Minutes of the Ordinary Meeting of Council of the City of Holdfast Bay held in the Council Chamber, Glenelg Town Hall, Moseley Square, Glenelg, on Tuesday 12 June 2012 at 7:03pm.

MEMBERS PRESENT

His Worship the Mayor, AK Rollond
Deputy Mayor, RA Clancy
Councillor PW Dixon
Councillor KM Donaldson
Councillor LR Fisk
Councillor JD Huckstepp
Councillor SC Lonie
Councillor TD Looker
Councillor S Patterson
Councillor RC Patton
Councillor AP Roe
Councillor LJ Yates

STAFF IN ATTENDANCE

Chief Executive Officer - JP Lynch General Manager City Assets - SG Hodge General Manager City Services - RA Cooper General Manager Corporate Services - IS Walker Manager Organisational Sustainability – PE Aukett

APOLOGIES

Apologies Received - Councillor Bouchee Absent - Nil

1. OPENING

His Worship the Mayor declared the meeting open at 7.03pm.

2. KAURNA ACKNOWLEDGEMENT

With the opening of the meeting His Worship the Mayor stated: We acknowledge Kaurna people as the traditional owners and custodians of this land.

We respect their spiritual relationship with country that has developed over thousands of years, and the cultural heritage and beliefs that remain important to Kaurna People today.

3. PRAYER

His Worship the Mayor requested all present to pray and read the following Prayer:

Heavenly Father, we pray for your presence and guidance at our Council Meeting.

Grant us your wisdom and protect our integrity as we carry out the powers and responsibilities entrusted to us on behalf of the community that we serve.

5. ITEMS PRESENTED TO COUNCIL

5.1 City to Bay Fun Run

Council was presented with a framed poster thanking us for our support for the 2011 event.

6. DECLARATION OF INTEREST

Members were reminded to declare their interest before each item.

7. CONFIRMATION OF MINUTES

<u>Motion</u> C120612/521

That the minutes of the Ordinary Meeting of Council held on 22 May 2012 be taken as read and confirmed.

Moved by Councillor Clancy, Seconded by Councillor Donaldson

Carried

8. QUESTIONS BY MEMBERS

- 8.1 Without Notice Nil
- 8.2 With Notice -
 - 8.2.1 Community Land (Report No: 189/12)

Councillor Bouchée asked the following questions:

- 1. How many Holdfast Bay Council properties are on the community Land register?
- 2. How many of these properties are being considered by Council's administration for recommendation to Council for removal from the register and what are the Folio and street address numbers for each of the properties being so considered for removal?
- 3. What are the values, determined by the Valuer General, assigned to those properties in the Council's property register?
- 4. If there is any proposal for any subdivision of title, what will be the effect of the subdivision on the Council's assets and what would be the reserve price for any land transfer being the considered by, or the subject of, any work being undertaken within the Council's administration for each of the properties on the Community Land register?

ANSWER – Manager Strategic Directions

- 1. There are 102 sites currently listed as Community Land on Council's register.
- Other than the former Brighton Town Hall site, at this point in time there are no properties listed in the Community Land Register currently being considered for revocation of the Community Land status. There are however two portions of land in the Patawalonga precinct soon to be recommended to Council for addition to the Community Land Management Plans following a transfer of the land from the State Government.
- 3. The capital value assigned by the Valuer General to the Community Land portion of the Former Brighton Town Hall site is \$1,425,000.
- 4. Council is not considering subdivision of any of its Community Land. The only parcel owned by Council currently being considered for sub-division is the recently purchased site adjacent to the Old Gum Tree reserve (corner Macfarlane Street and Alison Street, Glenelg North). This property was bought with the intention of subdividing a portion for residential redevelopment to reduce the burden of the land purchase for the expansion of the Old Gum Tree reserve. Administration is yet to recommend to Council (a) the extent and/or type of subdivision to be pursued and (b) the reserve price for the future sale.

The Cinema Complex proposal currently being considered by Council will result in an amalgamation of titles and the creation of Community titles to reflect the respective tenure of the proponent and Council. Any changes to the existing land tenure and use would be subject to the outcomes of a formal public consultation process.

9. MEMBER'S ACTIVITY REPORTS

9.1 Community Choices Awards Launch

Councillor Yates reported that she had attended Community Choices Awards Launch.

10. PUBLIC PRESENTATIONS

10.1 Petitions

10.1.1 Blue Loop Bus (Report No: 188/12)

A petition has been received from 126 residents regarding the proposal to discontinue the Blue Loop Bus Service.

The petition states as follows:

"Attention Residents of Holdfast Bay Council Areas!

The Holdfast Bay Council are proposing to discontinue the Loop Bus Service, as of the end of May 2012. This would dramatically affect the elderly people in the district, as they rely on this service to do their shopping, go to appointments and to catch up socially with their friends in the area. It would strip them of their independence and their social contacts.

Please sign this petition, in the hope that the Council will keep this vital Service going."

<u>Motion</u> C120612/522

That the petition be received by Council and referred to the appropriate department for a response.

Moved Councillor Lonie, Seconded Councillor Looker

<u>Carried</u>

11. MOTIONS ON NOTICE

11.1 Motion on Notice – Signage – Councillor Looker (Report No: 194/12)

Motion

That administration facilitates, in a small number of key locations, the placement of signage in the Chinese language to assist the growing numbers of Chinese visitors .

BACKGROUND

In a conversation with an officer of the South Australian Tourism Commission, a constituent of my ward, it was suggested that the growing numbers of visitors from China appreciate the assistance of directional signage, even if minimal. This is a highly valued target group for the State tourism commission. It would

Amendment C120612/523

That a further report be prepared outlining the placement of the signs, size of the signs, cost and presented for Council's further consideration.

Moved Councillor Huckstepp, Seconded Councillor Dixon

The amendment on being put was

Carried

The motion, as amended, on being put was

Carried

12. ADJOURNED MATTERS - Nil

13. REPORTS OF MANAGEMENT COMMITTEES, SUBSIDIARIES AND THE DEVELOPMENT ASSESSMENT PANEL

13.1 Audit Committee Minutes (Report No: 187/12)

The minutes of the Audit Committee meeting held 30 May 2012 are presented to Council for information and endorsement.

Motion C120612/524

That the minutes of the Audit Committee meeting held 30 May 2012 be received and noted.

Moved Councillor Looker, Seconded Councillor Clancy

Carried

13.2 Minutes – Jetty Road Mainstreet Management Committee (Report No: 161/12)

The Minutes of the Jetty Road Mainstreet Management Committee special meeting held 7 May 2012 are attached and presented for Council's information.

Motion C120612/525

- 1. That the minutes of the Jetty Road Mainstreet Management Committee held 7 May 2012 is received.
- 2. That the Jetty Road separate rate for 2012 /2013 be reduced by 15% to \$464,872.

Moved Councillor Patton, Seconded Councillor Lonie

Carried

13.3 Minutes – Alwyndor Management Committee (Report No: 190/12)

The Minutes of the Alwyndor Aged Care Management Committee for 15 May 2012 are provided for information.

Motion C120612/526

That the Minutes of the Alwyndor Aged Care Management Committee for 15 May 2012 be noted by Council.

Moved Councillor Clancy , Seconded Councillor Lonie

Carried

14. REPORTS BY OFFICERS

14.1 Items in Brief (Report No: 168/12)

These items are presented for the information of Members. After noting the report any items of interest can be discussed and, if required, further motions proposed.

That the report be noted and items of interest discussed.

Moved Councillor Dixon, Seconded Councillor Yates

Carried

Councillors Clancy, Dixon and Huckstepp declared an interest in the following matter due to their membership of the Council's Development Assessment Panel and left the chamber at 7.22pm.

14.2 Request for Funds to Defend an Appeal before the Environment, Resources and Development Court for a Second Dwelling at 5 Oraston Avenue, Brighton (Report No: 167/12)

This report seeks Council's permission to engage legal assistance to defend an appeal lodged with the Environment, Resources and Development Court against a decision of the Development Assessment Panel made on 22 February 2012 to refuse approval for a second dwelling at 5 Oraston Avenue, Brighton.

<u>Motion</u> C120612/528

That Council Administration is permitted to expend funds to resource the proper defence of the appeal described in Attachment 1 to this report lodged with the Environment, Resources and Development Court against a decision of the City of Holdfast Bay Development Assessment Panel to refuse an application for a second dwelling at 5 Oraston Avenue, Brighton.

Moved Councillor Looker, Seconded Councillor Yates

Carried

Councillors Clancy Dixon and Huckstepp rejoined the chamber at 7.26pm.

Councillors Clancy, Dixon and Huckstepp declared an interest in the following matter due to their membership of the Council's Development Assessment Panel and left the chamber at 7.26pm.

14.3 Request for Funds to Defend an Appeal before the Environment Resources and Development Court for Shade Sails over the Playground at Wattle Reserve, Hove (Report No: 169/12)

This report seeks Council's permission to engage legal assistance to defend an appeal lodged with the Environment, Resources and Development Court against a decision of the Development Assessment Panel made on 26 April 2012 to grant approval for shade sails over the playground at Wattle Reserve, Hove.

Motion C120612/529

That Council Administration is permitted to expend funds to resource the proper defence of the appeal described in Attachment 1 to this report lodged with the Environment, Resources and Development Court against a decision of the City of Holdfast Bay Development Assessment Panel to approve an application for shade sails over the playground at Wattle Reserve, Hove.

Moved Councillor Looker, Seconded Councillor Yates

Carried

Councillors Clancy, Dixon and Huckstepp rejoined the chamber at 7.36pm.

14.4 Brighton Bowling and RSL Clubs – Proposed Alterations (Report No: 182/12)

The Brighton Bowling and RSL Clubs is proposing to construct a new lounge area to the west of the current facility at Keelara Street Brighton and two new offices to the east of their existing clubrooms. The Lessee is seeking Council's consent as landowner to carry out the work.

Motion C120612/530

That in its capacity as landowner, Council consent to the construction of a lounge area and two offices at the Brighton Bowling and RSL Clubrooms subject to the following terms and conditions:

- 1. All costs to be borne by the Brighton Bowling and RSL Clubs.
- 2. All work to be undertaken by qualified tradespersons and in a workman like manner.
- 3. The Brighton Bowling and RSL Clubs to indemnify the City of Holdfast Bay against any claims, losses, suits etc that may arise from this project.
- 4. Final construction plans to be submitted to Council for final approval prior to the commencement of construction.
- 5. The City of Holdfast Bay is permitted to inspect the works at any time during construction.
- 6. No part of the work is to cause a nuisance or disturbance to any neighbours or visitors to adjoining properties.
- 7. The cost(s) to rectify any defects, identified during or after construction to be borne in full by the Brighton Bowling and RSL Clubs.
- 8. The cost(s) of any variations identify during construction to be borne by the Brighton Bowling and RSL Clubs.
- 9. All works to comply with the Building Code of Australia, all conditions of any Development Approval and legislation.

Moved Councillor Lonie, Seconded Councillor Donaldson

Carried

14.5 Brighton Jetty – Licence Over Infrastructure Installed by City of Holdfast Bay (Report No: 183/12)

The Department of Planning, Transport and Infrastructure has written to Council seeking to formalize an arrangement whereby the infrastructure installed by the City of Holdfast Bay on the Brighton Jetty is maintained and/or replaced by the City of Holdfast Bay. The Department of Planning, Transport and Infrastructure wishes to enter into a 21 year licence from 14 April 2009 to 13 April 2030. The State Government will continue to be responsible for the maintenance of the jetty structure.

That approval is granted to enter into a 21 year license with the Minister for Transport and Infrastructure over portion of the Brighton Jetty where Council has installed infrastructure.

Moved Councillor Clancy, Seconded Councillor Yates

Carried

14.6 Brighton Lions Club - Permit (Report No: 184/12)

The Lions Club of Brighton has been occupying portion of the road reserve at Tweeddale Avenue South Brighton by way of a Permit for Alteration and/or Use of Public Road for Business and wishes extend it use of the site for a further five years from 1 July 2012.

<u>Motion</u> C120612/532

That Council notes a new Permit for Alteration to and/or Use of Public Road for Business Purposes over portion of Tweeddale Avenue South Brighton, as highlighted on the attached aerial photograph, will be issued to the Lions Club of Brighton from 1 July 2012 to 30 June 2017.

Moved Councillor Yates, Seconded Councillor Lonie

Carried

14.7 Scampis Restaurant – Debt Write Off (Report No: 185/12)

Exotic Seafood Distributors Pty Ltd, trading as Scampi's Restaurant, occupied portion of the Glenelg Foreshore Building by way of a lease from 1 October 2004 until 15 June 2010 when it placed itself in voluntary liquidation.

This report seeks approval to 'write-off' the outstanding debt of \$131,220.60 which has arisen from Council charging rent after the company was placed into liquidation.

Motion C120612/533

That Council writes off \$131,220.60 in bad debts from Exotic Seafood Distributors Pty Ltd, formerly trading as Scampi's Restaurant.

Moved Councillor Looker, Seconded Councillor Yates

<u>Carried</u>

14.8 Amendment to the Regional Open Space and Business Facility Community Land Management Plan (Report No: 186/12)

The land that forms part of the Patawalonga waterway from the Michael Herbert, (Wodlibulto Wadlakatta), Bridge to the lock and barrage gates was transferred from the State Government to the ownership of the City of Holdfast Bay on 17 May 2011.

It is proposed to amend the Regional Open Space and Business Facility Community Land Management Plans to enable the inclusion of this land.

In accordance with Section 197 of the Local Government Act 1999, it is proposed to undertake public consultation for this proposal.

Motion C120612/534

That Council commences public consultation to amend the Regional Open Space and Business Facility Community Land Management Plans to include the land contained in Certificates of Title Volume 5798 Folio 64 and Volume 5766 Folio 778 as detailed in Attachment 1.

Moved Councillor Lonie, Seconded Councillor Clancy

Formal Motion

That this motion be adjourned for a further two months, pending further legal advice, whichever is the sooner.

Moved Councillor Fisk, Seconded Councillor Roe

Carried

14.9 Adopt a Tree Program (Report No: 190/12)

Current demand for street trees greatly exceeds the annual planting budget and capacity. This issue is not easily addressed by the provision of additional funds for planting, as the trees require human resources for watering and formative pruning on an ongoing basis, particularly in their first four years of growth. This proposal will enable some Council endorsed specific species of tree to be planted and watered by the resident, to become the responsibility of Council after four years. This will not fully address the current backlog but will greatly assist with the numbers of street trees recorded on the planting program. This program will augment Council's recent increased funding for street tree maintenance and management.

Motion C120612/534

That Council amend its current street tree planting arrangements to trial a program which enables quality tubestock/small pots for specific street tree species to be provided to identified residents for their planting and watering, at cost, with responsibility for the tree to revert to Council after four years.

Moved Councillor Clancy, Seconded Councillor Donaldson

Carried

14.10 Glenelg Surf Life Saving Club – Redefinition/Alteration of Area Application (Report No: 192/12)

The Glenelg Surf Life Saving Club (GSLSC) is currently in the process of lodging an application with the Office of the Liquor and Gambling Commissioner (OLGC) seeking to extend their existing defined Liquor License area.

The redefinition/alteration of area application proposes to expand the boundaries of club's 'red-line' to include the 'Boat Store' on the lower level of the building. The expansion of area is intended to accommodate members of the club [and their guests] <u>only</u> and will not be accessible to members of the general public.

This report seeks Council's views on this change before Administration advises the OLGC of a final decision.

Motion C120612/535

- 1. That Council advise the Office of the Liquor and Gambling Commissioner that the City of Holdfast Bay <u>does not oppose</u> the redefinition/alteration of area proposal made by the Glenelg Surf Life Saving Club for Club Liquor Licence No.: 51013836, based on the licensees' consent to the following:
 - (a) That the newly defined area is <u>not</u> modified nor are any application made to the City of Holdfast Bay to modify the area varying it from existing primary function (Boat Store);
 - (b) That the fixed overall maximum capacity for the premise's licensed areas remains as currently stated on their existing liquor licence (390 persons at any one time);
 - (c) That use of the newly defined area be used <u>only</u> by club members and guests of club members with a maximum of two (2) guests per member being imposed (as per section 36(3)(c) of the Liquor Licensing Act 1997);
 - (d) That use of the newly defined area is to be between the hours of 11:00am and 11:00pm Monday to Sunday (in accordance with the clubs existing hours of trade under section 36(1)(a) to (h) of the Liquor Licensing Act 1997, existing Sunday extended trading authorisation and the City of Holdfast Bay's Liquor Licensing Policy);
 - (e) That this variation be subject to a trial period of twelve (12) months, in which time an assessment of any/all associated impacts can be undertaken;
 - (f) The City of Holdfast Bay, the Commissioner of Police, and the licensee are granted liberty to apply to the Liquor and Gambling Commissioner to review the variation to condition and associated conditions prior to the conclusion of the twelve (12) month trial period.

Moved Councillor Dixon, Seconded Councillor Patton

Carried

14.11 Jetty Road, Brighton – Parking Controls (Report No: 193/12)

Following changes to the types of small businesses that are operating at Jetty Road, Brighton, between the Esplanade and Elm Street, Council staff were contacted requesting the introduction of time limit parking at the frontage of their premises.

To address the matter, in February and March 2012, two consultations were conducted with residents, business operators, and property owners within the Jetty Road Brighton Precinct. This report outlines the consultation process and the outcomes determined from the responses received.

<u>Motion</u> C120612/536

- 1. That Council approves the installation of parking controls on Jetty Road, between the Esplanade and Elm Street: on the southern side of the road portions of half-hour parking (½ P) and two-hour parking (2P), to operate 8am-6pm All Days; and, on the northern side of the road, two-hour parking (2P) to operate 8am-6pm All Days.
- 2. That the residents, business operators and property owners previously consulted be informed of Council's decision.

Moved Councillor Clancy, Seconded Councillor Lonie

Carried

14.12 Blue Loop Bus (Report No: 160/12)

The purpose of this report is seek Council's endorsement for the continuation of the Blue Loop Bus service for a further six months, ensuring the Community Transport Review recommendations are aligned to provide a more equitable, efficient and responsive model for undertaking this service.

Motion

That Council endorses the continuation of the existing Blue Loop Bus service for a further six months with a report to be presented discussing the affects of ceasing the service as well as alternative transport models.

<u>Amendment</u>

That the Blue Loop Bus continue for a further three months with a report be presenting options for a more efficient and equitable service.

Moved Councillor Lonie, Seconded Councillor Roe

Lost

The Substantive Motion was put.

Moved Councillor Patton, Seconded Councillor Fisk

<u>Lost</u>

Division called

A division was called:

Those voting for: Councillors Fisk, Dixon and Patton (3)

Those voting against: Councillors Patterson, Looker, Clancy, Donaldson, Lonie, Roe, Huckstepp and

Yates (8).

His Worship the Mayor declared the motion

Lost

That the Blue Loop Bus cease operation as of 30/6 that people be advised of alternative services available and that the Blue Loop Bus be incorporated into the community bus fleet and used as required (but no more than three days per week) until the results of the community transport review is known.

Councillor Roe left the chamber at 8.38pm. Councillor Roe rejoined the chamber at 8.41pm. Councillor Patton left the chamber at 8.41pm. Councillor Patton rejoined the chamber at 8.42pm.

Moved Councillor Clancy, Seconded Councillor Huckstepp

Carried

Division called

A division was called:

Those voting for: Councillors Patterson, Looker, Clancy, Donaldson, Lonie, Roe, Huckstepp and Yates (8).

Those voting against: Councillors Fisk, Patton and Dixon (3).

His Worship the Mayor declared the motion

Carried

Councillor Lonie left the chamber at 8.44pm.

14.13 2012-13 Annual Business Plan Consultation Outcomes (Report No: 180/12)

The Draft 2012-13 Annual Business Plan endorsed by Council was released for community consultation on 1 May 2012. This report summarises the consultation process, the comments received, and information pertinent to the community consultations.

Motion C120612/538

That the submissions arising from community consultation on the Draft 2012-13 Annual Business Plan be received and noted.

Councillor Lonie rejoined the chamber at 8.46pm.

Moved Councillor Looker, Seconded Councillor Clancy

Carried

14.14 2012-13 Annual Business Plan (Report No: 178/12)

The 2012-13 Annual Business Plan is presented for consideration and adoption by Council following community consultation.

That Council adopt the 2012-13 Annual Business Plan subject to the following amendments:

- (a) Removal of all references to "Draft" and invitation for community consultation;
- (b) Correction of minor typographical matters.
- (c) Jetty Road separate rate reduced from \$481,630 to \$454,872 and the operating budget managed by the Jetty Road Mainstreet Management Committee amended accordingly.
- (d) Changes arising from Council's consideration of community feedback, in accordance with Resolution CC120612/537.
- (e) Final graphic design.

Moved Councillor Looker, Seconded Councillor Lonie

Carried

14.15 2012-13 Budget Adoption (Report No: 181/12)

The 2012/13 Budget is presented for adoption following adoption of the Annual Business Plan.

<u>Motion</u> C120612/540

That in respect of the financial year ended 30 June 2013:

- That the fees and charges incorporated in the Annual Business Plan and contained as Attachment 1 be adopted and that the relevant policies be updated accordingly.
- 2. That the 2012/13 Budget which consists of:
 - (a) the Budgeted Income Statement; and
 - (b) the Budgeted Balance Sheet; and
 - (c) the Budgeted Statement of Changes in Equity; and
 - (d) the Budgeted Statement of Cash Flow; and
 - (e) the Budgeted Uniform Presentation of Finances
 - (f) the Budgeted Financial Indicators

Be adopted subject to the following amendments:

- 2.1 That the Jetty Road Glenelg Mainstreet Separate Rate income and budgeted expenditure be reduced by \$ 26,758 (additional 5 percent) to \$454,872.
- 2.2 That changes arising from Council's consideration of the 2012/13 Annual Business Plan, in accordance with Resolution CC120612/537.

Moved Councillor Looker, Seconded Councillor Yates

Carried

Division called

A division was called:

Those voting for: Councillors Patterson, Looker, Clancy, Donaldson, Lonie, Roe, Huckstepp and Yates (8)

Those voting against: Councillors Fisk, Patton and Dixon (3).

His Worship the Mayor declared the motion

Carried

Amendment

That the Marina Separate Rate be reduced to \$32,000 from \$63,000.

Moved Councillor Fisk, Seconded Councillor Dixon

Lost

15. RESOLUTIONS SUBJECT TO FORMAL MOTIONS - Nil

16. URGENT BUSINESS – SUBJECT TO THE LEAVE OF THE MEETING

Councillor Dixon left the chamber at 9.07pm.

16.1 Thanks

His Worship the Mayor thanked Council for the condolence messages and flowers sent to his family.

Councillor Dixon rejoined the chamber at 9.08pm.

17. ITEMS IN CONFIDENCE

17.1 Buffalo Restaurant Recovery of Outstanding Debt (Report No: 206/12)

Staff in Attendance: Chief Executive Officer - JP Lynch, General Manager City Assets - SG Hodge, General Manager City Services - RA Cooper, General Manager Corporate Services - IS Walker, Manager Organisational Sustainability — PE Aukett, Manager Strategic Directions — M Buckerfield, Manager Community Engagement — M Berghuis and Governance Officer — W Matthews

Motion C120612/541

That, pursuant to Section 90(2) and 90(3)(i) of the Local Government Act 1999 the Council order that the public be excluded from attendance at the meeting, with the exception of Council officers and any other visitors permitted to remain, after taking into account the relevant considerations under Section 90(3), on the basis that it will receive, discuss or consider the following:

 information relating to actual litigation, or litigation that the Council or Council Committee believes on reasonable grounds will take place, involving the Council or an employee of the Council.

Moved Councillor Clancy, Seconded Councillor Huckstepp

Carried

Buffalo Restaurant Recovery of Outstanding Debt (Report No: 206/12)

Order to Retain Documents in Confidence

<u>Motion</u> C120612/543

That pursuant to Section 90(2), 90(3)(i) and 91(7) of the Local Government Act 1999:

- 1. The Council orders that the documents and minutes relating to Report No: 206/12 with the exception of Resolution No: C120612/541 for going into confidence be kept confidential and not available for public inspection on the basis that they deal with information relating to actual litigation, or litigation that the Council or Council Committee believes on reasonable grounds will take place, involving the Council or an employee of the Council, under Section 90 (2) and 90(3)(i) of the Act.
- 2. This resolution will be reviewed on or before 30 June 2013 by the Council.

Moved Councillor Lonie, Seconded Councillor Yates

Carried

CLOSURE

The Meeting closed at 9.23pm.

CONFIRMED 26 June 2012

MAYOR