



Minutes

For the Special Council Meeting

Held on Wednesday 31st July 2024

Notice of Meeting

A Special Council Meeting was held on Wednesday 31st July 2024 in the Council Chambers, 37 Gibbons Street Yalgoo, commencing at 4:00pm.



Ian Holland

CHIEF EXECUTIVE OFFICER

30th July 2024

Disclaimer:

The Shire of Yalgoo gives notice to members of the public that any decisions made at the meeting, can be revoked, pursuant to the Local Government Act 1995. Therefore members of the public should not rely on any decisions until formal notification in writing by Council has been received. Any plans or documents in agendas and minutes may be subject to copyright. The express permission of the copyright owner must be obtained before copying any copyright material.

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1 **DECLARATION OF OPENING**

The Shire President welcomed those in attendance and declared the meeting open at 4:04pm

2 **ATTENDANCE/APOLOGIES/LEAVE OF ABSENCE**

President Cr Raul Valenzuela

Deputy President Cr Gail Trenfield

Councilors Cr Kieran Payne

Cr Angus Nicholl

Cr Tamisha Hodder

Chief Executive Officer Ian Holland

APOLOGIES Cr Stan Willock

LEAVE OF ABSENCE

NIL

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3 DISCLOSURE OF INTERESTS

Councilors and Officers are reminded of the requirements of s5.65 of the Local Government Act 1995, to verbally disclose any interest during the meeting before the matter is discussed or to provide in writing the nature of the interest to the CEO before the meeting.

**4 PUBLIC QUESTION TIME
REPOSSES TO QUESTIONS TAKEN ON NOTICE**

NIL

QUESTIONS TAKEN WITHOUT NOTICE

NIL

5 PETITIONS/DEPUTATIONS/PRESENTATIONS/SUBMISSIONS

Letter Received from Cr Willock (proprietor Yalgoo Hotel)

6 NOTICE OF MATTERS TO BE DISCUSSED BEHIND CLOSED DOORS

NIL

7 APPLICATIONS FOR LEAVE OF ABSENCE

NIL

8 BUSINESS AS NOTIFIED

Yalgoo Hotel Business Case

Passed at the Ordinary Meeting 27th July 2024

COUNCIL RESOLUTION – C2024-07-13

Moved: Cr Stanley Willock Seconded: Cr Gail Trenfield

It was requested by all Councillors that a Special Meeting be held Wednesday 31 July 2024 at 4.00pm, to discuss a proposed business case

CARRIED: 5/0

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Background – At the Ordinary meeting in May 2024 the Council considered the following item and passed the associated resolution.

Extract from Minutes - Minor Strategic Community Plan Update

Applicant:	Shire of Yalgoo
Date:	27/05/2024
Reporting Officer:	Chief Executive Officer Ian Holland
Disclosure of Interest:	NIL
Attachments:	NIL

SUMMARY

That Council consider a minor amendment to the Shire of Yalgoo Strategic Community Plan.

COMMENT

Early in 2024 the Shire of Yalgoo released a petition with a single question asking – should the Shire of Yalgoo consider owning/operating the Yalgoo Hotel.

An overwhelming number of responses were received due to the social and community impacts a pub has on a country town. Of the 60 responses 96% were in favor of the proposed amendment.

Council management of these types of facilities can work well in conjunction with sporting or community groups or as an outright venture. The hotel remains on the market. Should the amendment be considered prudent by Council a percentage of a potential purchase price and additional establishment/maintenance costs could be set aside in the next 2-3 budgets or a business case and a major budget allocation or loan could be developed in the short term.

Future consideration will be required regarding:

- Purchase – Outright or Treasury Loan
- Facility usage and service standards
- Management and liquor licensing
- Maintenance
- Duplication of services
- Insurance

Council may wish to not leave this opportunity to the free market and use it as a pilot project to draw a managing body or family to town. Council may choose to take on the risk of expanded employment or lease out the site with conditions.

This purchase has the potential to address or maintain a number of other community aspirations such as history preservation, cost of living and employment, social activities, training and tourism infrastructure.

In the absence of an updated corporate business plan the following is a potential scale that Council can use to determine the priority of the proposed amendment if it is successful.

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Short Term	Indicative budget allocation for the 2024/25 financial year with a business case presented to Council within 6 months.
Medium Term	Reserve account or budget allocation made with investigation to take place over 12 – 24 months.
Long Term	Council to wait for any changes to the free market and develop the purchase in a 4 year Corporate Business Plan.

These options may still include the option for a loan depending on a final amount determined.

STATUTORY ENVIRONMENT

Local Government Act 1995

19C . Strategic community plans, requirements for (Act s. 5.56)

- (1) A local government is to ensure that a strategic community plan is made for its district in accordance with this regulation in respect of each financial year after the financial year ending 30 June 2013.
- (2) A strategic community plan for a district is to cover the period specified in the plan, which is to be at least 10 financial years.
- (3) A strategic community plan for a district is to set out the vision, aspirations and objectives of the community in the district.
- (4) A local government is to review the current strategic community plan for its district at least once every 4 years.
- (5) In making or reviewing a strategic community plan, a local government is to have regard to —
 - (a) the capacity of its current resources and the anticipated capacity of its future resources; and
 - (b) strategic performance indicators and the ways of measuring its strategic performance by the application of those indicators; and
 - (c) demographic trends.
- (6) Subject to subregulation (9), a local government may modify its strategic community plan, including extending the period the plan is made in respect of.
- (7) A council is to consider a strategic community plan, or modifications of such a plan, submitted to it and is to determine* whether or not to adopt the plan or the modifications. *Absolute majority required.
- (8) If a strategic community plan is, or modifications of a strategic community plan are, adopted by the council, the plan or modified plan applies to the district for the period specified in the plan.
- (9) A local government is to ensure that the electors and ratepayers of its district are consulted during the development of a strategic community plan and when preparing modifications of a strategic community plan.
- (10) A strategic community plan for a district is to contain a description of the involvement of the electors and ratepayers of the district in the development of the plan or the preparation of modifications of the plan.

POLICY/FINANCIAL IMPLCATIONS

NIL

VOTING REQUIREMENT

Absolute Majority

OFFICERS RECOMMENDATION

That Council:

1. adopts the inclusion, in 2021-2031 Yalgoo Strategic Community Plan, the following strategy and associated action as an addition to **Strategic Objective One: Economy:**

Strategy 1.7 – Maintain and grow population and businesses

Action 1.7.3 – That the Shire of Yalgoo investigate and pursue the purchase and operation of the Yalgoo Hotel as a tourism and community facility; and

2. sets the priority of Action 1.7.3 to be Medium Term.

COUNCIL RESOLUTION - C2024-05-18

Moved: Gail Trenfield

Second: Kieran Payne

That Council:

1. adopts the inclusion, in 2021-2031 Yalgoo Strategic Community Plan, the following strategy and associated action as an addition to **Strategic Objective One: Economy:**

Strategy 1.7 – Maintain and grow population and businesses

Action 1.7.3 – That the Shire of Yalgoo investigate and pursue the purchase and operation of the Yalgoo Hotel as a tourism and community facility; and

2. sets the priority of Action 1.7.3 to be Medium Term.

CARRIED: 5/0

It is suggested that if the previous motion is altered or brought forward that provision be made in the draft budget. This may also require work to be expedited on the long term financial plan and corporate business plan.

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8.1 Notice of Motion provided to the Meeting

Moved: Cr Angus Nicholl Second: Cr Raul Valenzuela

That the priority of Resolution C2024-5-18 be set to short term with an indicative budget allocation and a business case presented between October and December 2024.

COUNCIL RESOLUTION - C2024-07-31

Moved: Cr Kieran Payne Second: Cr Angus Nicholl

That Council set the priority of Resolution C2024-5-18 to short term with an indicative budget allocation and a business case presented between October and December 2024.

CARRIED: 5/0

9 **NEXT MEETING**

The next Ordinary Meeting of Council is due to be held in the Paynes Find Community Centre, Paynes Find on Friday 30th August 2024 commencing at 11.00am.

10 **MEETING CLOSURE**

There being no further business the Shire President declared the Ordinary Council Meeting closed at 4:18pm