

Shire of Wiluna

AGENDA



Special Meeting of Council

Wednesday 12 June 2019

Commencing at 9am

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AGENDA

- 1. Declaration of Opening and Announcement of Visitors**
- 2. Public Question Time**
- 3. Record of Attendance**

Present:

Cr Jim Quadrio	President
Cr Stacey Petterson	Deputy President
Cr Graham Harris	
Cr Norma Ward	
Cr Peter Grundy	
Cr Lena Long	

In Attendance:

Colin Bastow	Chief Executive Officer
Warren Olsen	Deputy Chief Executive Officer
Katrina Boylan	Administration Assistant

- a) Apologies and Leave of Absence Previously Approved**
- b) Notations of Interest:**
 - i. Financial Interest Local Government Act Section 5.60A**
 - ii. Proximity Interest Local Government Act Section 5.60B**
 - iii. Interest Affecting Impartiality Shire of Wiluna Code of Conduct**

4. Reports of Officers

4.1. Deputy Chief Executive Officer

4.1.1. Demolition of old Donga at 24 Woodley Street

Reporting Officer:	Warren Olsen – Deputy CEO
Date of Report:	6 June 2019
Date of Meeting:	12 June 2019
Disclosure of Interest:	Nil

Purpose

The purpose of this report is to seek a 2018-2019 budget amendment to provide for the demolition of the old donga located at the rear of the Shire's industrial shed 24 Woodley Street.

Background

At its meeting held on 8 May 2019, the Council resolved to offer a lease of the property at 24 Woodley Street to Riloch Pty Ltd. That lease has not yet been finalised.

During early discussions with the proposed lessee (in November 2018), the proposed lessee indicated that they proposed to refurbish the old donga at the rear of the shed as a caretaker's residence. However, it has now realised that the cost of refurbishing the donga would probably be more than the cost of replacing it, so have requested that the donga be demolished prior to the commencement of the lease.

Comment

The donga is in very bad condition. Earlier this year we had the property valued for insurance purposes, and the valuer was inclined to value the donga at \$0 because of its poor condition. In fact, he did put a value on it because he was informed that the proposed lessee intended to refurbish it.



We have obtained a quote for the demolition. It is in the amount of \$10,455.10, inclusive of all applicable permits, licences and fees.

This is a good price, but that is because the contractor currently has other work in the area. The quote will expire on 27 June.

There is currently no budget for the work, so to proceed a budget amendment will be required.

Consultation

Chief Executive Officer, Colin Bastow
Assets Infrastructure Officer, Kavoa Dakunimata

Statutory Environment

Section 6.8 of the Local Government Act 1995 provides that a local government is not to incur expenditure from its municipal fund for an additional purpose except where the expenditure . . . is authorised in advance by resolution (absolute majority required).

Risk Assessment

We have a fixed price quote, so all the risks will be borne by the demolition contractor.

Policy Implications

Nil

Financial Implications

At its March meeting, the Council adopted a lot of budget amendments as part of its annual budget review. This included reducing its budgeted net transfers from reserves from \$1,427,158 to \$1,302,182.

It is recommended that a balance budget be maintained by:

- Making a provision of \$10,500 for the demolition of the donga at 24 Woodley Street; and
- Increasing the provision of transfers from reserves by \$10,500

In fact, we are most likely to be ending the year with a surplus, so it is unlikely that the budgeted transfers from reserves will be required.

Strategic Implications

The proposal to lease 24 Woodley Street so that the range of services/businesses serving the local community can be expanded relates to the following objective and strategies as set out on page 10 of the *Wiluna Strategic Community Plan 2018-2028* as adopted by the Council:

Outcomes and Strategies

Objective: *Strong, diverse and sustainable economy*

Outcome	Strategies
2.1 Sustainable and responsible growth and development.	2.1.1 Lead revitalisation and renewal in Wiluna.
2.1 Strengthened tourism and local business.	2.2.1 Boost tourism planning and initiatives to promote Wiluna as a unique tourist destination.
	2.2.2 Support local business initiatives in Wiluna.

Voting Requirements ABSOLUTE MAJORITY

Officer Recommendation

MOVED CR

SECONDED CR

That:

- 1. That the budget be amended by making a provision of \$10,500 for demolition of the transportable office at 24 Woodley Street, with the adjustment being made accordingly in transfers to/from reserves.**
- 2. The CEO be authorised to expend \$10,500 to have the Donga at 24 Woodley Street demolished**

CARRIED.../...by Absolute Majority

5. Confidential Items

5.1. RFT 2019-02 Wotton Street Main Street Revitalisation Project

Officer Recommendation

MOVED CR

SECONDED CR

Procedural recommendation that the meeting is closed to the public, pursuant to S5.23 (2) subparagraph (e) (iii) to consider Confidential Item 5.1. which contains information about the business, professional, commercial or financial affairs of a person

CARRIED.../...

Officer Recommendation

MOVED CR

SECONDED CR

That the meeting be re-opened to the public.

CARRIED.../...

6. Closure