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Agenda for the Ordinary Meeting of the Yalgoo Shire Council,
to be held in the Council Chambers, 37 Gibbons Street, Yalgoo,
on Thursday, 20 September 2007, commencing at 11.00 am.

1. DECLARATION OF OPENING/ANNOUNCEMENT OF VISITORS

2. RECORD OF ATTENDANCE/APOLOGIES/LEAVE OF ABSENCE

3. RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

4. PUBLIC QUESTION TIME

5. APPLICATIONS FOR LEAVE OF ABSENCE

6. NOTICE OF ITEMS TO BE DISCUSSED BEHIND CLOSED DOORS

None

7. CONFIRMATION OF MINUTES

BACKGROUND

Minutes of the Ordinary Meeting and Special Meeting of Council have previously been circulated to all Councillors.

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATION

That the Minutes of the Ordinary Council Meeting held on 30 August 2007, be confirmed as a true and correct record of proceedings.

8. ANNOUNCEMENTS BY PRESIDING PERSON WITHOUT DISCUSSION

9. PETITIONS/DEPUTATIONS/PRESENTATIONS/SUBMISSIONS

10 ANNOUNCEMENTS CONCERNING MEETINGS ATTENDED

10.1 PRESIDENT

10.2 MURCHISON REGIONAL VERMIN COUNCIL

11. DISCLOSURE OF INTERESTS

12. REPORTS OF COMMITTEES

None

13. REPORTS OF OFFICERS

13.1 WORKS

13.1.1 WORKS ACTIVITY REPORT – August 2007

To be presented at the meeting

13.1.2 PURCHASE OF PLANT ITEMS

File: T5
 Author: Niel Mitchell, CEO
 Interest Declared: No interest to disclose
 Date: 10 September 2007
 Attachments: None

MATTER FOR CONSIDERATION

Purchase of equipment as per budget, and required.

BACKGROUND

A number of major plant items were included in the Budget which has now been adopted, these being –

- replacement grader
- semi trailer water tanker
- compressor / welder

In the last week, one of the dollies has broken, and may not be repairable. It seems as though it has been repaired before, and the Works Foreman is making enquiries as to the possibility of safe repair. If not a replacement will need to be purchased, which has not been budgeted for.

STATUTORY ENVIRONMENT

Local Government Act 1995 –

- s.3.58 – disposing of property
- s.6.8 – absolute majority in advance, required to authorise unbudgeted expenditure

Functions and General Regulations –

- s.11 and following – requirements to call tenders where value is over \$100,000

STRATEGIC IMPLICATIONS

None

POLICY IMPLICATIONS

Purchasing Policy adopted February 2007 relating to purchase of items less than \$100,000

FINANCIAL IMPLICATIONS

None

CONSULTATION

None

COMMENT

This early in the financial year, it is difficult to identify specific savings or additional income which could be used to fund the purchase of a replacement semi-trailer dolly, other than reducing the allocation made for the purchase of a grader.

The Works Foreman has made some initial enquiries regarding a replacement and has been advised –

- TES, Perth
 - o new dolly approx. \$19,600 plus GST

- D Trans, Geraldton
 - o new dolly approx \$25,000 (GST to be confirmed)
 - o new chassis and swap over running gear etc approx. \$10,000 to \$12,000
 - would also require full service of all items such as brake linings and so on

The budgeted changeover for a grader is somewhat more than what is anticipated should a machine other than a Caterpillar be considered. However, it is less than what is estimated would be required, should Council decide on a Caterpillar machine.

Being valued at over \$100,000 tenders must be called for a replacement grader. While the delegation and policy adopted permit the CEO to purchase under \$100,000, there is no prohibition on Council calling tenders if they so choose.

VOTING REQUIREMENTS

Absolute majority

OFFICER RECOMMENDATION

That tenders be called for –

- the purchase of a replacement grader, trading in the Cat 14H grader YA361
- the purchase of a semi trailer water tanker, either new or second-hand
- the purchase of a compressor / welder, either new or second-hand
- the purchase of a replacement semi-trailer dolly, trading in the damaged unit, if repair is uneconomic or not possible; to be funded by any savings in the purchase of the previous items of equipment.

13.2 DEVELOPMENT

13.2.1 EHO – ACTIVITY REPORT JULY – AUGUST

File: E9
 Author: Dave Williams EHO
 Interest Declared: No interest to disclose
 Date: 26 September 2007

Date	Activity	Details/Comment
17-July	Environmental Health	Inquire into easement for sewerage pipeline. Complete annual return. Check leach drain repair at oval. Discuss metal collection with the work supervisor.
	Local Planning	Continue with local planning scheme updates. Contact map providers to enhance local planning maps.
20-July	Environmental Health	Site visit to Paynes Find- required fly screen repair, secure smoke alarms replace flat tyre on return journey.
24-July	Environmental Health	Complete Disability Access and Inclusion Plan for Council. Continue with zero waste.
	Local Planning	Discuss Local planning strategy maps, order more scheme maps. Follow up site condition for 179 Henty Street. Letter for Noongal Station.
	Building Control	Arrange water pipe repair.
31-July	Environmental Health	Complete Zero Waste survey.
	Occupational Safety and Health	Complete Injury Management audit.
	Local Planning	Response to LandCorp inquiry for Lot 112-114 Campbell Street Review additional Local Planning amendments
	Building Control	Worksafe audit and return completed
07-Aug	Environmental Health	Discuss café and food premises requirements with Councillor Grey and commence agenda item fro same. Discuss invoice requirements for zero waste survey. Site visit to sewerage evaporation ponds, ramp and vee drain required.
	Local Planning	Research land sales and light industrial uses. Notify client of planning and building requirements for Lot 102 Campbell Street.
	Building Control	Arrange tree lopping for Shamrock Street.
10-Aug	Environmental Health	Activity Report for Council.
	Local Planning	Meet with Mulgara Minerals Ltd to discuss Main roads site and accommodation requirements in Yalgoo. Discuss same with State Land services.
14-Aug	Environmental Health	Agenda item for Railway Station Café/Tearoom commenced Activity report to Council. Obtain quote for exhaust ventilation at the Café/tea room.
21-Aug	Local Planning	Discuss the requirements for planning approvals with mining companies. Research and discuss Gross Rental Values at mine sites with the Value General and CEO. Discuss local planning requirements for extension hill with "The MAC". Discuss Extension Hill with GHD.
28-Aug	Building Control	Heritage Building Assessments with Tanya Henkel.
	Environmental Health	Review Council Agenda for Café/ Tearoom.
	Local Planning	Provide information to Mining Companies regarding the Shire of Yalgoo Development requirements.

30-Aug	Environmental Health	Council meeting. Provide survey information to HTD for Extension Hill.
07-Sept	Environmental Health	Administration for scheme. Revise and prepare letters to Hotel and railway station café/tearooms. Scrap metal collection commenced.

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATION

That the EHO's Activity Report to 7 September 2007 be received.

13.3 FINANCE

13.3.1 FINANCIAL ACTIVITY STATEMENTS – AUGUST 2007

File: F8
 Author: Ron Adams, Deputy Chief Executive Officer
 Interest Declared: No interest to disclose
 Date: 7 September 2007
 Attachments: Financial Activity Statements for August 2007
 Balance Sheet
 Income Statement Detail
 Income Statement by Nature & Type
 Income Statement Summary
 Actual Vs Budget (all green)

MATTER FOR CONSIDERATION

Council to consider adopting the monthly financial statements for July 2007.

BACKGROUND

Amendments to the Local Government (Financial Management) Regulations 1996 that were gazetted on 31 March 2005 and became effective from 1 July 2005 have resulted in regulations 34 and 35 relating to monthly financial reports and quarterly/triennial financial reports being repealed and substituted with a new regulation 34. The new regulation 34 requires that local government report on a monthly basis and prescribes what is required to be reported with the intention of establishing a minimum standard across the industry.

STATUTORY ENVIRONMENT

Local Government Act 1995

- Section 6.4—Specifies that a local government is to prepare such other financial reports as are prescribed.

Local Government (Financial Management) Regulations 1996

Regulation 34 states:

- (1) A local government is to prepare each month a statement of financial activity reporting on the sources and applications of funds, as set out in the annual budget under regulation 22(1)(d) for that month in the following detail:
 - (a) annual budget estimates, taking into account any expenditure incurred for an additional purpose under section 6.8(1)(b) or (c);
 - (b) budget estimates to the end of month to which the statement relates;
 - (c) actual amounts of expenditure, revenue and income to the end of the month to which the statement relates;
 - (d) material variances between the comparable amounts referred to in paragraphs (b) and (c);
 - (e) the net current assets at the end of the month to which the statement relates.

Sub regulations 2, 3, 4, 5 and 6 prescribe further details of information to be included in the monthly statement of financial activity.

STRATEGIC IMPLICATIONS

None

POLICY IMPLICATIONS

Policy 4.9—Provides that as a base standard for preparation of monthly statements, staff are to prepare a Profit & Loss Vs Actual Report and make comment of items of a 10% variance or \$5,000 from the previous month.

FINANCIAL IMPLICATIONS

Reports showing year to date financial performance allow monitoring of actual expenditure, revenue and overall results against budget targets.

CONSULTATION

None

COMMENT

None

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATION

That Council adopt the financial statements for the period ending 31 August 2007, as attached.

13.3.2 ACCOUNTS PAID DURING THE MONTH OF AUGUST 2007

File: F8
Author: Ron Adams, Deputy Chief Executive Officer
Interest Declared: No interest to disclose
Date: 31 August 2007
Attachments: EFT & Cheque Detail for August 2007 (green)

MATTER FOR CONSIDERATION

Authorisation of accounts paid during the month of August 2007.

BACKGROUND

Accounts paid are required to be submitted each month.

STATUTORY ENVIRONMENT

Local Government (Financial Management) Regulations 1996
Reg 13(1)–Requires that where the Chief Executive Officer has delegated power to make payments from the Municipal or Trust funds a list of accounts paid is to be prepared each month.

STRATEGIC IMPLICATIONS

None

POLICY IMPLICATIONS

None

FINANCIAL IMPLICATIONS

Payment from Council's Municipal Account.

CONSULTATION

None

COMMENT

Payments made during the month of August as per attached schedule.

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATION

That:

1. The Cheque Detail of payments covering vouchers EFT 1 to EFT 34 totalling \$79991.90 paid during the month of August 2007, be received;
2. Cheque payments covering cheque numbers 10564 to 10587 totalling \$60661.07 paid during the month of July 2007, be received; and
3. Salaries and Wages totalling \$66847.40 paid during the month of August 2007, be received.

13.4 ADMINISTRATION

13.4.1 CEO – ACTIVITY REPORT JULY/AUGUST 2007

File: E9
 Author: Niel Mitchell, CEO
 Interest Declared: No interest to disclose
 Date: 10 September 2007
 Attachments: Nil

Use of Common Seal

None

Ferrowest – Lot 185

I met with Brett Manning and Barry White on 5 September 2007. They are in the final stages of pre-feasibility study, and will commence bankable feasibility study early next year, with completion due end of 2008. At this time they are still on target for commencement in 2011. Discussion was wide ranging covering matters such as project parameters, town services available, transport issues, land requirements, community benefits.

Out of the discussion, two matters particularly became apparent that will need early action so as to ensure that not only the Ferrowest development, but also other development can occur in an orderly fashion –

- power, water, and possibly sewerage services to land – vacant land is widely scattered around the town, with UCL interleaved with private land. Consolidation of land for sale is needed, as well as ensuring services to land is accessible, so that it can be developed.
- Local (Town) Planning Scheme – while this is underway and is currently with Dept of Planning and Infrastructure for approval to advertise for comment, the draft Scheme will need to be kept moving along, and will need to make variations to support the potentially large growth of the town over the next 4-6 years.

Joint Venture Housing

Nothing further heard from Dept of Housing and Works, other than acknowledgement of letter. To be pursued.

Mid West Regional Development Scheme

Cr Rowe brought this grant funding round closing 14 September 2007, to my attention some time ago. A grant application for \$52,000 has been submitted for a three stage project with a total cost of \$102,500 for –

1. solar powered floodlighting of all three entry statements
2. development, landscaping and gardens in Yalgoo Community Park
3. two solar powered floodlights in Yalgoo Community Park

Elections – Timetable

13 Sept Nominations closed at 4.00 pm
 19 Sept Details of nominations advertised (WALGA), and early voting opens at the Shire Offices
 16 October Absent voting closes
 19 October Early voting closes at 4.00 pm
 19 October Early voting remote booth at Paynes Find from 12.00 to 2.00 pm
20 October Election Day – voting in person from 8.00 am to 6.00 pm
 25 October post-election advertising (WALGA)
 3 November last day for election report to Minister

Elections – Candidates

At the close of nominations, 4.00 pm 13 September, seven valid nominations had been received. In order of appearance on ballot paper –

Don Anderson
 Gail Trenfield
 Tammy Balzer
 Keith O'Connor
 Laurence Hodder
 Terry Iturbide
 Darryl Grey

Elections – Voting and Counting

Nominations were declared closed, and the draw for position on the Ballot Paper conducted as required by the Local Government Act and Elections Regulations, by myself and Ms Diane Hodder, as the next senior Electoral Officer present, in the presence of the office staff and the Works Foreman.

Councillors are requested to use every opportunity to emphasise that there have been changes to the election system. One of these is the proportional preferential voting count, where ticks are no longer valid. Another change is that all squares must be numbered if the vote is to be valid.

If there is more than one blank square, or ticks and crosses used, the vote will be invalid. If only four squares are numbered, even though the intent is clear, and only 4 candidates are to be elected, the vote is invalid, as preferences are not able to be distributed to all candidates.

On Election Day, the counting of the votes will take place immediately after the close of the poll at 6.00 pm.

Meetings

- 21 August Kim Edmeades MRWA re: flood damage funding completion, Roads to Recovery etc
- 26 August Oxiana Golden Grove fundraising walk for the Variety Club finish – at the Caravan Park
- 28 August Tanya Henkel, Heritage Council of WA re: Railway Station and other matters
- 29 August DLGRD workshops in Cue – Official Conduct Bill and Elections
- 4 Sept. Brian Eckhart and Graeme Marks – Local Government Insurance Services
- 5 Sept. Catherine Green, Country Arts WA – funding opportunities
- 5 Sept. Brett Manning and Barry White of Ferrowest – re future of Ferrowest Mine Project.
- 5 Sept. Scott Birmingham of Office of Crime Prevention
- 7 Sept Murchison Zone Strategy Group in Cue

Future meetings –

- 18 Sept. RFDS at Paynes Find
- 2 October LGMA in Geraldton
- 9 November Murchison Country Zone in Cue

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATION

That the CEO's Activity Report to 10 September 2007 be received.

13.4.2 REGIONAL PARTNERSHIPS – CONTRACT VARIATION

File: C6-2
Author: Ron Adams, Deputy Chief Executive Officer
Interest Declared: No interest to disclose
Date: 31 August 2007
Attachments: None

MATTER FOR CONSIDERATION

Council to note affixing of the common seal to Contract Variation of Refurbishment of the Railway Station Complex.

BACKGROUND

A contract variation has been sought from Department of Transport and Regional Services for completion of this project, audit and final claims. The extension to complete these processes is to 31 December 2007, and is a further extension of the contract as currently varied.

The last item, Video Conferencing, has been ordered and Telstra has been instructed to complete cabling requirements. Upon completion of these items, the final audit and documentation can be completed.

STATUTORY ENVIRONMENT

None

STRATEGIC IMPLICATIONS

None

POLICY IMPLICATIONS

Policy 5.7 – Provides for the process to affix the common seal to the Shire's legal documents.

FINANCIAL IMPLICATIONS

Completion of the Railway Station project is provided for in the 2007–08 budget.

CONSULTATION

None

COMMENT

None

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATION

That Council note the progress towards completion of the Railway Station project and the affixing of the Common Seal of the Shire of Yalgoo to Contract Variation of Regional Partnerships program.

13.4.3 REPLACEMENT CEO VEHICLE

File: T5
 Author: Niel Mitchell, CEO
 Interest Declared: No interest to disclose
 Date: 10 September 2007
 Attachments: None

MATTER FOR CONSIDERATION

Changeover of the Toyota Landcruiser YA-0.

BACKGROUND

The Landcruiser has now done over 55,000 km, and with the adoption of Budget and approval of delegations at the last Council meeting, it would be best to change it over as soon as possible.

STATUTORY ENVIRONMENT

Local Government Act 1995 –

- s.3.58 – disposing of property
- s.6.8 – absolute majority in advance, required to authorise unbudgeted expenditure

Functions and General Regulations –

- s.11 and following – requirements to call tenders where value is over \$100,000

STRATEGIC IMPLICATIONS

None

POLICY IMPLICATIONS

Purchasing Policy adopted by Council in February 2007 relating to purchase of items less than \$100,000, and Delegations adopted August 2007

FINANCIAL IMPLICATIONS

None

CONSULTATION

None

COMMENT

When I spoke to a Toyota dealer after the July Council meeting ago to get an indication of trade in value, the dealer principal offered \$61,000 cash, if I left it there that day. As the Budget had not approved, and no delegations resolved at that time, I had no authority to do so. The trade-in values below are reflective of the increasing mileage, and that the new 200 Series Landcruiser is due out in late October or November. A replacement set of tyres has to be put on, and has been arranged to be done as soon as possible.

Given these factors, trade-in value is likely to decrease quickly, and has dropped \$5,000-\$6,000 in just 5-6 weeks.

The assumption was made that Council would prefer to remain with a 4WD vehicle for ruggedness, automatic, diesel and with reasonable power/performance, although a six cylinder vehicle was not specified. Quotes specifications reflected this, and also same or similar fitout (bullbar, spotlights, towbar etc) as the current vehicle, and noting that fuel economy was one of the assessment criteria.

Quotes were therefore requested from a number of suppliers, to close after the August Council meeting, from –

- Geraldton – Midwest Autos (Nissan), Midwest Toyota, Young Motors (Holden, Mitsubishi)
- Pilbara Toyota
- Perth – Kalamunda Toyota, Gardner Motors (Holden), Duncan Nissan, DVG Maddington (Jeep) and Southern Landrover.

Four have responded –

	Midwest Auto Group		Midwest Toyota	Young Motors	DVG Maddington
Vehicle make	Nissan	Nissan	Toyota	Mitsubishi	Jeep
Model	Patrol DX	Patrol ST	Prado GXL	Pajero GLX	Grand Cherokee
Total cost as per spec's	53,231.94	53,408.16	58,275.59	53,949.50	78,754.89
Trade-in	57,000.00	57,000.00	56,000.00	57,000 less dent repair (est. at 1,000)	55,000.00
Net	3,768.06 cash back	3,591.84 cash back	2,275.59 to pay	3,050.00 max 2,050.00 min. (est.) cash back	23,754.89 to pay
Rated fuel consumption	10.9 ℓ/100 km combined (est. 10.2 highway)		9.3 ℓ/100 km	9.2 ℓ/100 km	Not stated
Availability	4-6 weeks	4-6 weeks	December 2007	1 in stock, or 3 to 4 months	Not stated
Price validity to after Council Mtg?	Will honour quote	Will honour quote	May increase ~\$500 due to model change	Will change if vehicle in stock sold first	Not stated
	All vehicles quoted are turbo diesel, automatic Dealers advise that constant stop / start is not a problem				
					Rec'd late

NOTES –

1. Prices include GST
2. Landcruiser fuel consumption is approx 13 litre/100 km. At 35,000 km per year (estimated) and \$1.50 per litre, every litre per 100 km improvement, is a saving of about \$500 each year.
3. licence costs not included

Other vehicles could have been considered in a wider specification, for example –

- Holden Captiva – 2.0 litre turbo diesel, 8.6 ℓ/100 km highway, from about \$40,000, plus the various items for fit-out
- Holden Adventra – based on Commodore, all wheel drive, unleaded, 13.2 ℓ/100 km, starting about \$53,000 + fitout
- Nissan Pathfinder – not on the Government supply discount list, so is actually more expensive than the Patrol
- Subaru Forrester or Outback – ULP, approx 8 ℓ/100km (?), base model from low \$30,000's

As a comparison, City Subaru have provided the following prices –

	City Subaru		
Vehicle make	Subaru	Subaru	Subaru
Model	Outback 2.5 auto	Forester X auto	Forester XS auto
Total cost as per spec's	37,950.00	33,029.70	35,999.70
Trade-in	60,000.00	60,000.00	60,000.00

Generally, adjusted to suit different vehicle, but excludes bulbar and several other matters to clarify

Net	22,050.00 cash back	26,970.30 cash back	24,000.30 cash back
Rated fuel consumption	9.5 l/100 km combined	9.7 l/100 km combined	
Availability	Approx three weeks from order		
Price validity	Will hold to after Council meeting		

While I do now have delegated authority to make a decision, after discussion with the President, it was decided to refer the matter to Council meeting for decision.

Options include –

1. Retain the current vehicle
2. Obtain quotes for alternative vehicle/s
3. Accept one of the quotes above

My personal preference would be for a Subaru Outback manual, as it has a higher ground clearance than most passenger vehicles (Commodore, Falcon etc), but is smaller and lighter than most 4WDs (Prado, Patrol etc), while still all wheel drive for stability. Manual also has high/low range, and is approx \$2,000 cheaper than the automatic. Fitting of a bullbar may void airbag warranty in any accident, as the small 4WDs are not designed for bullbars or roo bars. I am not aware of any comparable vehicle to the Subaru that has the lower body shape, all wheel drive, and in a similar price range.

In considering the options and vehicles quoted, Council should bear in mind the inherent costs of trading down too far, rather than maintaining a high asset base. To build it up again at some future stage, can be expensive, if there is a wish to revert to a different level / function vehicle.

For instance, Council could receive cash of almost \$27,000 by opting for a Forester X auto, but to later return to a vehicle such as a Prado, will then have to outlay the equivalent of \$30,000 or more. It can be a false economy, unless the costs are clearly recognised and accepted.

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATION

That –

- the quotes for a 4 wheel drive diesel automatic wagon be declined
- an automatic Subaru Outback 2.5 be purchased from City Subaru for \$37,950.00, trading in Council's Toyota Landcruiser for \$60,000.00 for a net cash back of \$22,050.00, and
- the funds realised of \$22,050.00 be placed in the Plant Reserve Fund for any future change to a 4 wheel drive diesel wagon.

13.4.4 ANGLICAN CHURCH

File: Ass. 598
Author: Niel Mitchell, CEO
Interest Declared: No interest to disclose
Date: 11 September 2007
Attachments: None

MATTER FOR CONSIDERATION

Request by the Mt Magnet Diocese for Council to consider taking over the Anglican Church in Selwyn Street.

BACKGROUND

Rev. Bill France of Mt Magnet approached the Deputy CEO some months ago for general comment, and has now formalised his request that Council consider assuming the control of the Church, restoring it and making it available as a place of worship to those who wish to use it.

STATUTORY ENVIRONMENT

Local Government Act 1995 –

- s.1.3 (3) - requirement for good governance, and meet the current and future needs of the community

STRATEGIC IMPLICATIONS

Preservation of an historically important building.

POLICY IMPLICATIONS

None

FINANCIAL IMPLICATIONS

Commitment by Council would be significant.

CONSULTATION

Rev. Bill France
Ron Adams, Deputy CEO
Dave Williams, EHO

COMMENT

The building is in a quite poor state of repair, and would require a substantial sum to restore, and then maintain. As a completely wooden building, it is quite different from some of the other buildings that Council has preserved, and is possibly unique as a public building in Yalgoo

The DCEO, EHO and I did make a brief external inspection some weeks ago, and it is apparent from that brief look and peering through windows, that major works are required to walls and ceilings particularly.

With Council having invested funds in historical buildings such as the Chapel, the Railway Station and the Museum buildings, consideration does need to be given as to how far Council's responsibilities should stretch, and whether it is appropriate to continually commit funds for future maintenance of the buildings that may have limited or restricted use.

I am advised that some preliminary enquiries have been made previously about the possibility of acquiring the building, restoring it and using it as an art gallery. At that time, the Anglican Church's response was that it must remain a place of public worship however, it may be worth while making a further formal enquiry regarding this possibility.

If they accepted this, I would suggest that full funding of restoration should be a criterion before the project proceeds, perhaps in partnership with Oxiana.

Should full funding of a restoration not be possible, and the building sufficiently freed up for an appropriate use at Council's discretion, it is suggested that it be recommended to the Diocese, that they seek expressions of interest from relevant people or organisations to remove and restore the building. There are a number of places, such as the Wagin Historical Village, that may be interested.

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATIONS

That –

- Council seek the comment of the Anglican Diocese regarding possible alternative uses such as an art gallery etc, rather than as a place of worship,
- should the response be favourable, enquiries be made for the cost and funding of any restoration, and report made to Council prior to proceeding,
- should the response not be favourable, but limit future use to a place of worship, that the Shire not accept responsibility for the building, but recommend to the Diocese that the building be sold and re-located for restoration.

13.4.5 MURCHISON COUNTRY ZONE

File: W1-3
Author: Niel Mitchell, CEO
Interest Declared: No interest to disclose
Date: 11 September 2007
Attachments: None

MATTER FOR CONSIDERATION

To consider matters for the Murchison Country Zone meeting to be held on 9 November 2007.

BACKGROUND

The new Zone Executive Officer, Mr Murray Brown, has advised of the meeting and of Zone elections to be held that day.

STATUTORY ENVIRONMENT

None

STRATEGIC IMPLICATIONS

Regional cooperation.

POLICY IMPLICATIONS

None

FINANCIAL IMPLICATIONS

None

CONSULTATION

None

COMMENT

The Zone meets twice a year and there is opportunity for Councils to raise matters for inclusion on the Agenda for discussion and decision.

At this meeting, as determined at the May 2007 Zone Meeting, elections are also due to be held for –

- Zone President and Deputy – to take office at the conclusion of the meeting
- Zone Delegate and Deputy to WALGA State Council – to take office in March 2008

Are there matters which Council wants raised as an Agenda item?

VOTING REQUIREMENTS

Simple majority

RECOMMENDATION

To be determined

13.4.6 TOURISM BROCHURES

File: T7-1
 Author: Niel Mitchell, CEO
 Interest Declared: No interest to disclose
 Date: 11 September 2007
 Attachments: None

MATTER FOR CONSIDERATION

To consider tourism promotion of the area.

BACKGROUND

Council has previously advised that it would not be participating in tourism efforts of the Wildflower Country, in order to support the Meekatharra (Outback Pathways).

STATUTORY ENVIRONMENT

None

STRATEGIC IMPLICATIONS

Tourism development.

POLICY IMPLICATIONS

None

FINANCIAL IMPLICATIONS

Unbudgeted commitment to printing of brochures

CONSULTATION

Debbie McIlraith, Economic Development Officer, Shire of Morawa, and Wildflower Country Chairperson

COMMENT

Ms McIlraith contacted me regarding the possibility of Yalgoo continuing to participate in the Wildflower Country tourism efforts in association with the Shires of Mullewa, Morawa, Mingnew, Perenjori, Three Springs, Carnamah and Coorow.

While the focus of the group is clearly agricultural area rather than pastoral area, there may be some benefit in some limited participation. Ms McIlraith has advised that the previous contributions of \$3,300 per year were to support the promotional activities identified in the 5 year Marketing Plan prepared by MarkeTrade in 2002. Council may wish to consider being involved in the printing of the brochures only, and not participate in any other activities.

However, booklets are often less attractive and useful for travellers than a brochure or map that folds into a DL envelope size, easy for posting, carrying and glovebox.

The North East Wheatbelt Regional Organisation of Councils had a regional map developed and printed recently by Promaco Geodraft of high quality that would be worth considering. If desired, in addition to simple line info on various businesses, some advertising space could be sold, to offset costs. One side of the foldout brochure is information on the towns and Shires covered, while the other is a reasonably detailed, accurate map of the region. NEWROC's cost was \$12,941 excl GST for 16,000 copies however, a major component of initial cost is the preparation of base map and documentation. Future print runs utilise this base info with little additional cost other than the printing.

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATION

That quotes for the consideration of Council be obtained from –

- a) Wildflower Country Tourism for participation in the printing of brochures, only, and
- b) Promaco Geodraft for the development and printing of a Shire of Yalgoo brochure / map, similar to that of NEWROC.

13.4.7 HEALTHY COMMUNITY PROJECT

File: H2
Author: Niel Mitchell, CEO
Interest Declared: No interest to disclose
Date: 11 September 2007
Attachments: LGIS letter re insurance refund (blue)

MATTER FOR CONSIDERATION

Future of the Healthy Community Project beyond 30 June 2008

BACKGROUND

Council would be aware that the current funding from FaCSIA ends 30 June 2008, with Lotterywest funding for non-operational items concluding in December 2007

STATUTORY ENVIRONMENT

Local Government Act 1995 –

- s.1.3 (3) - requirement for good governance, and meet the current and future needs of the community

STRATEGIC IMPLICATIONS

Benefits for the community in general, the children and youth particularly.

POLICY IMPLICATIONS

None

FINANCIAL IMPLICATIONS

Commitment by Council to continuing the program, probably requiring significant financial contributions, although not able to be quantified as yet.

CONSULTATION

Ron Adams, Deputy CEO

COMMENT

The Healthy Community Project has had major benefits for the town, the children and others participating. Many of the benefits are difficult to quantify objectively, but there are clear indicators of the Project's value through the number of participants in activities, the reduction in crime statistics, and the fact that the community patrols are no longer required.

There is subjective evidence of the success of the program as well, by the enthusiasm of the children, progress in relationships and development etc.

Although FaCSIA funding is to discontinue on 30 June 2008, there is the probability of being able to participate in further funding rounds, possibly for a 3 year project. This remains to be confirmed, and is to some extent dependent on the Federal election.

Regardless of eligibility for FaCSIA funding or not, the HCP initiative is too important to the town to be allowed to fade away.

Council is requested to recognise the importance to the community by resolving in principle, to the extension of the Healthy Community Program for at least a further three year period, to permit staff to pursue long term funding from FaCSIA, Office of Crime Prevention, Dept of Indigenous Affairs, and to develop partnerships with Oxiana, Ferrowest and others to ensure that it continues.

Council's continued recognition in additional financial ways would also assist. Recently a cheque of \$3,995.00 + GST was made to the Shire by Local Government Insurance Services, as the result of the highly successful Local Government liability and property insurance schemes.

This amount is Yalgoo's proportion of \$2 M being returned as cash refunds to Councils. A further \$1,997 is available on application for activities such as risk management etc.

It is suggested that the amounts refunded to the Shire, be directed to the HCP specifically for use on holiday programs, to be available for all children in Yalgoo.

VOTING REQUIREMENTS

Simple majority

OFFICER RECOMMENDATIONS

- (1) That Council endorse in principle, the continuation of the Healthy Community Project after the completion of the current round of funding in June 2008, for at least a further three years to June 2011.
- (2) That staff investigate alternative sources of funding and the establishment of partnerships to ensure the future of the Healthy Community Project.
- (3) That the insurance refund of \$3,995.00 received from Local Government Insurance Services be allocated to HCP Holiday Activity Programs, with details of each proposed holiday activity to receive prior approval by Council.

13.4.8 CEO – PERFORMANCE REVIEW

File: S7-28
Author: Niel Mitchell, CEO
Interest Declared: No interest to disclose
Date: 11 September 2007
Attachments: None

MATTER FOR CONSIDERATION

Review of performance as per Contract

BACKGROUND

As requested at my interview, a full performance review was to be done after several months in the position.

STATUTORY ENVIRONMENT

Local Government Act 1995 –

- s.5.36 – appointment of CEO
- s.5.38 – review at least once per years
- s.5.39 (3) – performance criteria to be included in contract

STRATEGIC IMPLICATIONS

None

POLICY IMPLICATIONS

None

FINANCIAL IMPLICATIONS

None

CONSULTATION

None

COMMENT

The performance review is part of the CEO's contract of employment, and can be undertaken by either Council directly, or be co-ordinated by a person appointed by Council.

In the past, I understand that Council has appointed Mr Mike Fitzgerald of Fitzgerald Strategies to assist Council in reviews, and it is presumed that this would be Council's preferred option once again. Council may opt to use some other consultant, and there are many with experience in the field such as WALGA Workplace Solutions, Anne Lake, and various HR and recruitment firms.

Indicative estimates were requested from Mr Fitzgerald and WALGA –

- Fitz Gerald Strategies - fixed cost quote of \$3,800 incl GST
- Workplace Solutions - \$2,750 incl GST, plus travel, accommodation and meals

VOTING REQUIREMENTS

Simple majority

RECOMMENDATION

To be determined by Council

14. MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

None

15. URGENT BUSINESS

16. ITEMS FOR CONSIDERATION BEHIND CLOSED DOORS

None

17. MEETING CLOSURE
