



**City of
Kalgoorlie
Boulder**

AGENDA

**Notice is hereby given
for the Ordinary Council Meeting**

commencing at 7:00 PM

on

26 FEBRUARY 2024

at the

Kalgoorlie Town Hall

13 February 2024



NOTICE OF MEETING

An Ordinary Council Meeting of the City of Kalgoorlie-Boulder will be held in the **Kalgoorlie Town Hall** on **26 February 2024** commencing at **7:00PM**.

Regards

A handwritten signature in black ink, appearing to read "Andrew Brien". The signature is stylized with a long, sweeping underline that extends to the right.

ANDREW BRIEN

Chief Executive Officer

Council Chamber Seating Plan

Governance and IT



Deputy Mayor Kirsty Dellar **Mayor** Glenn Wilson **CEO** Andrew Brien



Councillor
Deborah Botica



Councillor
Carla Viskovich



Councillor
Terrence Winner



Councillor
Nardia Turner



Councillor
Wayne Johnson



Councillor
Kyran O'Donnell



Councillor
Linden Brownley

Press

Public Gallery

Directors

Nature of Council's Role in Decision-Making

Advocacy:	When Council advocates on its own behalf or on behalf of its community to another level of government/body/agency.
Executive Strategic:	The substantial direction setting and oversight role of the Council, e.g. adopting plans and reports, accepting tenders, directing operations, setting and amending budgets.
Legislative:	Includes adopting local law, town planning schemes and policies.
Review:	When Council reviews decisions made by officers.
Quasi-Judicial:	<p>When Council determines an application/matter that directly affects a person's rights and interests. The Judicial character arises from the obligations to abide by the principles of natural justice.</p> <p>Examples of Quasi-Judicial authority include town planning applications, building licenses, applications for other permits/licenses (e.g. under Health Act, Dog Act or Local Laws) and other decisions that may be appealable to the State Administrative Tribunal.</p>

Table of Contents

1	DECLARATION OF OPENING / ANNOUNCEMENT OF VISITORS	8
2	OPENING PRAYER.....	8
3	DISCLAIMER READING	8
4	RECORD OF ATTENDANCE	8
	4.1 ATTENDANCE	8
	4.2 APOLOGIES.....	8
	4.3 LEAVE OF ABSENCE (PREVIOUSLY APPROVED).....	9
5	RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE.....	9
6	PUBLIC ACCESS AND PUBLIC QUESTION TIME	9
	6.1 PUBLIC ACCESS.....	9
	6.2 PUBLIC QUESTION TIME	9
7	PETITIONS / DEPUTATIONS / PRESENTATIONS	9
8	NOTATIONS OF INTEREST	9
	8.1 INTEREST AFFECTING IMPARTIALITY CITY OF KALGOORLIE- BOULDER CODE OF CONDUCT	9
	8.2 FINANCIAL INTEREST LOCAL GOVERNMENT ACT SECTION 5.60A.....	9
	8.3 PROXIMITY INTEREST LOCAL GOVERNMENT ACT SECTION 5.60B.....	9
9	APPLICATIONS FOR LEAVE OF ABSENCE	9
10	ANNOUNCEMENTS BY THE PERSON PRESIDING WITHOUT DISCUSSIONS	9
	10.1 MAYOR ANNOUNCEMENTS	9
	10.2 PROCEDURAL MOTION TO SUSPEND SECTION 9.1 STANDING ORDERS LOCAL LAW 2013.....	9
11	CONFIRMATION OF MINUTES	9
12	MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN	10

13 URGENT BUSINESS APPROVED BY THE PERSON PRESIDING OR BY DECISION	10
14 REPORTS OF COMMITTEES	10
14.1 AUDIT AND RISK COMMITTEE MINUTES - 22 JANUARY 2024	10
14.1.1 Probity Review	10
15 REPORTS OF OFFICERS	13
15.1 CHIEF EXECUTIVE OFFICER.....	13
15.1.1 Statement of Financial Activity December 2023	13
15.1.2 Accounts Payable Report - January 2024	18
15.1.3 Commercial Business Reports December 2023	20
15.1.4 Mid-Year Review of the Annual Budget 2023-24	22
15.1.5 2024/25 Budget Development Timetable.....	27
15.1.6 2024 Australian Local Government National General Assembly	29
15.1.7 Elected Member Continuing Professional Development Policy	32
15.2 DEVELOPMENT AND GROWTH.....	34
15.2.1 Hockey WA Sponsorship 3YSA	34
15.2.2 Kalgoorlie-Boulder Fair Society Sponsorship	36
15.2.3 Application for Planning Approval P145/23 (DAP/23/02590) - Temporary Workforce Accommodation (BHP Nickel West Pty Ltd) - Lot 72 (No. 1) Trasimeno Way and portion Lot 9000 (No. 45) Bates Drive.....	39
15.3 ENGINEERING.....	40
15.3.1 Paving and Miscellaneous Concrete Works - Tender T005 23/24...40	
15.3.2 North Kalgoorlie Cricket Club Lease	45
15.4 CORPORATE AND COMMERCIAL	49
15.4.1 Airport Long Term Parking Permit	49
16 QUESTIONS OF WHICH DUE NOTICE HAS BEEN GIVEN	58
17 CONFIDENTIAL ITEMS	58

18 DATE OF NEXT MEETING.....58
19 CLOSURE.....58

1 DECLARATION OF OPENING / ANNOUNCEMENT OF VISITORS

2 OPENING PRAYER

Opening prayer will be conducted by Father Brennan from the Catholic Church.

3 DISCLAIMER READING

The Mayor will read the disclaimer to those present.

Please note this meeting is being recorded and streamed live on the Council's website in accordance with the City's Public Participation in Council Meeting Policy, which can be viewed on Council's website

All reasonable care is taken to maintain your privacy; however, as a visitor in the public gallery, your presence may be recorded. By remaining in the public gallery, it is assumed your consent is given if your image is broadcast.

The recommendations contained in this Agenda are Officer's Recommendations only and should not be acted upon until Council has resolved to adopt those recommendations.

The resolutions of Council should be confirmed by perusing the Minutes of the Council Meeting at which these recommendations were considered.

Members of the public should also note that they act at their own risk if they enact any resolution prior to receiving official written notification of Council's decision.

4 RECORD OF ATTENDANCE

4.1 Attendance

In Attendance:

Members of Staff:

Visitors:

Press:

4.2 Apologies

Apologies – Elected Members:

Apologies - Members of Staff:

4.3 Leave of Absence (Previously Approved)

Leave of Absence:

Nil

5 RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

Nil

6 PUBLIC ACCESS AND PUBLIC QUESTION TIME

6.1 Public Access

6.2 Public Question Time

7 PETITIONS / DEPUTATIONS / PRESENTATIONS

8 NOTATIONS OF INTEREST

8.1 Interest Affecting Impartiality City of Kalgoorlie-Boulder Code of Conduct

8.2 Financial Interest Local Government Act Section 5.60A

8.3 Proximity Interest Local Government Act Section 5.60B

9 APPLICATIONS FOR LEAVE OF ABSENCE

10 ANNOUNCEMENTS BY THE PERSON PRESIDING WITHOUT DISCUSSIONS

10.1 Mayor Announcements

10.2 Procedural Motion to Suspend Section 9.1 Standing Orders Local Law 2013

RECOMMENDATION

That section 9.1 of the *Standing Orders Local Law 2013*, which requires members of Council to rise to speak, be suspended.

11 CONFIRMATION OF MINUTES

That the minutes of the Ordinary Meeting of Council held on 29 January 2024 be confirmed as a true record of that meeting.

12 MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

13 URGENT BUSINESS APPROVED BY THE PERSON PRESIDING OR BY DECISION

14 REPORTS OF COMMITTEES

14.1 Audit and Risk Committee Minutes - 22 January 2024

14.1.1 Probity Review

Responsible Officer:	Andrew Brien Chief Executive Officer
Responsible Business Unit:	Office of the CEO
Disclosure of Interest:	Nil
Voting Requirements:	Absolute Majority
Nature of Council's Role in Decision-Making:	Review
Attachments:	<ol style="list-style-type: none"> 1. CONFIDENTIAL - Civic Legal Quote - Probity Review [7.1.1.1 - 3 pages] 2. CONFIDENTIAL - Glen McLeod Legal Quote - Probity Review [7.1.1.2 - 11 pages] 3. CONFIDENTIAL - HHG Legal Quote- Probity Review [7.1.1.3 - 4 pages]

SUMMARY STATEMENT

The Audit and Risk Committee is requested to review the proposals and cost estimates received by the City in respect of a law firm undertaking a probity review of the process taken by the City in relation to the water supply contract between the City and Lynas Rare Earths Ltd.

REPORT

At the Ordinary Council meeting held on 30 October 2023, Council resolved as follows:

That Council:

1. *Request the Chief Executive Officer to seek quotes for the undertaking of a probity review in relation to the Water Supply Contract Arrangements;*
2. *Authorise a budget amendment in accordance with the preferred quote;*
3. *Following receipt of the quotes, refer the matter to the Audit and Risk Committee to review the final scope of works and costs; and*
4. *Delegate authority for the Audit and Risk Committee to approve the appointment of a qualified provider to undertake the Probity Review and following receipt of the Probity Report provide a final report to Council.*

The CEO has obtained quotes from a number of WALGA preferred suppliers to undertake the probity review in relation to process taken by the City to enter the water supply contract with Lynas Rare Earths Ltd. The following proposals have been received:

- Civic Legal – Estimated costs \$35,000 (total engagement);
- Glen McLeod Legal – Stage 1 \$18,000 and Stage 2 \$57,000 (total engagement \$75,000); and
- HHG Legal – Stage 1 estimated at \$4,000-\$6,000 and Stage 2 estimated \$3,000-\$5,000 (total estimated engagement \$11,000).

Each of the three companies have provided a slightly different approach to the review and all of the proposals are contained as confidential attachments to this report. Civic Legal is the preferred supplier due to:

1. Its previous engagement in relation to this matter; and
2. The proposal being consistent with the requested approach; and
3. Cost estimate is considered reasonable for the proposal and scope of work required.

In accordance with the Council resolution, the Committee has been granted delegated authority to approve the appointment of a qualified provider to undertake the probity review.

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

As per the Council resolution an amendment will be made to the budget and reflected in the mid-year budget review following the Committee decision on appointment of the preferred supplier.

Statutory Implications

The Officer recommendation is consistent with the provisions of the Local Government (Functions and General) Regulations 1996.

Policy Implications

There are no policy implications resulting from the recommendations of this report.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

EMPOWERED: We ensure considered decision making based on collaborative, transparent and accountable leadership.

OFFICER/ COMMITTEE RECOMMENDATION

Moved By: Cr Wayne Johnson
Seconded By: Cr Terrence Winner

That the Audit and Risk Committee:

1. Note the proposals received for the undertaking of the probity review for Council;
2. Endorse Civic Legal's scope of work and proposed approach to undertake the probity review; and
3. In accordance with the authority delegated by the Council, engage Civic Legal to undertake the probity review.

CARRIED
(6 / 0)

15 REPORTS OF OFFICERS

15.1 Chief Executive Officer

15.1.1 Statement of Financial Activity December 2023

Responsible Officer:	Casey Radford Finance Manager
Responsible Business Unit:	Finance
Disclosure of Interest:	Nil
Voting Requirements:	Simple
Nature of Council’s Role in Decision-Making:	Legislative
Attachments:	1. Dec 2023 SOFA - FINAL v 2 [15.1.1.1 - 28 pages]

SUMMARY STATEMENT

Council is asked to receive the completed Statement of Financial Activity for the period ending in 31 December 2023, which is prepared in accordance with regulation 34 of the *Local Government (Financial Management) Regulations 1996* (“the Regulations”).

REPORT

The Statement of Financial Activity was introduced by the Department of Local Government from 1 October 2005. The change was implemented to provide elected members with a better idea of operating and capital revenues and expenditures. It was also intended to link operating results with balance sheet items and reconcile with the end of month balances.

In accordance with the Regulations, a report must be compiled on variances greater than the percentage agreed by Council which is currently plus (+) or minus (-) 10% or \$50,000, whichever is the greater.

For the year to date to 31 December 2023 income is over budget by 1.61% and expenditure is under budget by (2.25%), commentary is provided at nature and type level. A nil variance means that the year-to-date actual value is identical to the year-to-date budget estimate. Comments are therefore provided where the variances value is >10% and >\$50,000 under or over budget.

OPERATING REVENUE

Description	Comment	Var. \$	Var. %	Nature of Variance
-------------	---------	---------	--------	--------------------

General rates	General rates exceeds budget due to an increase in excess rates received from ratepayers. These amounts were not budgeted for.	204,965	0.67%	Permanent
Grants, subsidies and contributions	Grant income receipts were less than budgeted. The main variances are from the Community Welfare Support Fund (\$505k), and the Job Support Hub (\$419k).	(891,159)	(47.21%)	Timing
Fees and charges	This variance is mainly due to a misallocation of commercial water contract sales (\$1.9m) that will be corrected in the mid-year budget review. This is offset by higher than budgeted waste disposal fee income of \$685k, airport passenger and landing fees \$209k, rates administration fees \$169k, health inspection income \$131k.	(1,579,253)	(4.91%)	Timing
Interest revenue	Interest on investments of \$803k has come in higher than budgeted, with better interest rates being obtained. Interest on overdue rates of \$342k was also higher than budgeted.	1,145,661	203.88%	Permanent
Other revenue	As noted above, the commercial water sale contract income of \$1.9m will be corrected in the mid-year budget review.	2,023,108	97.28%	Timing
Profit on asset disposals	Disposal of land, plant and vehicles.	187,457	0.00%	Permanent

OPERATING EXPENDITURE

Description	Comment	Var. \$	Var. %	Nature of Variance
Employee costs	Costs for public works, parks, reserves and depot staff were over budget \$719k. Costs will be reviewed and assessed in mid-year budget review.	(753,816)	(5.12%)	Timing
Materials and contracts	Mainly due to higher than budgeted costs for software subscriptions \$355k, road maintenance costs \$282k, leasing costs \$169k, and stock purchases \$156k.	960,280	7.89%	Timing

Utility charges	Mainly due to electricity costs being higher than budget (\$391k). This is due to an increase in the tariffs for power supply and seasonal trends.	(219,706)	(11.86%)	Timing
Finance Costs	Interest costs less than budgeted.	56,565	7.15%	Permanent
Insurance	Property \$251k, public liability \$43k and vehicle \$32k insurance premiums came in less than budgeted. This is offset by higher than budgeted crime and public works insurance premiums (\$52k).	285,791	34.42%	Permanent
Other expenditure	Plant overhead allocation costs (\$300k) were more than budgeted. This is partially offset by bad debts and levies and taxes \$113k.	(211,175)	(413.91%)	Timing
Non-cash amounts excluded from operating activities	Adjustments to revenue and expenses for depreciation, profit and loss on sale of assets and adjustments to provisions.	273,619	2.16%	Timing

CAPITAL REVENUE

Description	Comment	Var. \$	Var. %	Nature of Variance
Proceeds from capital grants, subsidies and contributions	Delays to projects due to securing contractors and design approvals, they are due to start later in the 2024 financial year or carry over to next financial year. Mainly grants for sewerage projects (\$2m), roads to recovery grant funding (\$750k) and funding for the Boulder Urban Landcare Group (\$300k).	(3,009,560)	(26.28%)	Timing
Proceeds from disposal of assets	Price received for assets sold or traded.	351,754	0.00%	Permanent

CAPITAL EXPENSES

Description	Comment	Var. \$	Var. %	Nature of Variance
Payments for property,	Delays to maintenance works on Administration building \$937k, residential	3,406,586	26.24%	Timing

plant and equipment	housing purchases \$800k, reactive plant works at the Oasis \$384k, youth precinct works \$350k, golf course works \$318k, upgrades to Kalgoorlie and Boulder Town Halls \$274k and Loopline and Karlkurla parks works \$212k make up this variance. This is mostly due to delays obtaining contractors.			
Payments for construction of infrastructure	Road construction and resurfacing are in progress with works to be completed in February for Maxwell/Johnson St, Gatacre Dr, Yarri Rd and other resurfacing works to be completed by year end \$5m. Sewer system upgrades and plant replacement works to commence in February and projects due to be completed by June \$2.52m. Footpath construction and restoration projects on track to be completed by June \$1.54m.	9,077,158	53.69%	Timing
Payments for investment property	Delays to Endowment block renewal works \$224k and power upgrades \$145k due to negotiations ongoing with contractors for demolition of old Coles/Kmart building.	370,365	96.20%	Timing

RESERVES

Description	Comment	Var. \$	Var. %	Nature of Variance
Transfer to reserves	Transfers to reserves are more than budget due to higher than expected interest earned.	(567,575)	(4.81%)	Permanent

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

There are no financial implications resulting from the recommendations of this report.

Statutory Implications

There are no statutory implications resulting from the recommendations of this report.

Policy Implications

There are no policy implications resulting from the recommendations of this report.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

EMPOWERED: We ensure considered decision making based on collaborative, transparent and accountable leadership.

CAPABLE: We will have the resources to contribute to our community and economy.

OFFICER RECOMMENDATION

That Council receive the Statement of Financial Activity for the period ending 31 December 2023.

15.1.2 Accounts Payable Report - January 2024

Responsible Officer:	Casey Radford Finance Manager
Responsible Business Unit:	Finance
Disclosure of Interest:	Nil
Voting Requirements:	Simple
Nature of Council’s Role in Decision-Making:	Review
Attachments:	<ol style="list-style-type: none"> 1. Municipal Fuel Card Payments - January 2024 [15.1.2.1 - 6 pages] 2. Municipal Cheque Payments - January 2024 [15.1.2.2 - 1 page] 3. Municipal Coles Card Payments - January 2024 [15.1.2.3 - 1 page] 4. Municipal Direct Debit Payments - January 2024 [15.1.2.4 - 1 page] 5. Municipal EFT Payments - January 2024 [15.1.2.5 - 20 pages] 6. Municipal Credit Card Payments - January 2024 [15.1.2.6 - 5 pages]

SUMMARY STATEMENT

Council is asked to receive the list of payments made from the Municipal and Trust funds including a summary report of the Corporate Credit Card transactions and other purchasing cards incurred by authorised card holders.

REPORT

The Chief Executive Officer has been delegated the power to make payments from the Municipal and Trust funds in accordance with budget allocations. The City provides payment facilities to suppliers either by cheque, electronic funds transfer (EFT), direct debit or credit card.

Attached to this report are the lists of all EFT and cheque payments made during the month of January 2024 and a list of corporate credit card transactions and fuel card transactions by card holder of the same period totalling \$13,346,401.27.

Municipal EFT	\$	12,942,853.78
Municipal Cheque	\$	1,129.13
Direct Debit	\$	346,546.86
Credit Cards	\$	38,315.29
Fuel Cards	\$	17,556.21
Coles Cards	\$	410.43

Grand Total	\$	13,346,401.27
--------------------	-----------	----------------------

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

There are no financial implications resulting from the recommendations of this report.

Statutory Implications

The accounts payable for the month of January 2024 have been prepared in accordance with the requirements of the *Local Government (Financial Management) Regulations 1996*.

Policy Implications

All purchases by authorised officers are to be completed in accordance with the Purchasing Policy.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

EMPOWERED: We ensure considered decision making based on collaborative, transparent and accountable leadership.

CAPABLE: We will have the resources to contribute to our community and economy.

<p>OFFICER RECOMMENDATION</p> <p>That Council receive the list of payments totalling \$13,346,401.27 as presented for the month of January 2024.</p>

15.1.3 Commercial Business Reports December 2023

Responsible Officer:	Xandra Curnock Executive Manager Finance
Responsible Business Unit:	Finance Corporate and Commercial
Disclosure of Interest:	Nil
Voting Requirements:	Simple
Nature of Council's Role in Decision-Making:	Executive Strategic
Attachments:	<ol style="list-style-type: none"> 1. Oasis Q 2 2024 CBR [15.1.3.1 - 19 pages] 2. Waste Q 2 2024 CBR [15.1.3.2 - 18 pages] 3. Water Q 2 2024 CBR [15.1.3.3 - 15 pages] 4. Arts Centre Q 2 2024 CBR [15.1.3.4 - 14 pages] 5. Airport Q 2 2024 CBR [15.1.3.5 - 11 pages] 6. Endowment Q 2 2024 CBR [15.1.3.6 - 8 pages] 7. Golf Course Q 2 2024 CBR [15.1.3.7 - 11 pages]

SUMMARY STATEMENT

Council is asked to receive the unaudited financial position of the City's commercial business units from 1 October 2023 to 31 December 2023.

REPORT

The quarterly commercial business reports are provided to Council as a summary of key operations, events, and activities the City has undertaken for the Kalgoorlie-Boulder Airport, the Kalgoorlie Golf Course, the Goldfields Arts Centre, the Goldfields Oasis Recreation Centre, Waste Services, Water Services and the Endowment Block (commercial rental properties).

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

There are no financial implications resulting from the recommendations of this report.

Statutory Implications

There are no statutory implications resulting from the recommendations of this report.

Policy Implications

There are no policy implications resulting from the recommendations of this report.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

EMPOWERED: We ensure considered decision making based on collaborative, transparent and accountable leadership.

CAPABLE: We will have the resources to contribute to our community and economy.

OFFICER RECOMMENDATION

That Council receive the quarterly commercial business reports for the period ended 31 December 2023.

15.1.4 Mid-Year Review of the Annual Budget 2023-24

Responsible Officer:	Casey Radford Finance Manager
Responsible Business Unit:	Finance
Disclosure of Interest:	Nil
Voting Requirements:	Absolute Majority
Nature of Council's Role in Decision-Making:	Legislative
Attachments:	1. Mid Year Budget Review 2023-24 [15.1.4.1 - 7 pages]

SUMMARY STATEMENT

A budget review is a detailed comparison of the year-to-date actual results with the adopted or amended budget, and a re-forecast/re-budget of the remainder of the year's expected results. It establishes whether the City continues meeting its budget commitments, is in receipt of income and incurs expenditure in accordance with the adopted budget. The review of the 2023/24 annual budget has been completed. A number of variations have been identified and details are included in the attached Mid-Year Budget Review 2023/24. A summary of the material variances within the Mid-Year Review is provided in the report.

The budget review has been prepared to deliver a balanced budget with a \$0.2M closing funding position as at 30 June 2024.

REPORT

The budget review has comprised a review of the adopted budget and assessment of actual results against budget through to 31 January 2024. Based on this assessment a revised forecast has been prepared for the likely results over the remainder of the financial year, which includes revised revenue estimates, the deferral of some significant capital projects and amendments to funding of these projects through adjustments to the loan and reserve transfers. A summary of the material variances and amendments is provided below:

Surplus carried forward

The actual surplus carried forward from 22/23 was \$0.6M higher than the adopted budget estimate.

Operating grants, subsidies and contributions

This movement is due to an increase of Federal Assistance grants to be received by the end of the financial year of \$0.1M.

Fees and charges

There is an increase of \$0.5M in fees and charges revenue forecast to the end of the financial year, made up of;

- \$1M increase in sewerage and pedestal changes income, compared with original budget estimates;
- \$1M increase in airport revenue due to increased passenger numbers;
- \$1M increase in sale of effluent water based on trends year to date;
- \$0.9M increase airport hire income, due to a reclassification from other income;
- \$0.3M increase in refuse removal income, being hire than budget expectations; and
- Partially offset by (\$3.7M) being moved to other revenue for sale of water to under contract to Lynas.

Interest earnings

Interest earnings are \$1.5M higher as at 31 January 2024 and this is expected to continue through to 30 June 2024 due to the higher interest rates on offer for the City's term deposit investments.

Other Revenue

As mentioned above, \$3.7M of the projected \$4.1M increase in other revenue is a reclassification of income for sale of water under contract to Lynas.

Employee costs

Employee costs have a projected \$0.5M decrease to budget estimates, as contractors are being engaged to fill staff vacancies and to complete maintenance programs for Depot works, traditionally undertaken by City employees. This is partially offset by increased budget sought to fund increased recruitment efforts (\$0.2m).

Materials and Contracts

The City has increased projected budget estimates for Materials and Contracts for the period ending 30 June 2024. This is due to:

- (\$1M) for road maintenance to be undertaken by contractors, where original budget assumed that City Employees would undertake this work;
- (\$0.5M) increase in consultancy fees for CEO projects, rates debt collection and the engagement of temporary staff to fill vacant positions;
- (0.3M) increase in the cost of the bin collection contract, coming in higher than budgeted assumptions;
- (\$0.2M) Airport passenger screening fees increase, due to increased passenger numbers; and
- (\$0.2M) Oasis equipment servicing fees, increased in line with actual spend to date.

Contributions, donations & subsidies

The City has increased the budget to facilitate a council resolution to contribute \$3M to the Basketball association for capital works.

Utility Charges

An increase to budget of (\$0.5M) relates to increased effluent water charges for the Golf Course due to the increase in the cost of recycled water.

Depreciation

Depreciation has been adjusted in line with actuals to date, and reduced capex spend. This is a non-cash adjustment so does not reduce the City's estimated closing position.

Insurance

The City has projected an insurance cost saving of (\$0.6M) to the end of the financial year. The original budget was prudent, assuming insurance would increase on prior years due to the FY22 asset revaluation increase and CPI increase. Actual invoices came in less than expected.

Non-operating grants, subsidies and contributions

A reduction in capital (non-operating) grants to be received in FY24 is due to the delay in the start of the Youth Precinct project which will be partially funded by Lotterywest (\$2.1M). This is partially offset by \$0.3M increase in roads grants and \$0.2M increase on drawdowns from WA Treasury Corporation, to offset expenditure on Aboriginal Engagement in the Kalgoorlie City Centre project.

Capital Projects

The overall estimated capital expenditure (capex) has reduced by \$21M. This is due to both deferral of both projects. A summary of the material project amendments is provided below:

- \$9.7M reduction attributable to the Golf Course Resort Project delays;
- \$5M reduction to delays in the Youth Precinct Project, which has recently begun;
- \$2M reduction to sewer reticulation main upgrade, with design consultants currently being advertised;
- \$1.5M reduction in budget for Oasis roof replacement, pending the completion of a condition assessment;
- \$0.6M reduction in budget for Oasis Air conditioning due to design and lead times for delivery;
- \$1.4M for the Goldfields Arts Centre Roof Structure, to be moved into FY25 budget, post Diggers and Dealers 2024; and
- \$1M delay in the administration building air conditioning replacement.

Borrowings

The City approved \$31.5M loan funding in the annual budget. This has been reduced to \$22.5M, due to the reprioritising of capital projects to next financial year. Projects still funded by loans consist of;

- \$12.5M in sewerage and recycled water projects; and
- \$10M for city roads.

Reserves

The net transfer from reserves is forecast to decrease by \$8.5M, mainly attributable to the reforecast budget of capital expenditure projects, particularly the Golf Course Resort Project (\$9.7M) This is offset by an increase in transfers to be reserved of \$1M, being the higher-than-expected interest earned on City funds invested in term deposits.

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

The budget implications have been identified and included within the attachment to this report.

Statutory Implications

Regulation 33A of the *Local Government (Financial Management) Regulations* now requires local governments to undertake a review of their 2023-24 annual budget no earlier than 31 December 2023 and no later than 29 February 2024. The review must be submitted to Council on or before 31 March 2024.

Council should then determine (by absolute majority) whether to adopt the review, any parts of the review or any recommendations made in the review.

Additional requirements:

- The review must consider the local government's position at the date of the review and evaluate outcomes for the end of 2023-24 that are forecast in the budget;
- Provide the estimated end-of-year amount for the item adjacent to each item in the annual budget that states an amount;
- Provide an estimated end-of-year amount for any items that did not have an amount stated in the adopted annual budget; and
- Provide a copy of the budget review and the budget review item from the unconfirmed council minutes to the department within 14 days of the council meeting.

Policy Implications

There are no policy implications resulting from the recommendations of this report.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

CAPABLE: We will have the resources to contribute to our community and economy.

OFFICER RECOMMENDATION

That Council:

1. Adopt the attached Mid-Year Budget Review 2023/24; and
2. Approve the amended reserve transfers for 2023/24 as per the Reserves Note included in the Mid-Year Budget Review 2023/24.

15.1.5 2024/25 Budget Development Timetable

Responsible Officer:	Xandra Curnock Executive Manager Finance
Responsible Business Unit:	Finance
Disclosure of Interest:	Nil
Voting Requirements:	Simple
Nature of Council's Role in Decision-Making:	Executive Strategic
Attachments:	1. 2025 Budget Timetable [15.1.5.1 - 1 page]

SUMMARY STATEMENT

Council is asked to endorse the budget timeline (being the initial task for the preparation of the annual budget).

REPORT

In accordance with the *Local Government Act 1995* the City must adopt its budget by 31 August each year.

An important part of the budgeting process is early and thorough preparation and planning. The objectives of early preparation are to:

- Inform staff, management and councillors of the process and their respective roles; and
- Ensure there is sufficient emphasis on program objectives and outputs rather than the previous year's activities and outputs.

The budget process must be linked to the City's plan for the future and align directly with the corporate business plan for that year.

The steps included in the budget process are designed to progress the budget from its earliest planning stages when the capital works program is being put together through to adoption of the approved budget and subsequent, ongoing monitoring of the budget and actual results.

The attached budget development timeline takes into consideration the City's legislative requirements if it is going to impose differential rates which requires the City to give public notice and an application for Ministerial approval. The key dates with regards to differential rates are highlighted in the timeline in blue text. Other key dates for Councillors are highlighted in bold text. These dates are based on the approved Council meeting schedule. The 2024/25 budget is planned to be approved by Council at the Ordinary Council Meeting scheduled for 22 July 2024.

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

The report is in relation to the planned timeline for the development of the 2024/25 annual budget.

Statutory Implications

In accordance with s6.2(1) of the *Local Government Act 1995*, the City must adopt its budget by 31 August each year.

Policy Implications

There are no policy implications resulting from the recommendations of this report.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

EMPOWERED: We ensure considered decision making based on collaborative, transparent and accountable leadership.

OFFICER RECOMMENDATION

That Council endorse the 2024/25 budget development timeline as attached to this report.

15.1.6 2024 Australian Local Government National General Assembly

Responsible Officer:	Andrew Brien Chief Executive Officer Frances Liston Executive Manager Governance and Risk Services
Responsible Business Unit:	Office of the CEO Governance
Disclosure of Interest:	Nil
Voting Requirements:	Simple
Nature of Council's Role in Decision-Making:	Legislative
Attachments:	1. 2024- NG A- Motions- Discussion- Paper [15.1.6.1 - 24 pages]

SUMMARY STATEMENT

Council is asked to progress the development of motions to be presented at the National General Assembly and appoint two Councillors to represent the City of Kalgoorlie-Boulder.

REPORT

The National General Assembly of Local Government (NGA) will be held in Canberra from 2 to 4 July 2024. In addition, the Federal Government will host Mayors at the Australian Council of Local Government (ACLG) on 5 July 2024. The National Assembly is held during a Parliamentary Sitting Week and this time is also used to meet with relevant Federal Ministers or their advisors to help progress Council projects. It is also proposed to attend the Meeting of the Australian Mining Cities Alliance and other relevant groups if they are arranged.

The theme of the 2024 NGA is "Building Community Trust", with the following twelve priority areas:

- Intergovernmental relations;
- Financial sustainability;
- Roads and infrastructure;
- Emergency management;
- Housing and homelessness;
- Jobs and skills;
- Community services;
- Closing the Gap and Aboriginal and Torres Strait Islander Reconciliation;
- Data, digital technology and cyber security;
- Climate change and renewable energy;
- Environment; and
- Circular economy.

ALGA is seeking motions that align with this theme and identify opportunities for new Federal programs and policies that will support councils to build trust, both in our communities and as a local delivery partner for the Australian Government. A copy of the discussion paper is attached for the information of Councillors and outlines the key themes and process for lodging submissions.

Many of the key priority areas are directly aligned to focus areas within the other key groups with which the City is involved including:

- Australian Mining Cities Alliance;
- Regional Capitals Western Australia; and
- Regional Capitals Australia.

It is proposed to investigate development of motions around the four key priority areas:

- Roads and infrastructure;
- Housing and Homelessness;
- Climate change and renewable energy; and
- Emergency Management.

Whilst there are four areas identified, further review will need to be undertaken to ensure that the intent of the Council motions has not been previously addressed by the National Assembly. The City has previously considered many of the issues associated with the four priority areas and there is a direct relationship between issues such as housing and local government infrastructure.

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

Attendance of the Mayor and Chief Executive Officer (or their respective delegates) is covered in the Annual Budget. Should other elected members wish to attend, this can be considered by Council, and appropriate allocations made through the elected members professional development budget.

Statutory Implications

There are no statutory implications resulting from the recommendations of this report.

Policy Implications

Attendance of the Elected Members and Chief Executive Officer is addressed through the Elected Member Continuing Professional Development Policy.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

EMPOWERED: We are utilising diverse points of view to inform decision making and actions taken for the City.

OFFICER RECOMMENDATION

That Council:

1. Authorise the Chief Executive Officer to prepare draft motions for consideration by Delegates at the National General Assembly being held in Canberra from 2-4 July 2024;
2. Note that in the event that Motions are presented to the National General Assembly, the Council moving the motion is expected to be in attendance to move and speak to the Motions; and
3. Approve the attendance of Councillors _____, _____ .

15.1.7 Elected Member Continuing Professional Development Policy

Responsible Officer:	Andrew Brien Chief Executive Officer Frances Liston Executive Manager Governance and Risk Services
Responsible Business Unit:	Office of the CEO Governance
Disclosure of Interest:	Nil
Voting Requirements:	Absolute Majority
Nature of Council's Role in Decision-Making:	Legislative
Attachments:	1. Elected- Member- Continuing- Professional- Development- Policy [15.1.7.1 - 4 pages]

SUMMARY STATEMENT

Council is asked to review and endorse the Elected Member Continuing Professional Development policy following the 2023 local government election, as is required by *Section 5.128(5)(a) of the Local Government Act 1995 (WA)*.

REPORT

Council last reviewed and adopted the Elected Member Continuing Professional Development Policy in July 2023. That policy is attached (attachment 1). No changes are recommended to this policy at this time.

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

There are no financial implications resulting from the recommendations of this report.

Statutory Implications

Section 5.128 Local Government Act 1995 (WA) requires Council to have a Continuing Professional Development Policy and further, that Council review the Continuing Professional Development Policy after each ordinary council election.

Policy Implications

There are no policy implications resulting from the recommendations of this report.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

EMPOWERED: We ensure considered decision making based on collaborative, transparent and accountable leadership.

<p>OFFICER RECOMMENDATION</p>

<p>That Council adopt the Elected Member Continuing Professional Development Policy.</p>
--

15.2 Development and Growth

15.2.1 Hockey WA Sponsorship 3YSA

Responsible Officer:	Alex Wiese Director Development and Growth
Responsible Business Unit:	Planning Development & Regulatory Services
Disclosure of Interest:	Nil
Voting Requirements:	Simple
Nature of Council’s Role in Decision-Making:	Executive Strategic
Attachments:	<ol style="list-style-type: none"> 1. Sponsorship Policy - EXEC-CEO-006 [15.2.1.1 - 5 pages] 2. Hockey WA Sponsorship Application 2024 [15.2.1.2 - 8 pages]

SUMMARY STATEMENT

Council is asked to approve the sponsorship for Hockey WA Premier One League Regional Round on the terms recommended in this report.

REPORT

Hockey WA is hosting and running the Premier One League Regional Round in Kalgoorlie-Boulder on 11 and 12 May 2024, with a similar event to be held in 2025 and 2026.

To assist them to run the event, Hockey WA have applied to the City’s Event Sponsorship program for a \$45,000 cash contribution over a three (3) year period. The amount of \$15,000 per year will go towards bringing the Premier One League Regional Round to Kalgoorlie-Boulder, with the first event being held on 11 and 12 of May 2024.

Hockey WA in collaboration with the Eastern Goldfields Hockey Associations, plans to bring two Premier League games (one Men’s game and one Women’s game) to Kalgoorlie-Boulder as a part of the Regional Round initiative, with similar events being held in 2025 and 2026. Premier League is the highest level played in WA and games are likely to feature high level athletes that represent Australia at the Olympic Games.

In addition to the games, the players will be providing education and training support to the hockey community and school development programs.

The Regional Round initiative was developed to raise awareness and participation in regional communities for the sport, provide specialised programs to the hockey community, and inject revenue back into communities, with around 100 people required to attend for the event to proceed.

The application has been assessed and complies with the Event Sponsorship Policy (refer to attachment 1) and is recommended for funding. It is recommended that

Council approve the sponsorship for Hockey WA Premier One League Regional Round for the amount of \$45,000 cash, over a three (3) year period (\$15,000 per year) with the first amount of \$15,000 allocated from the 2023-24 Economic Development Sponsorship budget for the 2024 event.

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

There are sufficient funds in the City's Economic Development Sponsorship account.

Statutory Implications

There are no statutory implications resulting from the recommendations of this report.

Policy Implications

This Sponsorship application complies with the Event Sponsorship Policy.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

CONNECTED: We provide public spaces that facilitate a diverse range of activities and strengthen social bonds within the community.

CAPABLE: We promote and support local tourism opportunities including facilitating tourism infrastructure and services.

OFFICER RECOMMENDATION

That Council approve the sponsorship for Hockey WA Premier One League Regional Round for the amount of \$45,000 cash, over a three (3) year period (\$15,000 per year) with the first amount of \$15,000 allocated from the 2023-24 Economic Development Sponsorship budget for the 2024 event.

15.2.2 Kalgoorlie-Boulder Fair Society Sponsorship

Responsible Officer:	Alex Wiese Director Development and Growth
Responsible Business Unit:	Development and Growth
Disclosure of Interest:	Nil
Voting Requirements:	Simple
Nature of Council’s Role in Decision-Making:	Executive Strategic
Attachments:	1. Fair Society Sponsorship Application [15.2.2.1 - 8 pages]

SUMMARY STATEMENT

Council is asked to consider an allocation of \$60,000 cash and \$10,000 in-kind contribution to the Kalgoorlie-Boulder Fair Society’s 2024 Community Fair to be held on 22 and 23 March 2024 at the Oasis Playing Fields.

REPORT

The City assessed the Kalgoorlie-Boulder Fair Society’s sponsorship application for the 2024 Community Fair received against the City’s Event Sponsorship Policy. The application was considered on its merit along with factors such as the future of the Cruickshank Sporting Arena (CSA).

Council has considered the future of the CSA for several years and more recently, been made aware of the current conditions of the grounds at several Ordinary Council meetings.

At the Ordinary Council Meeting on 27 February 2023, Council resolved that:
“Cruickshanks Oval be de-commissioned as a sporting oval with no irrigation supply.”

Due to the lack of irrigation for almost one year, the oval is no longer usable, and is unable to host any of the regular Fair activities. In addition, there continues to be significant issues with the bitumen hardstand and roads that require a large investment to make safe.

At the Ordinary Council Meeting on 18 December 2023, a further report indicated:
“The assets at Cruickshank Sporting Arena have started to exceed regular maintenance, and the facility now requires the City to decide on the long-term strategic future of this site. This would include making a significant investment in bringing the facility up to a public space standard.”

Taking these factors into consideration, the City has proposed the Oasis Playing Fields to the Fair Society as an alternative location for the 2024 Community Fair.

This location will offer a more conducive environment for the event, whilst ensuring community safety is maintained. Furthermore, the financial request for the 2024 Community Fair is \$35,000 more than last year's funding granted which will satisfy any additional temporary infrastructure cost requirements for fencing, generator and marquee hire at the Oasis Playing Fields.

Whilst the City has received the audited financials for the 2023 Community Fair, this does not constitute a full sponsorship acquittal and, in accordance with Council's Sponsorship Policy, an acquittal report is required to be eligible for future funding (i.e. 2024 Community Fair).

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

There are sufficient funds in the City's Economic Development Sponsorship account.

Statutory Implications

There are no statutory implications resulting from the recommendations of this report.

Policy Implications

This sponsorship application does not comply with the following requirements of the City's Event Sponsorship Policy:

Section 2: "*Sponsorship requested cannot exceed more than 50% of the total cost of event or project*" as a sponsorship budget has not been completed;

And

Section 2 (a) iv: "*Projects or organisations who have not satisfactorily acquitted previous City sponsorships or grant funds*" will not be supported.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

SAFE: We will deliver a safe and activated community that can be used day and night.

SAFE: We support families and youth.

CONNECTED: We provide public spaces that facilitate a diverse range of activities and strengthen social bonds within the community.

OFFICER RECOMMENDATION

That Council approve an allocation of \$60,000 cash and \$10,000 in-kind contribution to the Kalgoorlie-Boulder Fair Society's 2024 Community Fair to be held on 22 and 23 March 2024 at the Oasis Playing Fields, subject to all conditions of the Event Sponsorship Policy being met.

15.2.3 Application for Planning Approval P145/23 (DAP/23/02590) - Temporary Workforce Accommodation (BHP Nickel West Pty Ltd) - Lot 72 (No. 1) Trasimeno Way and portion Lot 9000 (No. 45) Bates Drive

This application has been withdrawn by the applicant.

15.3 Engineering

15.3.1 Paving and Miscellaneous Concrete Works - Tender T005 23/24

Responsible Officer:	Lui Camporeale Director of Engineering
Responsible Business Unit:	Engineering
Disclosure of Interest:	Nil
Voting Requirements:	Simple
Nature of Council's Role in Decision-Making:	Review
Attachments:	Nil

SUMMARY STATEMENT

Council is asked to consider the submissions received for Tender Number *T005-23/24 Paving and Small Concrete Works* and award accordingly.

REPORT

This Tender is for Paving and Small Concrete Works. The works include:

- Renewal of Boulder CBD and Kalgoorlie CBD's streetscape;
- Laying of concrete and clay pavers in general;
- Maintenance of the paved traffic islands;
- Small concrete works such as:
 - a. Footpath construction and repairs;
 - b. Footpath pram ramps;
 - c. Traffic Island infill concrete;
 - d. Crossover construction and repairs; and
 - e. Raising and lowering of manhole lids; and
- Traffic/Pedestrian management where required.

The public tender process led to one submission being received. The received Tenderer A is considered suitable. The award of a one year contract, with a two year extension thereafter, a total of three years maximum is recommended.

Background

The City's streetscape renewal programme involves the process of renewing concrete footpaths, kerbs and ramps in the CBD which will be implemented in the Road Capital Works Programme. The City also requires the upgrading of various concrete works infrastructure as part of the Blackspot funding programme and ACROD parking access ramps. A backlog exists in the City's renewal programme of footpath infrastructure, with staff receiving numerous ad hoc requests from the community about trip hazards on the footpath network. These hazards need to be addressed as a priority.

The City implements small drainage improvement works, including raising kerbs and ramps to mitigate damage to lower-lying properties.

Tender Assessment

Tender Number *T005-23/24 Paving and Small Concrete Works* was issued on 4 November 2023 and closed on 4 December 2023. At the close of the tender, one submission had been received.

The submitted tender was assessed by a panel comprising of City officers being correct and compliant in line with the City's 'Request for Tender' document.

Tenderers are assessed based on the following qualitative criteria:

- a. Relevant Experience: 20%
- b. Key Personnel– Regional Contracting: 5%
- c. Tenderers Resources: 5%
- d. Pricing: 70%

Relevant Experience (20% weighting)

This criterion requires tenderers to address relevant experience and to include the following information:

- a. Details of similar work;
- b. Demonstrated experience in projects;
- c. Scope of the Respondent's involvement including details of outcomes;
- d. Details of issues that arose during the project(s) and how they were managed; and
- e. Demonstrate competency and a proven track record of achieving outcomes.

The tenderer provided and demonstrated through project examples and experience a high competency level.

Tenderer A has provided concrete construction services to local government authorities in WA for over 38 years with a similar scope of work especially in footpaths and crossovers in similar environments. Tenderer A listed issues encountered, and outcomes achieved and demonstrated competency by good contract management, stakeholder management and construction methodologies exhibited on various projects.

Key Personnel and Resources – Regional Contracting (5% weighting)

This criterion requires the tenderer to verify their organisation and resources by including the following information:

- a. Provide adequate documentation to verify your organisation has operated a business continuously out of premises within the City of Kalgoorlie-Boulder for at least six months (section 4.8), or
- b. Respondent is to submit a schedule of Local Contractors, Sub-Contractors, and Suppliers specific to the Works in this Document, inclusive of estimated contract amounts.

The Tenderer provided details on their organisation but had no adequate documentation of their continuous operations in the Goldfields over the period of at least six months. However, Tenderer A has provided information about their commitment to work alongside local contractors by focusing on local recruitment of sub-contractors and suppliers unless restrictions prevent this. City officials were however not convinced that Tenderer A should merit the award of regional price preference because they did not provide information on the estimated contracting.

Tenderers Resources (5% weighting)

This criterion required tenderers to address their resources for the works in the project and attach where possible the following:

- a. Current commitment schedule;
- b. Respondent’s equipment; and
- c. Any contingency measures or backup of resources including personnel.

Tenderer A addressed the criteria to the satisfaction of the panel, providing examples of their commitment schedule, equipment base and contingency measures. Tenderer A’s current commitment schedule shows that the organisation will be relieved of approximately *18% of its current total commitment by the end of May 2024* and approximately *18% by the end of December 2024* this year, making it available to undertake the City’s portfolio of works. They have good equipment and a contingency plan in place as well as a delivery Partner Model.

Price (70% weighting)

Tenderer A provided a schedule of rates of which the following were noted:

- a. Pricing is quite specific and reasonable with several qualifications made with regards to mobilisation and demobilisation from Perth; and
- b. Further clarifications by City officials found out that regional works are generally scoped early which allows the Contractor to plan resources effectively to complete the entire work in one mobilisation, hence this made it the preferred supplier for these services.

In summary, Tenderer A provides value for money because it can satisfy the request requirements at a competitive price.

<i>Tenderers</i>	<i>Weighting</i>	<i>A</i>
Relevant Experience	20%	18.67%
Key Personnel - Regional Contracting	5%	0%
Tenderer's Resources	5%	4.83%
Pricing	70%	70%
TOTAL weighted score	100%	93.50%

The Tender Assessment Panel recommends that the Council award the tender to Tenderer A. The score was provided based on their skill, experience, resources, suitable plant, understanding of the works, and price.

Community Engagement Consultation

No community consultation was considered necessary in relation to the recommendations of the report.

Budget Implications

The 2023/2024 CAPEX budget provision for this project is as follows:

Item Description	Project Account	Current Budget	Midyear Budget Review	Project Budget
Footpaths	470056	\$2,902,200	\$4,515,000	\$1,000,000

The award of this Tender is consistent with current budget allocations.

Statutory Implications

Tenders were called in accordance with Section 3.57 of the *Local Government Act 1995* and *Local Government (Function and General) Regulations 1996* Part 4, Division 2, Regulation 11 (a) which requires tenders to be publicly invited according to the requirements of this Division before a local government enters into a contract for another person to supply goods or services if the consideration under the contract is, or is expected to be, worth more than \$250,000 unless sub-regulation (2) states otherwise.

Policy Implications

The tender process ensures the Purchasing Policy relating to purchasing is satisfied. More specifically, the requirement for public tender where the aggregate value exceeds \$250,000 is met.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

SAFE: We will deliver a safe and activated community that can be used day and night.

SAFE: We have safe, reliable and efficient public transport and road networks.

OFFICER RECOMMENDATION

That Council award Tenderer A with a one year contract, with a two year option thereafter, a total of three years maximum.

15.3.2 North Kalgoorlie Cricket Club Lease

Responsible Officer:	Lui Camporeale Director of Engineering
Responsible Business Unit:	Engineering
Disclosure of Interest:	Nil
Voting Requirements:	Simple
Nature of Council's Role in Decision-Making:	Review
Attachments:	<ol style="list-style-type: none"> 1. CONFIDENTIAL - NKCC Clubhouse Application Letter [15.3.2.1 - 3 pages] 2. CDC Plans - C 22-0229 - North Kalgoorlie Cricket Clubrooms [15.3.2.2 - 8 pages]

SUMMARY STATEMENT

Council is asked to approve a new lease agreement between the North Kalgoorlie Cricket Club (the Club) and the City for a period of 21 years, subject to the City's fulfilment of the requirements of s 3.58 of the *Local Government Act 1995* relating to disposition of property.

REPORT

The City has the Management Order over Reserve 11126 at 49 Bourke Street, Kalgoorlie which includes the power to lease, subject to the consent of the Minister not exceeding 21 years.

North Kalgoorlie Cricket Club (the Club) currently holds a peppercorn lease on a portion of Reserve 11126 which includes a facility that provides change rooms, a small kitchen, and toilets. The Club also holds a lease over the cricket nets which is separate to the facility.

The Club was established in 1948 and currently has 100 members who partake in two senior and four junior teams that play in the Eastern Goldfields Cricket Association (EGCA) competition. In 2017/18 the Club completed an upgrade of the nets area including the lighting to the value of approximately \$20,000 and in 2021/22 the Club expended an additional \$25,000 upgrading the netting surface.

Since this time, the Club has been pursuing the construction of a clubhouse due to the existing City facility not having the appropriate space to facilitate viewing and events; these activities are held in front of the facility or in gazebos on the oval.

The North Kalgoorlie Cricket Club have indicated to the City that they have raised sufficient funding to construct a building for this purpose and have lodged a BA1 (Application for Building Permit) which has been certified by the City's building certifier Modus Compliance in anticipation of this lease being approved. To proceed

with this project, the Club requires Council approval to lease this expanded section of the reserve.

The establishment of this facility will include a capital investment from the Club which is why a 21 year lease term is requested.

The Club is seeking to establish an airconditioned function room which will include storage facilities, a kitchen, and toilets (including one UAT). The facility will have a shaded viewing area which will negate the requirement to erect gazebos. Further, the new function room will allow parents with young children to also view the pitch without being exposed to the summer heat.

The North Kalgoorlie Cricket Club intend to surrender their existing lease on Reserve 11126 for the City's change rooms which will now be provided on a booking system as per the City's Schedule of Fees and Charges. The Schedule of Fees and Charges will be amended next financial year, to include the City's change rooms located at Wallace Park 49 Bourke Street, Piccadilly which will be in-line with other community group rates.

Community Engagement Consultation

Nil – although submissions may be provided in response to the statutory public notice requirements.

Budget Implications

There are sufficient funds in the 2023/24 annual budget for the purposes of surveying the land, issuing public notices including associated advertising costs and the estimated legal fees associated with drafting the lease.

This is a replacement lease and therefore, the rental income will remain the same in relation to the proposed lease site.

Statutory Implications

3.58. Disposition of property

(3) A local government can dispose of property other than under subsection (2) if, before agreeing to dispose of the property –

a) it gives local public notice of the proposed disposition –

i) describing the property concerned; and

ii) giving details of the proposed disposition; and

iii) inviting public submissions to be made to the local government before a date to be specified in the notice, being a date not less than 2 weeks after the notice is first given;

b) It considers any submissions made to it before the date specified in the notice and, if its decision is made by the council of a committee, the decision and the reasons for it are recorded in the minutes of the meeting at which the decision was made.

Land Administration Act 1997

S 18. Crown land transactions that need Minister's approval

(2) A person must not without authorisation under subsection (7) -

a) grant a lease or licence under this Act, or a licence under the *Local Government Act 1995*, in respect of Crown land in a managed reserve;

7) A person or lessee may make a transaction under subsection (1), (2), (3) or (4)-

a) With the prior approval in writing of the Minister.

Policy Implications

There are no policy implications resulting from the recommendations of this report.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

SAFE: We will deliver a safe and activated community that can be used day and night.

SAFE: We support families and youth.

CONNECTED: We provide public spaces that facilitate a diverse range of activities and strengthen social bonds within the community.

OFFICER RECOMMENDATION

That Council:

1. Authorise the CEO to approve up to a maximum of a 21 year peppercorn lease between the City and North Kalgoorlie Cricket Club (ABN 35 568 748 003) for Reserve 11126 at 49 Bourke Street, Kalgoorlie (Wallace Park) under the following conditions:
 - (a) The City effects public notice as required in accordance with s 3.58 of the *Local Government Act 1995*; and
 - (b) The North Kalgoorlie Cricket Club surrenders the existing lease at Reserve 11126 at 49 Bourke Street, Kalgoorlie and remove the existing City facility from the lease;
2. Authorise the CEO to request written authorisation of the lease from the Minister in accordance with s 18 of the *Land Administration Act 1997*; and
3. Subject to no public submissions being received and written authorisation from the Minister, authorise the CEO and Mayor to sign and affix the

Common Seal of the City of Kalgoorlie-Boulder in accordance with Part 19.1(2) of the *Standing Order Local Law* to the lease agreement between the City and North Kalgoorlie Cricket Club for Part of Reserve 11126 at 49 Bourke Street, Kalgoorlie.

15.4 Corporate and Commercial

15.4.1 Airport Long Term Parking Permit

Responsible Officer:	Glenda Abraham Director of Corporate and Commercial
Responsible Business Unit:	Airport
Disclosure of Interest:	Nil
Voting Requirements:	Absolute Majority
Nature of Council’s Role in Decision-Making:	Executive Strategic
Attachments:	Nil

SUMMARY STATEMENT

Council is asked to consider and approve Airport long-term parking permits aimed at improving the passenger experience and supporting future development within the Airport Masterplan.

REPORT

Background

There is significant unused parking within the terminal grounds. Below are statistics of vehicles parked in the overflow parking bays over a four-week window.

Week Commencing	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
08/01/24	4	3	8	2	5	1	1
15/01/24	5	2	2	3	2	4	1
22/01/24	2	3	6	2	3	1	3
29/01/24	2	2	1	1	4	2	0



Image: taken of the overflow carpark at 9:00 am Friday 02.02.2024.

Proposal

To resolve these issues, the City recommends introducing long-term parking permits and utilising the vacant space identified in the overflow carpark for revenue creation.

There are several benefits to the City including:

- Creation of more capacity for short-term visitors to park closer to the terminal for ease of entry and exit;
- More revenue generated by maximising the use of vacant parking bays in the overflow area;
- Migrating vehicles away from the drop off/pick up zones will provide greater safety for passengers' transition through the Airport;
- Supports the long-term Airport Masterplan and precinct concepts;
- With a final design inclusive of solar panels, it aligns with Council's strategy to minimise its environmental impact;
- Supports the Airport in meeting the Australian Government's adopted emissions reduction targets of 43 per cent below 2005 levels by 2030 and net zero emissions by 2050; and
- Better utilisation of "lazy" land through assigned parking in the vacant overflow bays.

The permit program will be rolled out in two stages. The initial stage will be with minimal capital investment, minimal operational costs to the overflow parking area and for a trial period of six months. Pending the success of this trial, an automatic rollover of the permit program will continue in perpetuity. Ongoing assessment of the revenue collection, ease of administration and user experience will form part of the Airport Corporate and Commercial report to inform Council.

The second phase will require capital investment and consultation with engineers. It is anticipated this may take up to two years to complete. During this period, the City can retain the Stage One permit program and the ongoing revenue which will help in offsetting some of the associated Stage Two costs. At intervals of the second phase, the pricing model and location of the vehicles may vary.

This recommendation weaves into the Airport Masterplan by addressing the identified parking issues with increasing passenger numbers. The proposed site of the long-term parking creates more flow for entry and exit from the terminal without congesting pick up and drop off zones.

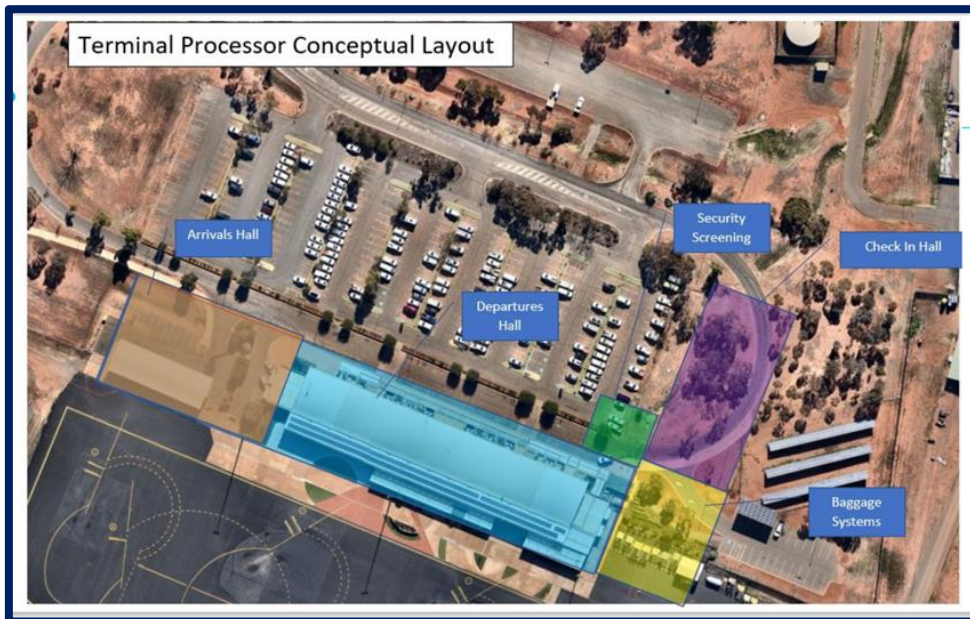


Image: Terminal Processor Concept Layout for Airport Master Plan



Image: Proposed site of the long-term parking in relation to the Airport Master Plan

Project

To address immediate concerns of users, the City recommends a two-stage approach to the long-term parking permit strategy. The first being deployed immediately, whilst the second phase is finalising design and being constructed.

Stage One

The initial phase of the project requires minimal capital investment and operating costs in the overflow car park. Although the bitumen surface is degraded, it is safe to park vehicles and has a clear entry and exit point.

50 parking permits will be released based on the current capacity of the parking area. With a limited release of permits, it is recommended a maximum of 10 permits per account owner be issued.

The bays will not be assigned but there will be signs at entry points and within the parking area notifying users to display their parking permits or risk infringement.

The area will be patrolled by Airport Operations Officers, who have delegation to issue infringements. Vehicles illegally parked will be fined and towed.

Highly visible mobile message boards will be positioned at both entry and exit points for the first four weeks to minimise non-compliance of non-permit parking vehicles.

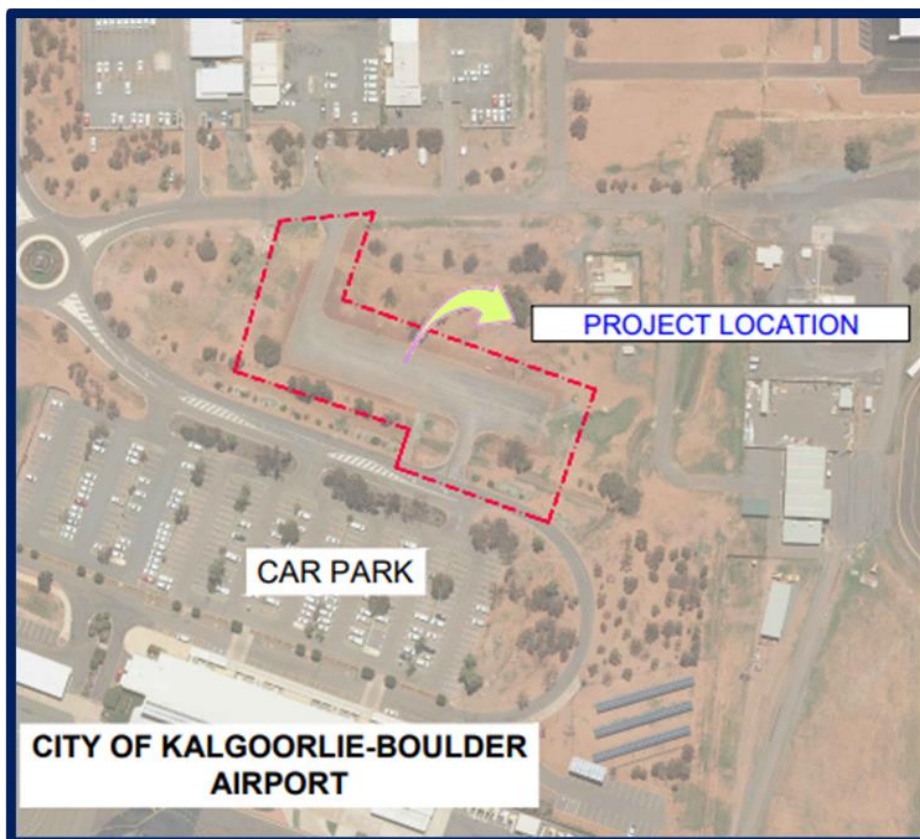


Image: Existing overflow carpark, the proposed site of the long-term car park

Cost

A small budget allocation in the 2023/24 financial year of \$5,000 to cover the City's costs associated with hiring mobile information boards, new fixed signage in the parking lot and administration overheads for processing the initial permits. This is offset by the \$110 (inc GST) administration fee charged to the individual permit holder.

There is existing budget to cover the initial cost of \$5,000.

Proposed revenue in the table below is based on an initial trial period of six months and assumes all 50 permits are purchased.

Annualised income projection \$200,750 (inc GST).

Further information on cost and revenue is in the Budget Implications of this report.

	Stage One Cost (inc GST)	Stage One Revenue (inc GST)
50 Parking Permits	\$5,000	\$5,500
50 Parking Permits	Nil	\$100,375

Stage Two

This final stage of the long-term parking strategy will provide secure, allocated parking bays. Much of the work will be conducted internally by the City, including the earthworks, bitumen, line marking and bay identification for allocation to permit holders and the installation of fencing and gates.

The City intends to investigate the viability of relocating the existing carport roof from 101 Brookman Street, Kalgoorlie to the long-term parking site at the Airport. The City will use the services of a structural engineering company to determine compliance, costs and fit for purpose. Should this be an option, there will be sufficient funds available in the annual budget to undertake the relocation and installation of the roof. However, the cost of this work has not been included in the budget implications section of this report and will be progressed with a subsequent report to Council should the amount exceed \$250,000.

As part of the City’s commitment to minimise its environment footprint, it is also proposed that solar panels will be installed on the carpark roof which will provide supplementary power to City infrastructure.

At the completion of this project, the long-term parking area should house 101 standard parking bays and two shuttle busses.

With increased benefits such as under cover parking and security, the City will review permit fees to ensure they are in-line with other commercial parking operators.

For consistent user experience, it is recommended that the Stage Two carpark (a) be built first. Vehicles in the Stage One permit plan can be relocated to the Stage Two carpark (a) whilst the Stage Two carpark (b) is being constructed. This will ensure continuity of revenue and user experience.

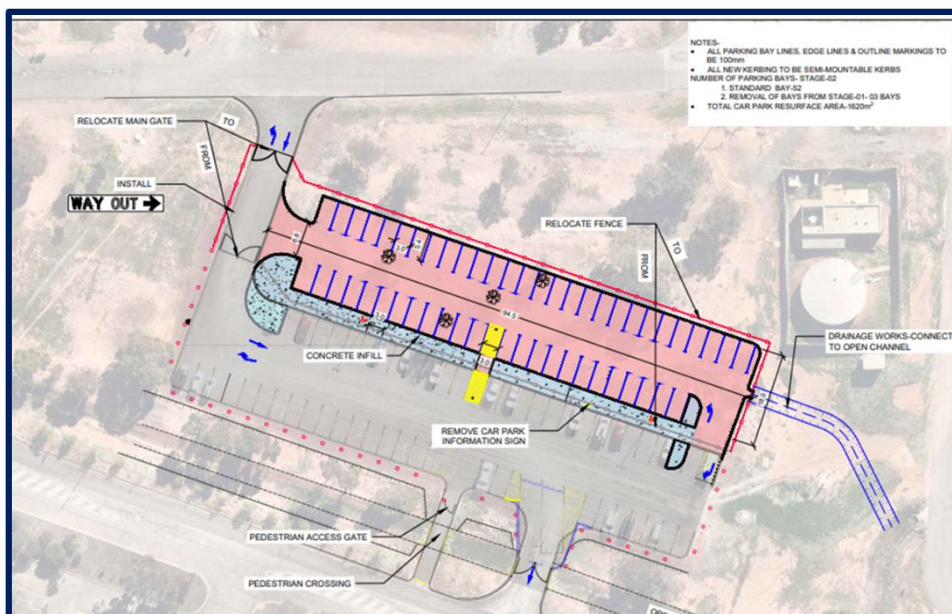


Image: Stage two (carpark a)

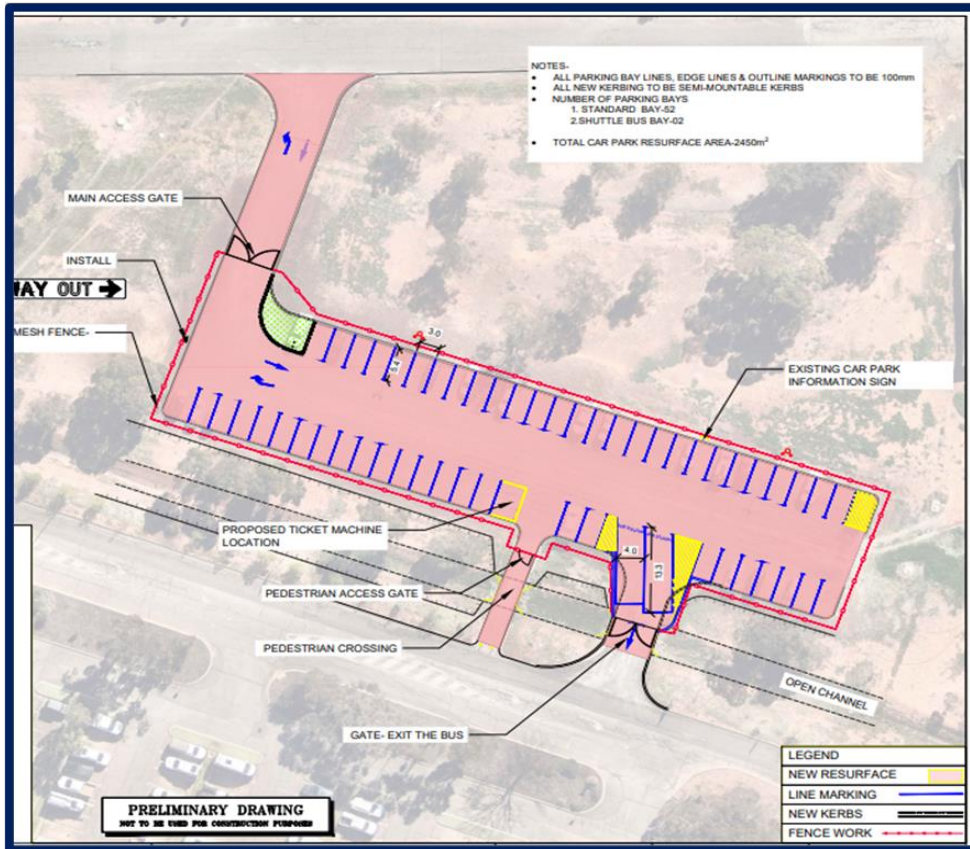


Image: Stage two (carpark b)

Cost

The following capital expenses have been determined based on design models for the earthworks, sealing, fencing, gates and line bay markings.

Costs associated with roof relocation and solar installation have also been excluded but will be managed through the long-term financial plan associated with or linked to the Airport Masterplan. The costs will be managed within Council delegation policy.

Revenue at project completion is estimated at \$14/day/bay, but a full market review prior to opening the long-term airport car park is recommended.

Ongoing costs for maintenance and staffing have been estimated at \$105,000 PA which includes sweeping, staffing for monitoring and general repairs.

Further information on costings is in the Budget Implications table of this report.

	Capital Cost 2024/25 budget
External engineer for assessment of 101 Brookman Street, Kalgoorlie roof repurposing	\$9,020
Construction of Stage Two	\$721,708

Process

Long-term permits will be issued through the Airport administration office and must be displayed on the vehicle when parked.

Parking allocation for all long-term permit holders will be in the current assigned overflow bays which are predominantly vacant.

Vehicles must display their parking permit. Vehicles without a visible permit will be infringed.

Long-term parking permitted vehicles are not permitted to park in the short-term terminal parking bays unless they have purchased a separate e-parking ticket via the App.

Notification of available permits will be published via an Expression of Interest process via newspaper, social media and direct mail.

Limitations on the number of permits per account owner will be implemented to ensure equitable distribution. Maximum 10.

Exemptions on the maximum number of assigned user permits will be at discretion of the City, based on user demand.

Each permit must be paid in advance for the fixed term and a 30-day notification of expiry will be issued by the City.

Pricing

Recommended Stage One permit daily price is \$10/day. The proposed pricing model removes the 24-hour free parking benefit of the short-term App-based program. An introduction of an administration fee of \$110 (inc GST) payable when the permit is approved and/or renewed.

This price point was determined using the following parameters:

- Business consultation;
 - Guide of cost ranged from \$10 - \$15/day
- Market research of similar centres:
 - Karratha \$14/day
 - Geraldton \$3.25/day
 - Perth \$10/day or special 99 days \$99 (one entry/exit)
 - Exmouth \$5/day
 - Busselton \$6.50/day
- Comparison to current short-term parking rate at Kalgoorlie Boulder Airport;
 - \$15/day
 - First 24 hours free
 - Closer proximity to terminal
 - Security cameras within the short-term parking area
 - Poor quality of the road and parking surface in the overflow zone

Community Engagement Consultation

Consultation with various businesses has confirmed strong demand for permit parking. Business and community are looking for an easier experience to purchase long-term parking options at the Airport. Based on current demand, there is an oversubscription of available permits for Stage One.

Current Commitments

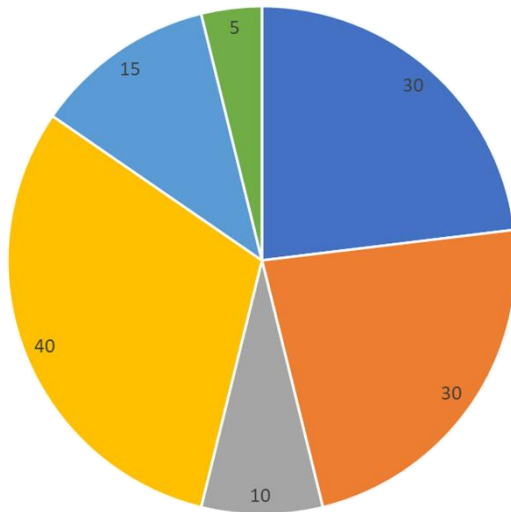


Image: each colour represents a local business and their preferred number of parking permits. Names have been removed.

Budget Implications

There are no financial implications for Stage One of this recommendation. Proposed initial spend is captured in operational costs and recouped through the one-off administration fee for processing parking permits.

Council to resolve a budget allocation of \$730,728 in the 2024/25 FY budget as Stage Two.

The following financial implications are applicable:

Item 1:			
Asset Category:	Long-term Parking	Source of Funds:	Municipal
LTFP Impacts:	Alignment to Airport Masterplan		
Notes:	The Airport Masterplan has a capital allocation of \$67M which is sufficient funding to cover the long-term parking project costs.		

ITEM NO.	CAPITAL / UPFRONT COSTS (\$)	ONGOING COSTS (\$) ANNUAL		INCOME (\$) ANNUAL	ASSET LIFE (YEARS)	WHOLE OF LIFE COSTS (\$)	CURRENT BUDGET (\$)
		MATERIALS & CONTRACT	STAFFING				
Stage 1	Nil	Nil	Nil	\$105,875	N/A	N/A	\$5,000
Stage 2	\$730,728	\$25,000	\$80,000	\$ 530,710	25	2,625,000	Nil

Statutory Implications

There are no statutory implications resulting from the recommendations of this report.

Policy Implications

There are no policy implications resulting from the recommendations of this report.

Community Strategic Plan Links

This report links to the Strategic Community Plan through the following Guiding Theme/s:

CONNECTED We deliver the community better connectivity with the rest of Australia and the world.

SUSTAINABLE: We are a green ecologically sustainable City for current and future generations.

CAPABLE: We will have the resources to contribute to our community and economy.

CAPABLE: We promote and support local tourism opportunities including facilitating tourism infrastructure and services.

CAPABLE: We are exploring funding sources and revenue streams.

OFFICER RECOMMENDATION

That Council:

1. Endorse Stage One and Stage Two Long-term Parking Project; and
2. Approve the allocation of \$730,728 in the 2024/25 FY budget.

16 QUESTIONS OF WHICH DUE NOTICE HAS BEEN GIVEN

Nil

17 CONFIDENTIAL ITEMS

Nil

18 DATE OF NEXT MEETING

The next Ordinary Council Meeting will be held on 25 March 2024.

19 CLOSURE