERVICES	Replace Batten Light at Depot Workshop	-\$ 1,554.90
EFT47108	14/07/2022	PEP TRANSPORT (REDMETRO PTY LTD T/AS)	Courier Services	-\$ 19.46
EFT47109	14/07/2022	PLANTRITE	Plant Supply	-\$ 820.60
EFT47110	14/07/2022	PRODUCT RECOVERY INDUSTRIES PTY LTD	Recycling of Waste Sand, Concrete, Rubble etc.	-\$ 46.20
EFT47111	14/07/2022	AQUATIC LEISURE TECHNOLOGIES PTY LTD	Refund of Security Deposit	-\$ 1,490.00
EFT47112	14/07/2022	CONSTANCE MAY LOIS ANDERTON	Refund of Security Deposit	-\$ 2,805.00
EFT47113	14/07/2022	DAVID WILLIAM HAWKINS	Refund of Security Deposit	-\$ 1,000.00
EFT47114	14/07/2022	DIMOND BUILDING TRADES	Refund Of Crossover Bond	-\$ 900.00
EFT47115	14/07/2022	GARRY JOHN AMES	Refund Of Building Permit	-\$ 350.00
EFT47116	14/07/2022	KIDRON CONSTRUCTION	Refund of Security Deposit	-\$ 2,805.00
EFT47117	14/07/2022	SEACREST HOMES	Refund Of Building Permit	-\$ 350.00
EFT47118	14/07/2022	STEPHEN WADE	Refund Of Development & Subdivision Bond	-\$ 2,200.00
EFT47119	14/07/2022	STUDIO 8 BUILDERS & DESIGNERS PTY LTD	Refund of Security Deposit	-\$ 1,516.80
EFT47120	15/07/2022	SYNERGY	Electricity Supply Charges- Various locations	-\$ 19,455.21

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Chq/EFT	Date	Name	Description	Amount
EFT47121	18/07/2022	AARD SHADES PTY LTD T/A SHADE AND SAIL INNOVATIONS	Shade sails at Bassendean Skate Park	-\$ 14,164.70
EFT47122	18/07/2022	CDM AUSTRALIA PTY LTD	IT Consumables	-\$ 264.00
EFT47123	18/07/2022	CRYSTAL PRINTING SOLUTIONS PTY LTD	Bin Magnets	-\$ 841.50
EFT47124	18/07/2022	EASTERN METROPOLITAN REGIONAL COUNCIL - EMRC	Bulk Waste processing	-\$ 5,614.05
EFT47125	18/07/2022	GREENSTEAM AUSTRALIA	Tier 3 Steam Weed Control of Roads	-\$ 38,500.00
EFT47126	18/07/2022	HATCHET PTY LTD	Ryde Website Developments	-\$ 429.01
EFT47127	18/07/2022	HAYS SPECIALIST RECRUITMENT (AUSTRALIA) PTY LTD	Contract Staff Expenses	-\$ 926.12
EFT47128	18/07/2022	ILLION AUSTRALIA PTY LTD	Uploads To Tenderlink Electronic Tendering Portal	-\$ 181.50
EFT47129	18/07/2022	M P ROGERS & ASSOCIATES PTY LTD	Quotation Phase Assistance in Ashfield Parade Drainage Construction Wor	-\$ 910.80
EFT47130	18/07/2022	MOODIE OUTDOOR PRODUCTS PTY LTD	Architectural Solar Device Charging Station	-\$ 6,781.50
EFT47131	18/07/2022	MT LAWLEY MILK SUPPLY	Milk Supply for various offices	-\$ 609.11
EFT47132	18/07/2022	PAPERSCOUT	Design And Development Of Management Practice Document relating to K	-\$ 1,650.00
EFT47133	18/07/2022	R J BACK	Governance Consultation Audit and Governance Meetings	-\$ 1,221.00
EFT47134	18/07/2022	STOTT AND HOARE	Veeam Disaster Recovery Orchestrator, Backup & Replication Subscript.	-\$ 22,228.05
EFT47135	18/07/2022	SUEZ RECYCLING & RECOVERY PTY LTD	FOGO, Recycling and General Bin Collections	-\$ 87,488.39
EFT47136	18/07/2022	WATER CORPORATION	Water Rates & Usage Charges	-\$ 1,595.96
EFT47137	18/07/2022	A W & T CONCRETING (THE TRUST FOR THE JOLLEY FAMILY TRUST)	Kerbing at Palmerston Park	-\$ 1,320.00
EFT47138	18/07/2022	AAA GARDEN SERVICES WA	Home & Garden Maintenance Services - HCP Client	-\$ 420.00
EFT47139	18/07/2022	ALLSPORTS LINEMARKING	Weekly Line marking Bassendean Oval	-\$ 220.00
EFT47140	18/07/2022	ALSCO PERTH	Weekly Linen Services	-\$ 41.61
EFT47141	18/07/2022	BLACKWOODS - ATKINS	Hardware items	-\$ 335.19
EFT47142	18/07/2022	BUNNINGS GROUP LIMITED	Organic Garden Co. Raised Garden Bed	-\$ 2,466.38
EFT47143	18/07/2022	CAI FENCING	Supply/Install Fencing BIC Reserve	-\$ 14,520.00
EFT47144	18/07/2022	CASA SECURITY PTY LTD	Security Call-Outs - various locations	-\$ 542.29
EFT47145	18/07/2022	CITY OF SOUTH PERTH	Pound Fees	-\$ 1,641.57
EFT47146	18/07/2022	CLEAR HEALTH PARTNERS PTY LTD	Employee Assistance Program	-\$ 160.00
EFT47147	18/07/2022	ENVISIONWARE PTY LTD	Printer software for Library	-\$ 1,370.60

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Chq/EFT	Date	Name	Description	Amount
EFT47148	18/07/2022	FARMARAMA PTY LTD	Yara Mila Fertiliser - Ashfield Reserve	-\$ 4,963.20
EFT47149	18/07/2022	FUJI XEROX AUSTRALIA PTY LTD	Library - Photocopying Charge	-\$ 231.75
EFT47150	18/07/2022	HAYS SPECIALIST RECRUITMENT (AUSTRALIA) PTY LTD	Contract Staff Expenses	-\$ 16,469.03
EFT47151	18/07/2022	INTELIIFE GROUP LIMITED	Cleaning Facilities at various locations	-\$ 14,171.21
EFT47152	18/07/2022	JASON SIGNMAKERS	Steel Blue Signs	-\$ 187.66
EFT47153	18/07/2022	KENNARDS HIRE	Hire Of 2 X Led 4 Head Diesel Light Tower for Jubilee Reserve	-\$ 1,960.00
EFT47154	18/07/2022	KEVIN PRIOR	Rate refund	-\$ 593.02
EFT47155	18/07/2022	LJR MAINTENANCE SERVICES	Excavator Works Mary Crescent Reserve	-\$ 880.00
EFT47156	18/07/2022	MIDLAND MINICRETE	Supply of Premix Concrete For Footpath Repair - Ivanhoe St, Eden Hill	-\$ 496.10
EFT47157	18/07/2022	MORLEY MOWER CENTRE	Chainsaw acquisition	-\$ 898.88
EFT47158	18/07/2022	OPTUS BILLING SERVICES PTY LTD	Optus Mobile Phone Charges	-\$ 1,129.89
EFT47159	18/07/2022	PATRICIA FLETCHER	Term 2 Relax Program Zumba And Metafit	-\$ 3,450.00
EFT47160	18/07/2022	PRODUCT RECOVERY INDUSTRIES PTY LTD	Recycling of Waste Sand, Concrete, Rubble etc.	-\$ 92.40
EFT47161	18/07/2022	QTM PTY LTD	Pedestrian Friendly Project - OPR- Prepare Traffic Management Plan	-\$ 2,250.66
EFT47162	18/07/2022	REPCO	Plant Consumables	-\$ 222.30
EFT47163	18/07/2022	RICOH AUSTRALIA PTY LTD	Photocopier charges	-\$ 76.95
EFT47164	18/07/2022	SCM EARTHMOVING CONTRACTORS	Supply Plant & Equip and Drainage Crew- Drainage Lid Replacement	-\$ 3,657.50
EFT47165	18/07/2022	SCOUTS ASSOCIATION OF AUSTRALIA - SCOUTS WA	Bassendean Scout Group Halloween Event	-\$ 2,200.00
EFT47166	18/07/2022	SEEK LIMITED	Job Advertisements	-\$ 390.50
EFT47167	18/07/2022	SIFTING SANDS (CHEWELL HAWLEY PTY LTD T/AS)	Cleaning Sand Pit - Wind In The Willow	-\$ 4,689.74
EFT47168	18/07/2022	SLATER GARTRELL SPORTS	Supply And Lay New Synthetic Turf To Cricket Nets at Jubilee Reserve	-\$ 3,603.60
EFT47169	18/07/2022	STIHL SHOP MALAGA	Acquisition of Electric Pruners	-\$ 1,100.00
EFT47170	18/07/2022	STRATAGREEN	Bamboo Stakes	-\$ 301.70
EFT47171	18/07/2022	STYLUS DESIGN	Bassendean Local Planning Strategy - Graphic Design	-\$ 1,875.50
EFT47172	18/07/2022	T-QUIP	Blade Assembly for Toro Ride-on Mover	-\$ 749.75
EFT47173	18/07/2022	TOTALLY WORKWEAR MIDLAND	Full Team Refit Uniforms for Animal Control Team	-\$ 2,286.17
EFT47174	18/07/2022	TRILLION TREES (MEN OF THE TREES)	Sandy Beach Woody Meadow Plant Supply	-\$ 690.60
EFT47175	18/07/2022	UMESH THAPA	Cleaning expenses - various locations	-\$ 1,890.00
EFT47176	18/07/2022	UNICARE HEALTH	Lift & Recline Chair for HCP Client	-\$ 2,592.00
EFT47177	19/07/2022	TELSTRA	Telephone Expenses	-\$ 6,520.36
EFT47178 to 473193		EFTs Cancelled		

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Chq/EFT	Date	Name	Description	Amount
EFT47194	19/07/2022	AUSTRALIAN SERVICES UNION	Payroll Deductions	-\$ 103.60
EFT47195	19/07/2022	AUSTRALIAN TAX OFFICE (PAYG)	Payroll Deductions	-\$ 88,156.00
EFT47196	19/07/2022	LGRCEU	Payroll Deductions	-\$ 88.00
EFT47197	19/07/2022	PAY@BILITY PTY LTD	Payroll Deductions	-\$ 354.24
EFT47198	19/07/2022	TOWN OF BASSENDEAN PAYROLL DEDUCTIONS	Payroll Deductions	-\$ 1,021.12
EFT47199	20/07/2022	DRAINFLOW SERVICES PTY LTD	Supply Combination Jet Washer With Operator For Palmerston	-\$ 2,112.00
EFT47200	20/07/2022	LOCAL GOVERNMENT PROFESSIONALS AUSTRALIA WA	Report Writing Course	-\$ 960.00
EFT47201	20/07/2022	MACKIE PLUMBING AND GAS PTY LTD	Plumbing Call-Outs	-\$ 139.13
EFT47202	20/07/2022	MARIA DANIELS	Relax T2 - Samba And African Drumming	-\$ 2,400.00
EFT47203	20/07/2022	MT LAWLEY MILK SUPPLY	Milk Supply for various offices	-\$ 80.53
EFT47204	20/07/2022	NATURAL AREA HOLDINGS	Plant Supply and Fence Installation at Jubilee Reserve	-\$ 50,203.53
EFT47205	20/07/2022	SAFE T CARD AUSTRALIA PTY LTD	Annual Monitoring Fees For Safe-T-Card Devices	-\$ 287.10
EFT47206	20/07/2022	SETON AUSTRALIA PTY LTD	Sqwincher Hydration Qwik Stiks	-\$ 722.10
EFT47207	20/07/2022	TERESA TAI CHI	Term 2 Tai Chi Classes	-\$ 1,600.00
EFT47208	20/07/2022	VERMEER EQUIPMENT OF WA & NT	Knife Set for Vermeer Woodchipper	-\$ 506.00
EFT47209	20/07/2022	WATER2WATER PTY LTD	Aquanet Cooler maintenance contract	-\$ 99.00
EFT47210	20/07/2022	WATTS WESTERN RUBBER	Tyre repair charges	-\$ 238.00
EFT47211	21/07/2022	FRIENDS OF BATTYE LIBRARY INC	Membership Fees	-\$ 50.00
EFT47212	21/07/2022	HANRAHAN PROPERTY PTY LTD	Rate refund	-\$ 81.99
EFT47213	21/07/2022	KELLI BRADBROOK	Reimbursement of Approved Training Course	-\$ 1,700.00
EFT47214	21/07/2022	KIDRON CONSTRUCTION	Crossover Inspection	-\$ 592.00
EFT47215	21/07/2022	LORRAINE BURTON	Pedestrian Access Way - 97 Kenny Street	-\$ 2,400.00
EFT47216	21/07/2022	ORAL HISTORY ASSOCIATION OF AUSTRALIA	Membership Fees	-\$ 65.00
EFT47217	21/07/2022	ROYAL WESTERN AUSTRALIAN HISTORICAL SOCIETY (INC)	Annual Membership Fee	-\$ 95.00
EFT47218	21/07/2022	YVONNE LLOYD	Rate refund	-\$ 4,065.45
EFT47219	21/07/2022	BASSENDEAN WELLNESS CLINIC	In-Home Podiatry - HCP Client	-\$ 100.00
EFT47220	21/07/2022	BOLLARD SHOP	Supply of Wheel Stops	-\$ 660.00
EFT47221	21/07/2022	ENVIROPATH PTY LTD	Sweeping of Town centre, Reserve & Ashfield Shop.Centre Car Parks	-\$ 3,948.12
EFT47222	21/07/2022	HAYS SPECIALIST RECRUITMENT (AUSTRALIA) PTY LTD	Contract Staff Expenses	-\$ 2,668.49

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Chq/EFT	Date	Name	Description	Amount
EFT47223	21/07/2022	HOME CHEF (WA)	Meal Package to HCP Client	-\$ 139.31
EFT47224	21/07/2022	HYGIENE CONCEPTS	Supply & Fit Sharp Box Parts To Toilet - James Street	-\$ 148.50
EFT47225	21/07/2022	LIFE CARE HOME CARE	Physio Sessions for HCP Client	-\$ 115.50
EFT47226	21/07/2022	LOCAL GOVERNMENT PROFESSIONALS AUSTRALIA WA	Induction to Local Government Training	-\$ 400.00
EFT47227	21/07/2022	MACKIE PLUMBING AND GAS PTY LTD	Repair Leaking Toilet at Anzac Reserve	-\$ 748.23
EFT47228	21/07/2022	MORLEY FLOORING CENTRE	Supply And Install Commercial Carpet Tiles To Youth Services	-\$ 1,100.00
EFT47229	21/07/2022	PERTH AIRPORTS MUNICIPALITIES GROUP	Annual Membership Subscription Fee	-\$ 500.00
EFT47230	21/07/2022	PETTIT NOMINEES PTY LTD T/AS P&M AUTOMOTIVE	Hoist Service	-\$ 297.00
EFT47231	21/07/2022	WATTS WESTERN RUBBER	Puncture Repair	-\$ 77.00
EFT47232	21/07/2022	N & N J HAEUSLER	Newspapers For The Library	-\$ 253.22
EFT47233	21/07/2022	ANDREW DAVID BROWN	Refund of Security Deposit	-\$ 600.00
EFT47234	21/07/2022	JAV DEVELOPMENTS PTY LTD	Refund of Security Deposit	-\$ 2,805.00
EFT47235	24/07/2022	RENAE PRISOV	Dudley Robinson Youth Grant	-\$ 250.00
EFT47236	26/07/2022	AAA GARDEN SERVICES WA	Home & Garden Maintenance Services to HCP Client	-\$ 420.00
EFT47237	26/07/2022	ALSCO PERTH	Weekly Linen Services	-\$ 41.61
EFT47238	26/07/2022	AMAZING BRICK PAVING	Pick Up & Relay Paving - Rose Garden	-\$ 2,192.00
EFT47239	26/07/2022	APACE AID INCORPORATED	Plant Supply For Living Stream Stage 1	-\$ 7,749.91
EFT47240	26/07/2022	AUSTRALIAN AIRCONDITIONING SERVICES PTY LTD (AAS)	Biannual Service & Quarterly Inspection - Depot	-\$ 2,723.60
EFT47241	26/07/2022	BASSENDEN NEWSAGENCY	Various Selected Periodicals	-\$ 183.58
EFT47242	26/07/2022	BEAVER TREE SERVICES	Pruning at various locations	-\$ 32,179.95
EFT47243	26/07/2022	CAPITAL RECYCLING	Pick Up & Wrap & Burial Of Dumbed Asbestos Sheets And Pieces	-\$ 1,164.35
EFT47244	26/07/2022	CITY OF BAYSWATER	Carrying Out Of Mosquito Control Services within the Town	-\$ 23,787.50
EFT47245	26/07/2022	CITY OF SOUTH PERTH	Pound Fees	-\$ 1,386.00
EFT47246	26/07/2022	CLEANAWAY (TOX FREE)	Disposal Of Dangerous Goods At The Depot	-\$ 1,103.09
EFT47247	26/07/2022	CLEAR HEALTH PARTNERS PTY LTD	Employee Assistance Program	-\$ 220.00
EFT47248	26/07/2022	CORSIGN WA PTY LTD	Anzac & Mann Way	-\$ 576.62
EFT47249	26/07/2022	E FIRE & SAFETY (WA)	Fire Detection & Alarm Panel Testing	-\$ 115.50
EFT47250	26/07/2022	GRONBEK SECURITY	Single Cylinder Dead Bolts at various locations	-\$ 1,892.07
EFT47251	26/07/2022	HAYS SPECIALIST RECRUITMENT (AUSTRALIA) PTY LTD	Contract Staff Expenses	-\$ 4,073.08

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Chq/EFT	Date	Name	Description	Amount
EFT47252	26/07/2022	HOME CHEF (WA)	Meal Package to HCP Client	-\$ 93.54
EFT47253	26/07/2022	KATE RAE AND KERRY O'FLAHERTY	Relax T2 - Ring Making And Bangle Making	-\$ 342.00
EFT47254	26/07/2022	LANDCARE WEED CONTROL	Weed Control at various locations and Caltrop treatment	-\$ 13,155.13
EFT47255	26/07/2022	LIFE CARE HOME CARE	Physio Sessions for HCP Client	-\$ 401.50
EFT47256	26/07/2022	MACKIE PLUMBING AND GAS PTY LTD	Excavate & Expose Stormwater Pipe Inc Fence Removal, Install Pipe	-\$ 8,275.57
EFT47257	26/07/2022	MARKETFORCE PTY LTD	Advertisement fees - Notice Of Intention To Levy Differential Rates	-\$ 782.06
EFT47258	26/07/2022	MCLEODS & CO	Legal fees	-\$ 780.56
EFT47259	26/07/2022	MIDLAND MINICRETE	Supply of Premix Concrete For Footpath Repair -West Road	-\$ 1,037.30
EFT47260	26/07/2022	N & N J HAEUSLER	Newspapers For The Library	-\$ 19.39
EFT47261	26/07/2022	NATURAL AREA HOLDINGS	Weed Mapping Of Casuarinas	-\$ 1,052.70
EFT47262	26/07/2022	OFFICEWORKS SUPERSTORES PTY LTD	Headsets to staff	-\$ 64.00
EFT47263	26/07/2022	PARAMOUNT ELECTRICAL SERVICES	Supply & Install Security Lighting - Bassendean Bowl Club BIC Carpark	-\$ 2,511.30
EFT47264	26/07/2022	PERTH BRAKE PARTS PTY LTD	Rear Brake Pads Set	-\$ 68.00
EFT47265	26/07/2022	PHASE 3 LANDSCAPE CONSTRUCTION PTY LTD	Construction Of Sandy Beach Reserve Play Space	-\$ 171,097.87
EFT47266	26/07/2022	PLANTRITE	Sandy Beach Woody Meadow Plant Supply	-\$ 6,733.21
EFT47267	26/07/2022	PRESTIGE PROPERTY MAINTENANCE	Verti Drain Bassendean Oval	-\$ 497.75
EFT47268	26/07/2022	RICOH AUSTRALIA PTY LTD	Depot Photocopier Contract	-\$ 278.87
EFT47269	26/07/2022	ROADS 2000	Supply of asphalt	-\$ 116.59
EFT47270	26/07/2022	SAFEMASTER SAFETY PRODUCTS	Testing & Certification of Roof Anchor Points - HRV	-\$ 4,029.66
EFT47271	26/07/2022	SEASHORE ENGINEERING PTY LTD	Sandy Beach Foreshore Restoration Plan	-\$ 12,654.40
EFT47272	26/07/2022	SLIMLINE WAREHOUSE	A Frame Signs	-\$ 495.12
EFT47273	26/07/2022	SWAN TAXIS PTY LTD	Transport For Clients	-\$ 1,905.42
EFT47274	26/07/2022	WATTLEUP TRACTORS	Throttle Cable	-\$ 181.27
EFT47275	26/07/2022	WCP CIVIL PTY LTD	Minor Adjustments To Existing Drainage Outlet Pipe	-\$ 5,470.90
EFT47276	26/07/2022	WEST TIP WASTE CONTROL PTY LTD	General Waste Removed From Sites Including Depot	-\$ 2,491.50
EFT47277	26/07/2022	WESTON ROAD SYSTEMS	Watson Street Line Mark Spotting After Resurfacing Work	-\$ 495.00
EFT47278	26/07/2022	COLES SUPERMARKETS AUSTRALIA	Food Supplies For WITW Bassendean	-\$ 4,163.24
EFT47279	26/07/2022	ILLION AUSTRALIA PTY LTD	Uploads To Tenderlink Electronic Tendering Portal	-\$ 168.30
EFT47280	26/07/2022	LGIS	Marine Insurance premiums	-\$ 275.00

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Chq/EFT	Date	Name	Description	Amount
EFT47281	26/07/2022	MARKETFORCE PTY LTD	Newspaper Adverts For Various Tenders	-\$ 577.58
EFT47282	26/07/2022	NIKKI DENNERLEY (HAPPY FEET FITNESS)	Happy Feet Fitness Classes	-\$ 500.00
EFT47283	26/07/2022	PITNEY BOWES AUSTRALIA PTY LTD	Franking Machine Labels	-\$ 20.90
EFT47284	26/07/2022	RICOH AUSTRALIA PTY LTD	Photo copier service contract	-\$ 396.11
EFT47285	26/07/2022	STOTT AND HOARE	Software- License-Barracuda Cloud To Cloud Backup	-\$ 9,712.50
EFT47286	27/07/2022	SYNERGY	Electricity Supply Charges	-\$ 7,173.87
EFT47287	27/07/2022	360 ENVIRONMENTAL PTY LTD	Various Contaminated Site Investigations	-\$ 13,084.50
EFT47288	27/07/2022	ALSCO PERTH	Weekly Linen Services	-\$ 41.61
EFT47289	27/07/2022	AUSTRALIA POST	Postal Charges	-\$ 1,983.58
EFT47290	27/07/2022	BASSEDEAN MEN'S SHED INC	Wind In The Willows Children's Christmas Party (2021) Sausage Sizzle	-\$ 791.78
EFT47291	27/07/2022	CLOSE THE LOOP OPERATIONS	Recycling Of Compatible Cartridges, Toners - Library Collection Box	-\$ 12.10
EFT47292	27/07/2022	DEPARTMENT OF BIODIVERSITY CONSERVATION AND ATTRACTIONS	Contribution towards Ashfield Flats Master Plan Development	-\$ 12,716.00
EFT47293	27/07/2022	DIAL A NAPPY (BUSICLEAN)	Chemicals for WIW Laundry	-\$ 693.90
EFT47294	27/07/2022	EASTERN METROPOLITAN REGIONAL COUNCIL - EMRC	General Waste To Landfill	-\$ 84,749.52
EFT47295	27/07/2022	ILLION AUSTRALIA PTY LTD	Uploads To Tenderlink Electronic Tendering Portal	-\$ 60.50
EFT47296	27/07/2022	IT VISION	It Vision - Advanced Financials - Full Day Training Course	-\$ 825.00
EFT47297	27/07/2022	ROBERT WALTERS PTY LTD	Contract Staff Expenses	-\$ 7,338.52
EFT47298	27/07/2022	SEEK LIMITED	Job Advertisements	-\$ 291.50
EFT47299	27/07/2022	SUEZ RECYCLING & RECOVERY PTY LTD	Green Waste Verge Collection	-\$ 111,403.78
EFT47300	27/07/2022	TECHNOLOGY ONE LTD	Intramaps Agreement Variation and Extension	-\$ 9,474.33
EFT47301	27/07/2022	THE ENVIRONMENTAL PRINTING COMPANY	Printing Charges- Gloss outdoor sticker	-\$ 49.50
EFT47302	27/07/2022	WA CORPORATE SIGNS PTY LTD	Wildlife Protection Signs	-\$ 697.40
EFT47303	27/07/2022	ZIRCODATA PTY LTD	Document Bin Rental & Storage Fees	-\$ 35.18
EFT47304	28/07/2022	BASSEDEAN WELLNESS CLINIC	Wellbeing And Pain Management for HCP Client	-\$ 56.50
EFT47305	28/07/2022	CLEAR HEALTH PARTNERS PTY LTD	Employee Assistance Program	-\$ 160.00
EFT47306	28/07/2022	COMMISSIONER OF POLICE	Police Checks	-\$ 33.40
EFT47307	28/07/2022	KATE RAE AND KERRY O'FLAHERTY	Relax T2 - Ring Making And Bangle Making	-\$ 317.00
EFT47308	28/07/2022	MARKETFORCE PTY LTD	Advertisement Of Adopted Cats Amendment Local Law 2022	-\$ 1,134.34
EFT47309	28/07/2022	MT LAWLEY MILK SUPPLY	Milk Supply for various offices	-\$ 161.06

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Chq/EFT	Date	Name	Description	Amount
EFT47310	28/07/2022	OFFICEWORKS SUPERSTORES PTY LTD	Various Stationary Items	-\$ 1,094.09
EFT47311	28/07/2022	PROACTIVE GROUP AUSTRALIA	Safety Warden And First Aid Responder Caps	-\$ 610.72
EFT47312	28/07/2022	SUEZ RECYCLING & RECOVERY PTY LTD	Greenwaste Skip Bin At Depot	-\$ 590.13
EFT47313 to 47316		EFTs Cancelled		
EFT47317	29/07/2022	IGENERATION ENTERPRISES PTY LTD	Artificial Turf- OPR - Power to People Project	-\$ 1,436.00
EFT47318	29/07/2022	MACKIE PLUMBING AND GAS PTY LTD	Plumbing Call-Outs	-\$ 565.71
EFT47319	29/07/2022	SIMPLY UNIFORMS	Customer Service Uniforms	-\$ 481.39
EFT47320	29/07/2022	WATER CORPORATION	Water Rates & Usage Charges	-\$ 15,162.37
EFT47321	29/07/2022	URBAQUA	Proposal for preparation of Point Reserve Foreshore Plan	-\$ 8,800.00
EFT47322	29/07/2022	ABACUS CALCULATORS (WA) PTY LTD	Photocopy Lease rentals	-\$ 641.46
EFT47323	29/07/2022	CDM AUSTRALIA PTY LTD	IT Equipment	-\$ 14,868.04
EFT47324	29/07/2022	CLOTH AND CARRY	Hold Market Stall (29 May) To Promote Sustainable Product Rebate	-\$ 341.00
EFT47325	29/07/2022	DATA3	Consumables	-\$ 12.87
EFT47326	29/07/2022	EASTERN METROPOLITAN REGIONAL COUNCIL - EMRC	General Waste To Landfill	-\$ 23,946.16
EFT47327	29/07/2022	GARAGE SALE TRAIL FOUNDATION LTD	Garage Sale Trail Annual Membership Fee	-\$ 4,416.50
EFT47328	29/07/2022	HATCHET PTY LTD	Ryde Website Developments	-\$ 99.00
EFT47329	29/07/2022	HAYS SPECIALIST RECRUITMENT (AUSTRALIA) PTY LTD	Contract Staff Expenses	-\$ 8,324.40
EFT47330	29/07/2022	LINDSAY MILES	Purchase Of Books- General Waste Education	-\$ 800.00
EFT47331	29/07/2022	M P ROGERS & ASSOCIATES PTY LTD	Design Changes Ashfield Pde Drainage- DBCA Permit Condition	-\$ 4,305.40
EFT47332	29/07/2022	MARKETFORCE PTY LTD	West Australian Newspaper Adverts For Various Tenders	-\$ 566.87
EFT47333	29/07/2022	MOORE AUSTRALIA (WA) PTY LTD	Financial Reporting Workshop	-\$ 4,840.00
EFT47334	29/07/2022	NAMA GROUP PTY LTD T/A BASSENDEAN FRESH	WIW - Groceries - Fruit And Vegetables	-\$ 734.68
EFT47335	29/07/2022	NATURE PLAY WA	Nature Passport Content Design/ Development	-\$ 4,070.00
EFT47336	29/07/2022	PERTH BRANDING & MARKETING	Branding Project For Power To The People Event	-\$ 1,430.00

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Chq/EFT	Date	Name	Description	Amount
DD20472.1	05/07/2022	AWARE SUPERANNUATION	Payroll Deductions	-\$ 52,800.93
DD20472.2	05/07/2022	MLC SUPER FUND	Superannuation Contributions	-\$ 753.73
DD20472.3	05/07/2022	COLONIAL FIRST STATE	Payroll Deductions	-\$ 1,246.18
DD20472.4	05/07/2022	ANZ SMART CHOICE SUPER	Payroll Deductions	-\$ 637.95
DD20472.5	05/07/2022	AMP SUPERLEADER	Superannuation Contributions	-\$ 146.68
DD20472.6	05/07/2022	REST SUPERANNUATION	Payroll Deductions	-\$ 1,750.31
DD20472.7	05/07/2022	NGS SUPER	Superannuation Contributions	-\$ 341.38
DD20472.8	05/07/2022	SUN SUPER	Superannuation Contributions	-\$ 321.31
DD20472.9	05/07/2022	AUSTRALIAN ETHICAL SUPER	Payroll Deductions	-\$ 1,141.83
DD20472.10	05/07/2022	BT SUPER FOR LIFE	Superannuation Contributions	-\$ 314.03
DD20472.11	05/07/2022	MLC WRAP SUPER	Superannuation Contributions	-\$ 88.47
DD20472.12	05/07/2022	WEALTH PERSONAL SUPERANNUATION AND PENSION FUND	Superannuation Contributions	-\$ 276.24
DD20472.13	05/07/2022	LGIA SUPER	Superannuation Contributions	-\$ 526.24
DD20472.14	05/07/2022	FUTURE SUPER FUND	Superannuation Contributions	-\$ 711.80
DD20472.15	05/07/2022	COMMONWEALTH ESSENTIAL SUPER	Superannuation Contributions	-\$ 184.16
DD20472.16	05/07/2022	MLC SUPER FUND	Superannuation Contributions	-\$ 170.13
DD20472.17	5/07/2022	MARITIME SUPER	Payroll Deductions	-\$ 359.65
DD20472.18	05/07/2022	UNISUPER	Payroll Deductions	-\$ 1,160.78
DD20472.19	05/07/2022	PLUMMER SUPERANNUATION FUND	Payroll Deductions	-\$ 1,123.09
DD20472.20	05/07/2022	B & L SUPER FUND	Payroll Deductions	-\$ 77.56
DD20472.21	05/07/2022	AUSTRALIAN/WESTSCHEME SUPER	Payroll Deductions	-\$ 10,012.95
DD20472.22	05/07/2022	HOST PLUS	Superannuation Contributions	-\$ 2,578.39
DD20472.23	05/07/2022	MANIC SUPERANNUATION SUPER FUND	Superannuation Contributions	-\$ 878.59
DD20472.24	05/07/2022	HESTA SUPER FUND	Superannuation Contributions	-\$ 5,628.61
DD20472.25	05/07/2022	VIC SUPER	Superannuation Contributions	-\$ 258.22
DD20515.4	15/07/2022	MAGICORP	Messages On Hold	-\$ 138.80
DD20525.1	19/07/2022	AWARE SUPERANNUATION	Payroll Deductions	-\$ 42,810.62
DD20525.2	19/07/2022	ANZ SMART CHOICE SUPER	Payroll Deductions	-\$ 582.57

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Chq/EFT	Date	Name	Description	Amount
DD20525.3	19/07/2022	AMP SUPERLEADER	Superannuation Contributions	-\$ 154.43
DD20525.4	19/07/2022	REST SUPERANNUATION	Payroll Deductions	-\$ 1,610.53
DD20525.5	19/07/2022	NGS SUPER	Superannuation Contributions	-\$ 364.69
DD20525.6	19/07/2022	SUN SUPER	Superannuation Contributions	-\$ 261.99
DD20525.7	19/07/2022	AUSTRALIAN ETHICAL SUPER	Payroll Deductions	-\$ 1,421.67
DD20525.8	19/07/2022	BT SUPER FOR LIFE	Superannuation Contributions	-\$ 324.32
DD20525.9	19/07/2022	HOST PLUS	Payroll Deductions	-\$ 1,539.58
DD20525.10	19/07/2022	LGIA SUPER	Superannuation Contributions	-\$ 620.50
DD20525.11	19/07/2022	FUTURE SUPER FUND	Superannuation Contributions	-\$ 447.02
DD20525.12	19/07/2022	PLUMMER SUPERANNUATION FUND	Payroll Deductions	-\$ 1,130.93
DD20525.13	19/07/2022	COMMONWEALTH ESSENTIAL SUPER	Superannuation Contributions	-\$ 109.96
DD20525.14	19/07/2022	MARITIME SUPER	Payroll Deductions	-\$ 359.80
DD20525.15	19/07/2022	UNISUPER	Payroll Deductions	-\$ 1,197.30
DD20525.16	19/07/2022	B & L SUPER FUND	Payroll Deductions	-\$ 72.38
DD20525.17	19/07/2022	MANIC SUPERANNUATION SUPER FUND	Superannuation Contributions	-\$ 890.23
DD20525.18	19/07/2022	AUSTRALIAN/WESTSCHEME SUPER	Payroll Deductions	-\$ 8,508.36
DD20525.19	19/07/2022	HESTA SUPER FUND	Superannuation Contributions	-\$ 730.09
DD20525.20	19/07/2022	COLONIAL FIRST STATE	Superannuation Contributions	-\$ 1,267.86
DD20525.21	19/07/2022	VIC SUPER	Superannuation Contributions	-\$ 262.09
DD20525.22	19/07/2022	MLC SUPER FUND	Superannuation Contributions	-\$ 764.71
5550059000086070	05/07/2022	COMMONWEALTH CREDIT CARDS	Credit Card July 2022	-\$ 25,008.53
F207051194904	05/07/2022	Salaries and Wages fortnightly pay	Fortnightly pay to the 05 July 2022	-\$ 832,419.82
F207192012327	19/07/2022	Salaries and Wages fortnightly pay	Fortnightly pay to the 19 July 2022	-\$ 284,942.87
			TOTAL MUNICIPAL & TRUST EFT PAYMENTS	-\$ 2,791,585.54

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Chq/EFT	Date	Name	Description	Amount
86373	14/07/2022	TOWN OF BASSENDEAN-PETTY CASH	Petty Cash Expenses- Library And Information Services	-\$ 152.60
86374	14/07/2022	TOWN OF BASSENDEAN-PETTY CASH	Petty Cash Expenses- Administration Expenses	-\$ 171.90
86375	14/07/2022	COMMISSIONER OF STATE REVENUE	Rate refund	-\$ 92.67
86376	19/07/2022	DEPARTMENT OF TRANSPORT	ToB Fleet Licence & Third Party Insurance Fleet - 2022-23 Renewal	-\$ 18,341.60
86377	21/07/2022	COMMISSIONER OF STATE REVENUE	Pension Rebate Claimed Twice	-\$ 1,200.31
86378	27/07/2022	WESTERN POWER (NON ENERGY)	Underground Power Proj- Eden Hill -Network Renewal U.P Prog. 1st Call	-\$ 1,227,284.00
			TOTAL MUNICIPAL CHEQUES	-\$ 1,247,243.08
			TOTAL PAYMENTS FOR THE MONTH	-\$ 4,038,828.62

June Credit Card Expenditure 2022
Statement Period: 03/06/2022 to 04/07/2022

Attachment 2

Date:	Vendor:	Description	Amount:
3/06/2022	OFFICEWORKS BENTLEIGH EA	Replacement Office Chairs for Depot	\$ 586.95
3/06/2022	IDOM MORLEY PTY LTD MORLEY WA	Service for RYDE Vehicle	\$ 241.00
3/06/2022	MACK 1 MOTOR CYCLES MIDLAND WA	Engine Oil Filter for Kawasaki Engine	\$ 157.19
3/06/2022	99 Bikes Belmont Belmont WA	2x Bike Locks	\$ 34.99
3/06/2022	BOFFINS BOOKSHOP PTY L PERTH WA	Library Stock Purchase - 7x Books	\$ 201.38
6/06/2022	TUFF TONNEAUS BAYSWATER VIC	Lid Lock Assy to Well Body	\$ 116.00
6/06/2022	VIBE MOUNT HELENA MOUNT HELENAWA	Fuel	\$ 69.58
7/06/2022	XINCHEN TRADING PTY LT ASHFIELD	Groceries for Wind in the Willows	\$ 15.90
8/06/2022	RAANI PALACE BASSENDEAN	Catering for Council Meeting	\$ 275.00
8/06/2022	MessageNet Pty Ltd Melbourne AUS	SMS Service for Library	\$ 120.00
8/06/2022	eBay O*04-08721-99824 Sydney AUS	Pool Cues for Youth Centre	\$ 125.90
8/06/2022	WINNING Sydney AUS	Microwaves for Youth Centre Kitchen	\$ 686.00
9/06/2022	CARTRIDGE UNIVERSE MIDLAND WA	Ink Cartridges for Wind in the Willows	\$ 104.07
10/06/2022	PAYPAL *BEN 4029357733 AUS	Bassendean Gallery Signage	\$ 260.70
10/06/2022	BOFFINS BOOKSHOP PTY L PERTH WA	Library Stock Purchase - 7x Books	\$ 250.77
13/06/2022	FG CRANES PTY LTD LANDSDALE WA	Crane hire for Jubilee Reserve Light Tower	\$ 385.00
13/06/2022	SQ *THE 5 FOUR STORE Bassendean AUS	Day Centre Gifts	\$ 168.00
13/06/2022	APE MEDICAL BALCATTA WA	Lumbocare Eco for HCP Client	\$ 59.00
13/06/2022	AMAZON MARKETPLACE AU SYDNEY SOUTHWEST	Refund	-\$ 64.64
13/06/2022	AMAZON MARKETPLACE AU SYDNEY SOUTHWEST	Refund	-\$ 64.64
13/06/2022	SHELTER STATION WA BELMONT WA	Container onsite inspection and quote	\$ 111.43
13/06/2022	BUNNINGS 458000 BAYSWATER	Tape Measure	\$ 5.23
13/06/2022	ADOBE PR CREATIVE CLD Sydney AUS	Subscription - Adobe	\$ 45.99
14/06/2022	WWW.RED-RO* BASSENDEAN BASSENDEAN WA	Catering the Day Centre Lunches	\$ 135.00
14/06/2022	PALLET WEST JANDAKOT	10x Euro 800 Second-hand Pallets	\$ 220.00
14/06/2022	DEPARTMENT OF COMMUN PERTH	Department of Communities - Annual Service Fee FY22/23	\$ 658.00
14/06/2022	COLES 0330 MUNDARING AUS	Facial Tissues for Wind in the Willows	\$ 4.40
14/06/2022	COLES 0330 MUNDARING AUS	Groceries for Wind in the Willows	\$ 20.60
15/06/2022	WESTERN AUSTRALIAN BIR BENNETT SPRI	Day Centre Entertainment	\$ 330.00
15/06/2022	SQ *BARNYARD BUDDIES Bayswater AUS	Day Centre Entertainment	\$ 500.00
15/06/2022	SPOTLIGHT 058 MIDLAND WA	Gift Cards for Day Centre	\$ 50.00
15/06/2022	Wasteless Pantry Bass Bassendean WA	Catering for Council Meeting	\$ 8.27
15/06/2022	TECHNOLOGYTREE PTY LTD SUBIACO WA	IT Infrastructure Support for Public Wifi	\$ 95.28
15/06/2022	Spotify Sydney AUS	Subscription: Spotify for Youth Centre	\$ 18.99
15/06/2022	BUNNINGS 591000 MIDLAND	Hardware for Pallet Furniture Construction	\$ 47.35

June Credit Card Expenditure 2022
Statement Period: 03/06/2022 to 04/07/2022

Attachment 2

Date:	Vendor:	Description	Amount:
15/06/2022	CV CHECK OSBORNE PARKWA	National Police Clearance	\$ 59.80
15/06/2022	MAILCHIMP *MISC MAILCHIMP.COGA	Subscription - Mailchimp	\$ 26.78
16/06/2022	POST BASSENDEAN POSTBA BASSENDEAN AU	Gift Cards for Day Centre	\$ 331.65
16/06/2022	SQ *THE 5 FOUR STORE Bassendean AUS	Catering for Day Centre Lunches	\$ 180.00
16/06/2022	WWW.RED-RO* BASSENDEAN BASSENDEAN WA	Catering for Day Centre Lunches	\$ 135.00
16/06/2022	WESTNET PERTH WA	NBN Connection for Wind in the Willows	\$ 69.99
16/06/2022	BOOKTOPIA PTY LTD LIDCOMBE	Library Stock Purchase - 29x Books	\$ 498.07
16/06/2022	WESTNET PERTH WA	Public Internet Access	\$ 109.99
16/06/2022	KINFOLK COPENHAGEN DUB ##0622 90.00 US DOLLAR	Subscription - Kinfolk Magazine, June 2023	\$ 130.90
16/06/2022	INTNL TRANSACTION FEE	International Transaction Fee	\$ 3.27
16/06/2022	HEATLEY SALES PTY LTD BASSENDEAN	Steel Cap Boots for Staff	\$ 171.05
16/06/2022	VIBE BASSENDEAN BASSENDEAN WA	Fuel	\$ 83.00
16/06/2022	FL COSTELLO AND CO P OSBORNE PARKWA	Replacement Dryer for Wind in the Willows	\$ 1,500.00
16/06/2022	FL COSTELLO AND CO P OSBORNE PARKWA	Replacement Dryer for Wind in the Willows	\$ 997.00
16/06/2022	COLES 0395 BASSENDEAN AUS	Catering for Wind in the Willows Team Meeting Dinner	\$ 84.48
17/06/2022	Subway Bayswater 50307 Bassendean WA	Catering for Day Centre Lunches	\$ 54.00
17/06/2022	BACKSAFE AUSTRALIA CANNING VALEWA	Battery Replacement for Records Lifter	\$ 541.20
17/06/2022	WANEWSDTI Osborne ParkWA	Subscription - Newspaper	\$ 144.01
17/06/2022	eBay O*06-08757-11835 Sydney AUS	Pool Cues for Youth Centre	\$ 199.95
17/06/2022	NORDEN BODY WORKS PT DANDENONG VIC	Step Motor Assy	\$ 238.45
17/06/2022	SAI GLOBAL SYDNEY NSW	Australian Standard for WHS	\$ 226.56
17/06/2022	COLES 0330 MUNDARING AUS	Groceries for Wind in the Willows	\$ 19.50
20/06/2022	Subway Bassendean Bassendean WA	Catering for Day Centre Lunches	\$ 108.00
20/06/2022	WWW.RED-RO* BASSENDEAN BASSENDEAN WA	Catering for Day Centre Lunches	\$ 75.00
20/06/2022	OLD LIRA BAYSWATER WA	Catering for Council Meeting	\$ 261.00
20/06/2022	COLES 0395 BASSENDEAN AUS	Catering for Council Meeting	\$ 38.45
20/06/2022	CBA*Malwarebytes Koln DEU	Virus Protection for Youth Centre PCs	\$ 29.95
20/06/2022	The-Hat-Store 0755030888 QLD	UPF 50+ Hats for Ranger Team	\$ 314.70
20/06/2022	KMART 1052 MIDLAND AUS	Baskets/Boxes for Mug Libraries	\$ 25.00
20/06/2022	SQ *AMY NICOLE?S MUSI Brentwood AUS	Beginner Ukulele Workshop for Wind in the Willows Educators	\$ 189.00
20/06/2022	NIGHTOWL BELLEVUE BELLEVUE WA	Fuel	\$ 49.88
21/06/2022	OFFICEWORKS BENTLEIGH EA	Monitor Arms for Business Support Officer and Stationery Items for Depot	\$ 162.64
21/06/2022	DEPARTMENT OF TRANSPOR PERTH	Licence Renewal - SES 1HPF978	\$ 219.80
21/06/2022	DEPARTMENT OF TRANSPOR PERTH	Licence Renewal - SES 1TSZ646	\$ 24.85
21/06/2022	SALVOS MIDLAND MIDLAND WA	Baskets/Mugs for Mug Libraries	\$ 12.00

June Credit Card Expenditure 2022
Statement Period: 03/06/2022 to 04/07/2022

Attachment 2

Date:	Vendor:	Description	Amount:
21/06/2022	ST VINCENT DE PAUL MIDLAND WA	Baskets/Mugs for Mug Libraries	\$ 7.00
21/06/2022	VINNIES KALAMUNDA KALAMUNDA WA	Baskets/Mugs for Mug Libraries	\$ 5.00
21/06/2022	SP JB HI-FI ONLINE SOUTHBANK VIC	Library Stock Purchase - 11x DVDs	\$ 257.81
22/06/2022	DANISH PATISSERIE BASSENDEAN	Catering for Day Centre Lunches	\$ 78.50
22/06/2022	COLES 0395 BASSENDEAN AUS	Catering for Council Meeting	\$ 40.10
22/06/2022	LIQUORLAND 2978 BASSENDEAN AUS	Catering for Council Meeting	\$ 40.00
22/06/2022	NAMA GROUP PTY LTD BASSENDEAN WA	Catering for Council Meeting	\$ 7.44
22/06/2022	Youth Affairs Council West Perth WA	YACWA Membership	\$ 299.99
22/06/2022	OFFICEWORKS 0608 MIDLAND AUS	Stationery for Library	\$ 15.68
22/06/2022	KMART 1052 MIDLAND AUS	Soap Dispenser for Wind in the Willows	\$ 5.50
23/06/2022	OFFICEWORKS BENTLEIGH EA	Toilet Roll Dispensers for Sandy Beach Ablutions	\$ 594.00
23/06/2022	PUMA ENERGY LESMURDI LESMURDIE WA	Fuel	\$ 130.88
23/06/2022	OFFICEWORKS BENTLEIGH EA	Webcam Purchase	\$ 159.00
23/06/2022	IINET BATCH PERTH GPO WA	NBN Connection for Youth Services	\$ 79.99
23/06/2022	SUPER CHEAP AUTO MIDLAND WA	Trailer Plug and Adapter	\$ 43.98
23/06/2022	KMART 1142 MIRRABOOKA AUS	Return of Damaged Box	-\$ 7.00
23/06/2022	BOOKTOPIA PTY LTD LIDCOMBE	Library Stock Purchase - 22x Books	\$ 493.54
23/06/2022	BOOKTOPIA PTY LTD LIDCOMBE	Library Stock Purchase - 4x Books	\$ 119.47
24/06/2022	WWW.EVISA.GOV.AZ BAKU AZE ##0622 26.00 US DOLLAR	Unauthorised Transaction	\$ 37.79
24/06/2022	INTNL TRANSACTION FEE	International Transaction Fee for Unauthorised Transaction	\$ 0.94
24/06/2022	MAXO.COM.AU HARRISTOWN	Youth Service Phones	\$ 39.95
24/06/2022	PAYPAL *BEN 4029357733 AUS	Bassendean Gallery Signage	\$ 66.00
24/06/2022	OFFICEWORKS 0608 MIDLAND AUS	Stationery for Library	\$ 101.29
24/06/2022	CV CHECK OSBORNE PARKWA	National Police Clearance	\$ 59.80
24/06/2022	TROPHY WAREHOUSE MORLEY WA	Trophy for Safety Award	\$ 20.00
24/06/2022	THE CHAMBER OF ARTS AN PERTH AUS	The Chamber of Arts and Culture - Annual Associate Membership	\$ 385.00
24/06/2022	OFFICEWORKS BENTLEIGH EA	Stationery Supplies for Wind in the Willows	\$ 212.25
24/06/2022	ASHFIELD IGA ASHFIELD	Groceries for Wind in the Willows	\$ 25.21
24/06/2022	ASHFIELD CHEMIST ASHFIELD WA	Steri Strips for Wind in the Willows	\$ 17.70
27/06/2022	CHOMP 68 PTY. LTD. BASSENDEAN	Catering for Council Meeting	\$ 249.00
27/06/2022	ADOBE ACROPRO SUBS 800615316 AUS	Subscription: Adobe Pro	\$ 274.90
27/06/2022	BUNNINGS 458000 BAYSWATER	PH Strips, Thermometer & Equipment for Mosquito Control	\$ 198.38
27/06/2022	DS WORKWEAR AND SAFE BAYSWATER WA	PPE for Mosquito Control Program	\$ 134.85
27/06/2022	AUTOPRO MORLEY MORLEY WA	Paint Cutting Compound	\$ 16.99
27/06/2022	MSINCOME.COM MACGREGOR QLD	5 Dynamic QR Codes	\$ 55.00

June Credit Card Expenditure 2022
Statement Period: 03/06/2022 to 04/07/2022

Attachment 2

Date:	Vendor:	Description	Amount:
27/06/2022	MSINCOME.COM MACGREGOR QLD	10 Dynamic QR Codes	\$ 110.00
27/06/2022	NIGHTOWL BELLEVUE BELLEVUE WA	Fuel	\$ 50.01
27/06/2022	EZI*EZIKindy Manager Parkwood AUS	Subscription - Kindy Manager Support	\$ 213.74
27/06/2022	ASHFIELD IGA ASHFIELD	Groceries for Wind in the Willows	\$ 12.53
27/06/2022	ASHFIELD IGA ASHFIELD	Groceries for Wind in the Willows	-\$ 2.40
28/06/2022	SAI GLOBAL SYDNEY NSW	Australian Standard Download	\$ 129.25
28/06/2022	SAI GLOBAL SYDNEY NSW	Australian Standard Download	\$ 129.25
28/06/2022	SAI GLOBAL SYDNEY NSW	Australian Standard Download	\$ 239.08
28/06/2022	8 NAPKINS PTY LTD BASSENDEAN	Catering for Council Meeting	\$ 198.00
28/06/2022	IINET BATCH PERTH GPO WA	NBN Connection for Depot	\$ 69.47
28/06/2022	CV CHECK OSBORNE PARKWA	National Police Clearance	\$ 59.80
29/06/2022	DISPUTEREFUND	Refund for Disputed Transaction	-\$ 50.00
29/06/2022	DISPUTEREFUND	Refund for Disputed Transaction	-\$ 649.00
29/06/2022	COLES 0395 BASSENDEAN AUS	Catering for Council Meeting	\$ 18.15
30/06/2022	ZOHO-MANAGEENGINE SER SYDNEY NSW	IT Helpdesk System	\$ 415.80
30/06/2022	CAKES BOX OCONNOR	Catering for Library Event - 50 Years of Library Service	\$ 126.50
30/06/2022	BUNNINGS GROUP LTD HAWTHORN EAS	WHS Supplies	\$ 71.68
30/06/2022	Cork & Bottle Bassendean WA	Catering for S&DS Function	\$ 2,000.00
1/07/2022	4Cabling Alexandria	Cabling for IT	\$ 580.95
1/07/2022	AMAZON MARKETPLACE AU SYDNEY SOUTHNSW	External Backup Drive - Cold Backups	\$ 615.51
1/07/2022	AMAZON MARKETPLACE AU SYDNEY SOUTHNSW	Amazon Credit Card Authorisation	\$ 0.01
1/07/2022	AMAZON MARKETPLACE AU SYDNEY SOUTHNSW	External Backup Drive - Cold Backups	\$ 615.50
1/07/2022	AMAZON MARKETPLACE AU SYDNEY SOUTHNSW	External Backup Drive - Cold Backups	\$ 615.50
1/07/2022	AMAZON MARKETPLACE AU SYDNEY SOUTHNSW	Amazon Credit Card Authorisation	\$ 0.01
1/07/2022	THE GOOD GUYS MIDLAND WA	Replacement Keyboard for Surface Pro	\$ 386.00
1/07/2022	SP TAPES ONLINE MELBOURNE VIC	Asphalt Adhesive Tape for P2P Project	\$ 306.30
1/07/2022	COLES 0395 BASSENDEAN AUS	Catering for Library Event - 50 Years of Library Service	\$ 54.20
1/07/2022	OFFICEWORKS 0608 MIDLAND AUS	Stationery for Library	\$ 84.18
1/07/2022	COLES 0395 BASSENDEAN AUS	Catering for Library Event - 50 Years of Library Service	\$ 30.13
1/07/2022	LANYARDSFACTORY TUNCURRY NSW	Visitor Lanyards	\$ 151.20
1/07/2022	SP WORKWEARHUB WEST BURLEIGQLD	WHS Sunscreen	\$ 209.65
1/07/2022	ASHFIELD IGA ASHFIELD	Groceries for Wind in the Willows	\$ 16.10
4/07/2022	IINET BATCH PERTH GPO WA	NBN Connection for 48 Old Perth Road	\$ 219.98
4/07/2022	WESTNET PERTH WA	NBN Connection for Wind in the Willows	\$ 69.99
4/07/2022	WESTNET PERTH WA	Public Internet Access	\$ 109.99
4/07/2022	OFFICEWORKS 0608 MIDLAND AUS	Monitor Cables	\$ 141.92

June Credit Card Expenditure 2022
Statement Period: 03/06/2022 to 04/07/2022

Attachment 2

Date:	Vendor:	Description	Amount:
4/07/2022	To The Woods Bassendean WA	Councillor Coffee - Plastic Free July Promotion	\$ 5.00
4/07/2022	PUMA ENERGY WELSHPOO WELSHPOOL WA	Fuel	\$ 95.01
		TOTAL:	\$ 25,008.53



MONTHLY FINANCIAL REPORT

FOR THE PERIOD ENDED

31 July 2022

TOWN OF BASSENDEAN

MONTHLY FINANCIAL REPORT (Containing the Statement of Financial Activity) for the period ended 31 July 2022

LOCAL GOVERNMENT ACT 1995
LOCAL GOVERNMENT (FINANCIAL MANAGEMENT) REGULATIONS 1996

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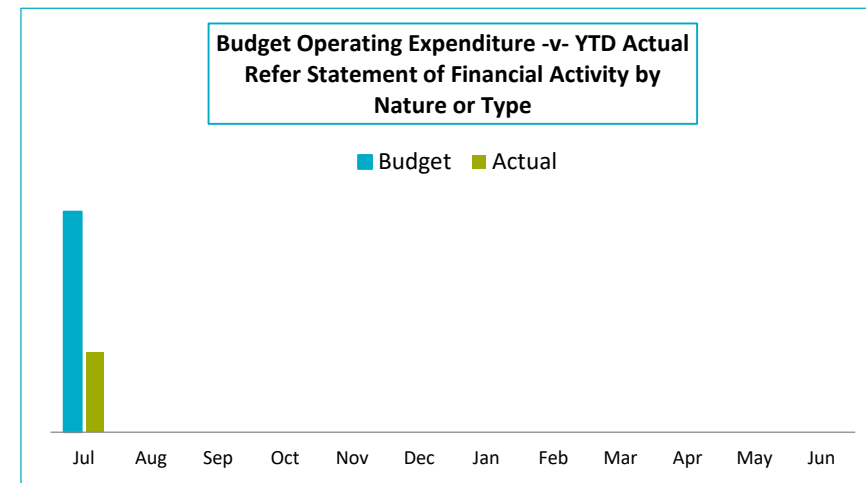
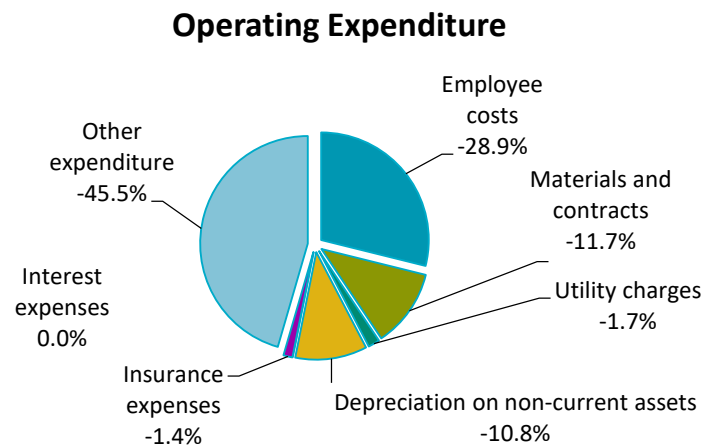
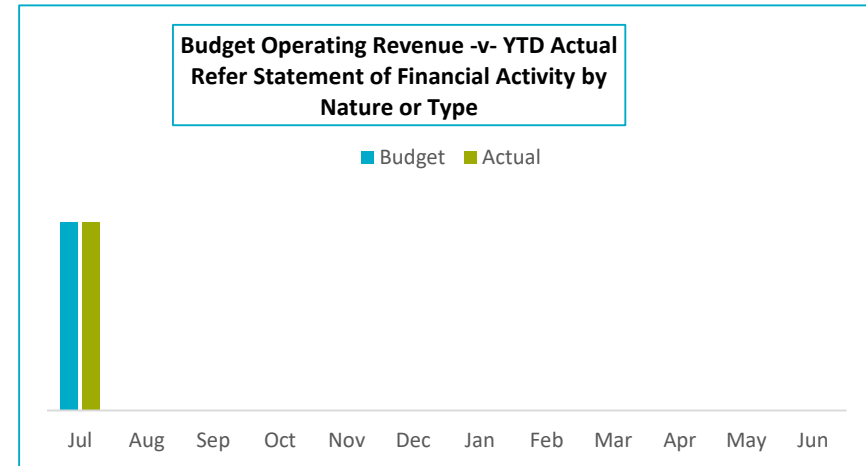
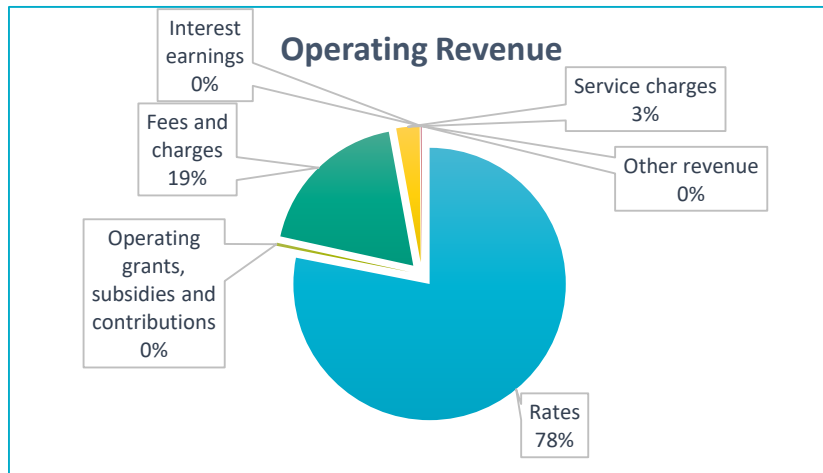
TOWN OF BASSENDEAN
STATEMENT OF COMPREHENSIVE INCOME
by Nature and Type
for the period ended 31 July 2022

	2022/23 Revised Budget	2022/23 YTD Budget (a)	2022/23 YTD Actual (b)	Var. \$ (b)-(a)	Var. % (b)-(a)/(a)
	\$	\$	\$	\$	\$
Revenue					
Rates	14,511,165	14,446,165	14,458,596	12,431	0%
Operating grants, subsidies and contributions	554,442	71,242	66,789	(4,453)	(6%)
Fees and charges	6,767,613	3,461,499	3,455,381	(6,118)	(0%)
Service charges	513,034	513,034	511,869	(1,165)	(0%)
Interest earnings	317,345	25,223	16,662	(8,561)	(34%)
Other revenue	267,981	13,599	5,180	(8,419)	(62%)
	22,931,580	18,530,762	18,514,477	(16,285)	(0%)
Expenses					
Employee costs	(12,049,864)	(844,341)	(856,278)	(11,937)	1%
Materials and contracts	(8,147,824)	(674,068)	(348,022)	326,046	(48%)
Utility charges	(698,715)	(58,197)	(51,759)	6,438	(11%)
Depreciation on non-current assets	(3,881,983)	(323,476)	(320,000)	3,476	(1%)
Interest expenses	(28,797)	(526)	0	526	(100%)
Insurance expenses	(489,297)	(40,705)	(40,251)	454	(1%)
Other expenditure	(2,047,865)	(1,317,154)	(1,349,514)	(32,360)	2%
	(27,344,345)	(3,258,467)	(2,965,824)	292,643	(9%)
Subtotal	(4,412,765)	15,272,295	15,548,653	276,358	2%
Discontinued Operations					
Non-operating grants, subsidies and contributions	1,770,730	205,258	213,248	7,990	4%
Profit on asset disposals	0	0	0	0	
Loss on asset disposals	(15,000)	0	0	0	
	1,755,730	205,258	213,248	7,990	4%
	0				
Net result	(2,657,035)	15,477,553	15,761,901	284,348	2%
Other comprehensive income					
Changes on revaluation of non-current assets	0	0	0	0	0%
Total other comprehensive income	0	0	0	0	0%
Total comprehensive income	(2,657,035)	15,477,553	15,761,901	284,348	2%

TOWN OF BASSENDEAN
RATE SETTING STATEMENT
by Nature and Type
for the period ended 31 July 2022

	2021/22 Current Budget \$	2021/22 YTD Budget (a)	2021/22 YTD Actual (b) \$	Var. \$ (b)-(a)	Var. % (b)-(a)/(a)
OPERATING ACTIVITIES					
Net current assets at start of financial year - surplus/(deficit)	1,320,660	1,320,660	1,684,645	363,985	28%
	1,320,660	1,320,660	1,684,645	363,985	28%
Revenue from operating activities (excluding rates)					
Operating grants, subsidies and contributions	554,442	71,242	66,789	(4,453)	(6%)
Fees and charges	6,767,613	3,461,499	3,455,381	(6,118)	(0%)
Service charges	513,034	513,034	511,869	(1,165)	(0%)
Interest earnings	317,345	25,223	16,662	(8,561)	(34%)
Other revenue	267,981	13,599	5,180	(8,419)	(62%)
Profit on asset disposals	-	-	-	0	
	8,420,415	4,084,597	4,055,881	(28,716)	(1%)
Expenditure from operating activities					
Employee costs	(12,049,864)	(844,341)	(856,278)	(11,937)	1%
Materials and contracts	(8,147,824)	(674,068)	(348,022)	326,046	(48%)
Utility charges	(698,715)	(58,197)	(51,759)	6,438	(11%)
Depreciation on non-current assets	(3,881,983)	(323,476)	(320,000)	3,476	(1%)
Interest expenses	(28,797)	(526)	0	526	(100%)
Insurance expenses	(489,297)	(40,705)	(40,251)	454	(1%)
Other expenditure	(2,047,865)	(1,317,154)	(1,349,514)	(32,360)	2%
Loss on asset disposals	(15,000)	0	0	0	
	(27,359,345)	(3,258,467)	(2,965,824)	292,643	(9%)
Non-cash amounts excluded from operating activities	3,896,983	323,476	320,000	(3,476)	(1%)
Amount attributable to operating activities	(13,721,287)	2,470,266	3,094,702	624,436	25%
INVESTING ACTIVITIES					
Non-operating grants, subsidies and contributions	1,770,730	205,258	213,248	7,990	4%
Payments for property, plant and equipment	(1,508,318)	(104,500)	(11,895)	92,605	(89%)
Payments for construction of infrastructure	(3,000,333)	(139,500)	(185,774)	(46,274)	33%
Proceeds from disposal of assets	52,000	-	-	-	
Proceeds from self-supporting loans	21,503	-	-	0	
Amount attributable to investing activities	(2,664,418)	(38,742)	15,579	54,321	(140%)
FINANCING ACTIVITIES					
Repayment of borrowings	(104,061)	-	-	0	
Principal elements of finance lease payments	(160,000)	-	-	0	
Proceeds from new borrowings	750,000	-	-	0	
Transfers to cash backed reserves (restricted assets)	(790,763)	-	-	0	
Transfers from cash backed reserves (restricted assets)	2,330,707	-	-	-	
Amount attributable to financing activities	2,025,883	0	0	0	
Budgeted deficiency before general rates	(14,359,822)	2,431,524	3,110,281	678,757	28%
Estimated amount to be raised from general rates	14,511,165	14,446,165	14,458,596	12,431	0%
Net current assets at end of financial year - surplus/(deficit)	151,343	16,877,689	17,568,877	691,188	4%

**Town of Bassendean
Information Summary
For the Period Ended 31 July 2022**



TOWN OF BASSENDEAN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
for the period ended 31 July 2022

Note 1: Explanation of Material Variances

The material variance thresholds are adopted annually by Council as an indicator of whether the actual expenditure or revenue varies from the year to date budget, whichever is higher than \$15,000 or 10%.

☺ More Revenue OR Less Expenditure
☹ Less Revenue OR More Expenditure

Reporting Program	Var. \$	Var. %	Var.	Timing/ Permanent	Explanation of Variance
OPERATING ACTIVITIES					
Net current assets at start of financial year - surplus/(deficit)	363,985	28%	☺	Permanent	Surplus position is likely to be in line with the budget after year-end adjustments
Revenue from operating activities (excluding rates)					
Operating grants, subsidies and contributions	(4,453)	(6%)	☹	Timing	Within reporting threshold
Fees and charges	(6,118)	(0%)	☹	Timing	Within reporting threshold
Interest earnings	(8,561)	(34%)	☹	Timing	Accruals for investments not yet processed
Other revenue	(8,419)	(62%)	☹	Timing	Reimbursements from clubs for variable outgoings is pending and lower property enquiries
Profit on asset disposals	0			Timing	Within reporting threshold
	(28,716)	(1%)	☹		
Expenditure from operating activities					
Employee costs	(11,937)	1%	☹	Permanent	Within reporting threshold
Materials and contracts	326,046	(48%)	☺	Timing	Lower due to timing of IT, Legal fees, Infrastructure Maintenance, Projects and Waste contract services
Utility charges	6,438	(11%)	☺	Timing	Utility costs for reserves was lower as reticulation is not required in Winter months
Depreciation on non-current assets	3,476	(1%)	☺	Timing	Within reporting threshold
Interest expenses	526	(100%)	☺	Timing	Timing of interest charges on existing loans
Insurance expenses	454	(1%)	☺	Timing	Within reporting threshold
Other expenditure	(32,360)	2%	☹	Timing	\$12K Skatepark upgrade mis-allocated to Operating
Loss on asset disposals	0			Timing	Within reporting threshold
	292,643	(9%)	☺		
Non-cash amounts excluded from operating activities	(3,476)	(1%)	☹		
Amount attributable to operating activities	624,436	25%	☺		
INVESTING ACTIVITIES					
Non-operating grants, subsidies and contributions	7,990	4%	☺	Timing	Within reporting threshold
Payments for property, plant and equipment	92,605	(89%)	☺	Timing	Delay in procurement of plant and fleet
Payments for construction of infrastructure	(46,274)	33%	☹	Timing	Carry forwarded expenditure from the FY 21-22
Proceeds from disposal of assets	0				
Proceeds from self-supporting loans	0				
Amount attributable to investing activities	54,321	(140%)	☺		
FINANCING ACTIVITIES					
Repayment of borrowings	0				
Transfers to cash backed reserves (restricted assets)	0				
Transfers from cash backed reserves (restricted assets)	0				
Amount attributable to financing activities	0				
Budgeted deficiency before general rates	678,757	28%	☺		
Estimated amount to be raised from general rates	12,431	0%	☺		Within reporting threshold
Net current assets at end of financial year - surplus/(deficit)	691,188	4%	☺		

TOWN OF BASSENDEAN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
for the period ended 31 July 2022

Note 2: Net Current Funding Position

Positive=Surplus (Negative=Deficit)

	Last Years Actual Closing 30 June 2022	Current 31 July 2022
	\$	\$
Current Assets		
Cash - Other	7,387,189	5,739,109
Cash Restricted - Reserves	7,053,753	7,053,253
Restricted Cash - Trust	172,837	157,915
Rates Outstanding	370,331	19,199,716
Sundry Debtors	281,840	601,569
GST Receivable	49,178	3,519
Accrued Interest	9,872	9,872
Prepayments	67,119	67,119
Proceeds from Disposal	(5,866)	(5,866)
Inventories	15,975	9,928
	<u>15,402,228</u>	<u>32,836,134</u>
Less: Current Liabilities		
Sundry Creditors	(1,639,753)	(3,213,320)
Payroll Creditors	-	-
Accrued Interest on Borrowings	(2,550)	(2,550)
Accrued Salaries and Wages		
Rates in Advance		
Current Loan Liability	(38,872)	(38,872)
Hyde Retirement Village Bonds	(102,500)	(102,500)
Bonds and Other Deposits	(1,911,098)	(1,896,176)
Current Lease Liabilities	(93,799)	(93,799)
Contract liabilities	(628,512)	(628,512)
Deferred Revenue	(425,947)	(425,947)
Current Employee Provisions	(2,184,177)	(2,184,177)
	<u>(7,027,208)</u>	<u>(8,585,853)</u>
Net Current Assets	<u>8,375,020</u>	<u>24,250,281</u>
Less: Cash Reserves	(7,053,753)	(7,053,253)
Less: SSL Borrowings Repayments	(19,528)	-
Loan Liability - Current	38,872	38,872
Lease Liability - Current	93,799	93,799
Other Misc Adjustments	11,543	486
Plus : Liabilities funded by Cash Backed Reserves	238,692	238,692
Net Current Funding Position	<u>1,684,645</u>	<u>17,568,877</u>

**Town of Bassendean
Monthly Investment Report
As at 31 July 2022**

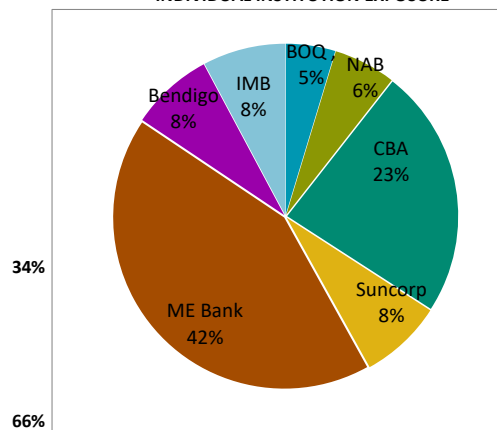
Note 5 : CASH INVESTMENTS

Deposit Ref	Deposit Date	Maturity Date	S & P Rating	Institution	Term (Days)	Rate of Interest	Amount Invested (Days)				Total	Expected Interest
							Up to 30	30-59	60-89	90-120+		
Municipal												
13156679	6/07/2022	5/08/2022	A1	CBA	30	1.50%	213,407.67				213,407.67	263.10
403261	17/05/2022	14/11/2022	A2	ME Bank	181	2.15%				903,927.27	903,927.27	9,637.35
13156679	13/07/2022	12/08/2022	A1	CBA	30	1.50%	2,050,000.00				2,050,000.00	2,527.40
13156679	24/07/2022	23/08/2022	A1	CBA	30	1.50%	754,372.75				754,372.75	930.05
							3,017,780.42	-	-	903,927.27	3,921,707.69	13,357.89
Restricted - Bonds and Deposits:												
404061	23/05/2022	21/11/2022	A2	ME Bank	182	2.40%				501,121.92	501,121.92	5,996.99
755365673	2/05/2022	31/10/2022	A1	NAB	182	1.66%				7,838.96	7,838.96	64.89
							-	-	-	508,960.88	508,960.88	6,061.87
							3,017,780.42	-	-	1,412,888.15	4,430,668.57	19,419.76
Restricted - Contract Liabilities/Deferred Revenue (Grants)												
Reserve												
413105	7/06/2022	6/03/2023	A2	ME Bank	272	2.85%	-			1,000,000.00	1,000,000.00	21,238.36
4043144	17/06/2022	15/09/2022	A2	Bendigo	90	2.25%				1,000,000.00	1,000,000.00	5,547.95
54428	17/06/2022	15/09/2022	A2	IMB	90	2.10%				1,000,000.00	1,000,000.00	5,178.08
414680	17/06/2022	16/08/2022	A2	ME Bank	60	1.50%			1,000,000.00		1,000,000.00	2,465.75
4203490	3/05/2022	3/08/2022	A1	Suncorp	92	0.96%				1,000,665.75	1,000,665.75	2,421.34
403221	16/05/2022	14/11/2022	A2	ME Bank	182	2.15%				704,185.16	704,185.16	7,549.25
498923	24/05/2022	24/05/2023	A2	BOQ	365	3.20%				600,030.88	600,030.88	19,200.99
403222	16/05/2022	14/11/2022	A2	ME Bank	182	2.15%				1,330,871.20	1,330,871.20	14,267.67
							-	-	1,000,000.00	6,635,752.99	7,635,752.99	77,869.38
POS Funds												
358770309	15/07/2022	13/09/2022	A1	NAB	60	1.95%			746,706.80		746,706.80	2,393.55
							-	-	1,746,706.80	6,635,752.99	8,382,459.79	80,262.93
Total							3,017,780.42	-	1,746,706.80	8,048,641.14	12,813,128.36	99,682.70

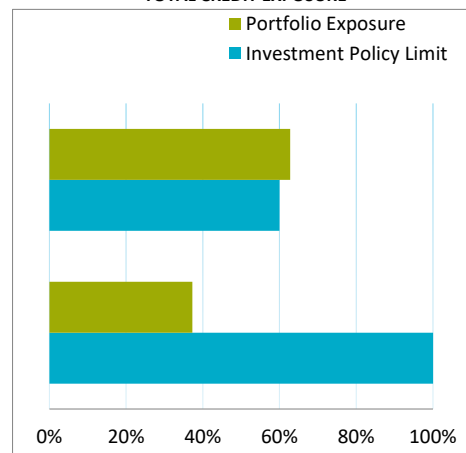
ENVIRONMENTAL COMMITMENT

Depositing Institution	Value Invested
Fossil Fuel Lending ADI	
BOQ	600,030.88
NAB	754,545.76
CBA	3,017,780.42
	4,372,357.06
Non Fossil Fuel Lending ADI	
Suncorp	1,000,665.75
ME Bank	5,440,105.55
Bendigo	1,000,000.00
IMB	1,000,000.00
	8,440,771.30
Total Funds	12,813,128.36

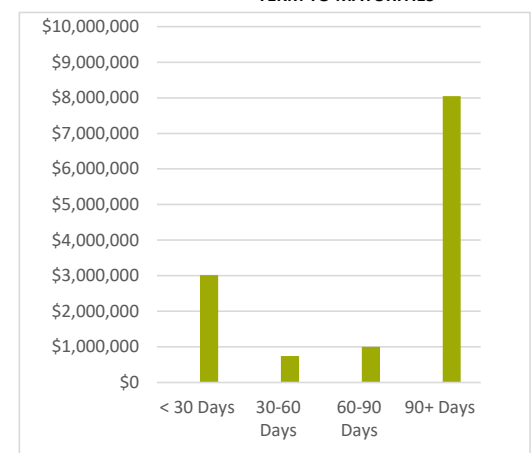
INDIVIDUAL INSTITUTION EXPOSURE



TOTAL CREDIT EXPOSURE



TERM TO MATURITIES

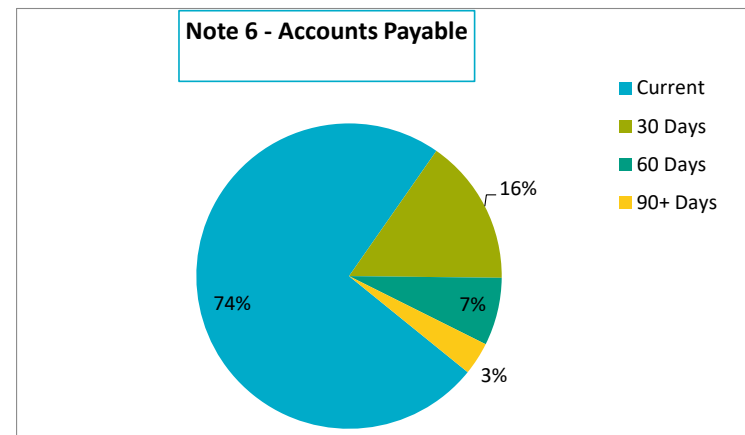
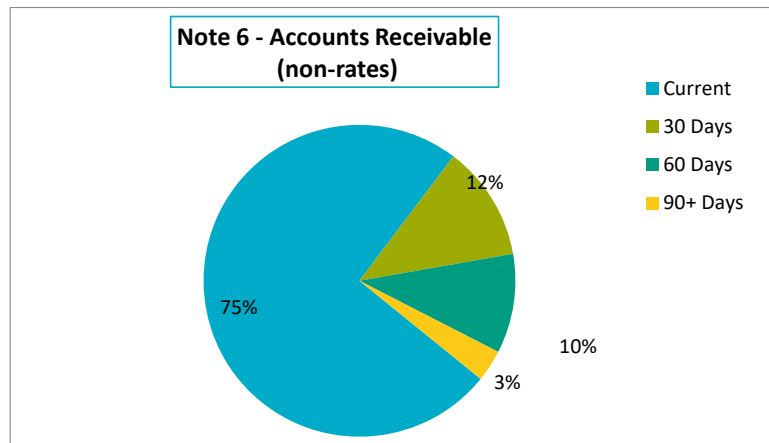


TOWN OF BASSENDEAN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2022

Note 4: Receivables and Payables

Receivables - General	Current	30 Days	60 Days	90+ Days	Total
	\$	\$	\$	\$	\$
Receivables - General	112,121	17,979	15,519	4,957	150,576

Payables - General	Current	30 Days	60 Days	90+ Days	Total
	\$	\$	\$	\$	\$
Payables - General	347,534	72,858	33,812	16,319	470,523



Comments/Notes - Receivables General

The above amounts include GST where applicable.

Note 5 - Capital Works Projects

CAPITAL PROJECTS									
31/07/2022									
Project Number	2021/22 Original Budget	Budget Amendments	2021/22 Current Budget	2021/22 YTD Budget	YTD Actual	Purchase Orders	Total Inc Purchase Orders	Budget Remaining	% Total to Annual Budget
LAND AND BUILDINGS	\$687,200.00	\$0.00	\$687,200.00	\$14,500.00	\$11,895.00	\$47,851.75	\$59,746.75	\$627,453.25	91.3%
DRAINAGE	\$235,098.00	\$0.00	\$235,098.00	\$0.00	\$0.00	\$0.00	\$0.00	\$235,098.00	100.0%
FURNITURE & EQUIPMENT	\$345,618.00	\$0.00	\$345,618.00	\$90,000.00	\$0.00	\$141,500.26	\$141,500.26	\$204,117.74	59.1%
PLANT AND EQUIPMENT	\$475,500.00	\$0.00	\$475,500.00	\$0.00	\$0.00	\$0.00	\$0.00	\$475,500.00	100.0%
INFRASTRUCTURE ASSETS - OTHER	\$1,371,500.00	\$0.00	\$1,371,500.00	\$139,500.00	\$185,324.18	\$2,142.16	\$187,466.34	\$1,184,033.66	86.3%
ROADS	\$1,277,723.73	\$0.00	\$1,277,723.73	\$0.00	\$450.00	\$479,300.79	\$479,750.79	\$797,972.94	62.5%
FOOTPATHS	\$116,011.00	\$0.00	\$116,011.00	\$0.00	\$0.00	\$0.00	\$0.00	\$116,011.00	100.0%
TOTAL	\$ 4,508,650.73	\$ -	\$ 4,508,650.73	\$ 244,000.00	\$ 197,669.18	\$ 670,794.96	\$ 868,464.14	\$ 3,640,186.59	80.7%

TOWN OF BASSENDEAN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 28 February 2022

Note 6: Proposed Budget Amendments					
GL Account Code	Description	Current Budget	Amended Budget	Budget Movement	Reason
761348	Expense - Sanitation Kerbside General Waste Processing	463,000	363,000	(100,000)	Budget re-allocation
761352	Expense - Sanitation Kerbside Recycling Collection	193	100,193	100,000	Budget re-allocation
Sub-total - Budget Re-alignments		\$ -	\$ -	\$ -	
NET CHANGE IN AMENDMENTS TO SURPLUS		\$ -	\$ -	\$ -	CHANGE TO SURPLUS

TOWN OF BASSENDEAN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
For the Period Ended 31 July 2022

Note 7: Disposal of Assets

Asset Class	Original Annual Budget				YTD Actual			
	Net Book Value	Proceeds	Profit	(Loss)	Net Book Value	Proceeds	Profit	(Loss)
			-		-	-		-
	-	-	-	-	-	-	-	-