



**MINUTES OF WORKS AND SERVICES COMMITTEE MEETING HELD IN THE
COUNCIL CHAMBER, 12 JAMES STREET, SALISBURY ON**

21 OCTOBER 2019

MEMBERS PRESENT

Mayor G Aldridge (ex officio)
Cr M Blackmore
Cr C Buchanan (Acting Chair)
Cr S Ouk
Cr G Reynolds
Cr N Henningsen

STAFF

Chief Executive Officer, Mr J Harry
General Manager City Infrastructure, Mr J Devine
General Manager Community Services, Ms P Webb
Governance Support Officer, Ms K Boyd

In the absence of the Chair and Deputy Chair, the Chief Executive Officer called for nominations for Acting Chair of the Works and Services Committee.

Moved Cr G Reynolds
Seconded Mayor G Aldridge

1. That Cr C Buchanan act as Chair for the Works and Services Committee meeting of 21 October 2019.

CARRIED

The meeting commenced at 7.39 pm.

The Acting Chair welcomed the members, staff and the gallery to the meeting.

APOLOGIES

Apologies were received from Cr S Reardon and Cr L Braun.

LEAVE OF ABSENCE

Nil

PRESENTATION OF MINUTES

Moved Cr M Blackmore
Seconded Cr G Reynolds

The Minutes of the Works and Services Committee Meeting held on 16 September 2019, be taken and read as confirmed.

CARRIED

Moved Cr M Blackmore
Seconded Cr G Reynolds

The Minutes of the Confidential Works and Services Committee Meeting held on 16 September 2019, be taken and read as confirmed.

CARRIED

REPORTS

Administration

2.0.1 Future Reports for the Works and Services Committee

Moved Cr M Blackmore
Seconded Cr G Reynolds

1. The information be received.

CARRIED

2.1.1 Burton Community Hub Project Update

Moved Cr C Buchanan
Seconded Cr N Henningsen

1. That Council notes the report and supports the appointment of a consultant to engage an Architect subject to the following amendments:
 - (a) that the Ward Councillors are included in the project governance model and play a leading role in the consultation/communication framework and the implementation plan
 - (b) Architect to provide a minimum of two different design options for Council to consider. One design to include the utilisation of existing building and linking to the adjacent soccer precinct in its design. The other design to reflect a new stand alone community hub, which may include using existing building. Designs to also include principles outlined in paragraph 3.4 – Stage – Precinct Plan.
 - (c) Stage 3 – the functional brief will be predicated on the architect presenting a further report on the feedback from the community consultation to the Works and Services Committee.
2. That development of a management model be considered as part of a review of community hub models, including the Paddocks Hub by the Innovation and Business Development Sub Committee to be reported to the sub committee by April 2020.

CARRIED

Landscaping

2.4.1 Update on Corella Management

Moved Cr G Reynolds
Seconded Cr C Buchanan

1. The information be received.
2. That Council does not support any dispersal methods that include culling corellas.
3. That Council authorise actions outlined in section 3.7 to 3.12 and advise residents in the affected area of action Council is taking.
4. That Council acknowledge the leadership of City of Salisbury staff and thank Paul Marsden, Team Leader Parks and Landscape, Mark Purdie, Manager of Field Services, and John Devine, General Manager City Infrastructure.
5. The attached draft letter, responding to the Corella Management Strategy 2020-2025, be endorsed and submitted to the Department of Environment and Water.

CARRIED

Property

2.5.1 Portable CCTV Cameras

Moved Cr C Buchanan

Seconded Cr M Blackmore

1. The installation of CCTV cameras to combat illegal dumping, hoon driving and graffiti, be considered within the context of the Community Safe Strategy.
2. Council continues to explore a range of options (including CCTV) to assist reduce hoon driving, illegal dumping, and graffiti, as part of the Community Safe Strategy.
3. Council endorse the hire of 8, fit for purpose, portable CCTV cameras for a 6 to 9 month trial to ascertain the benefit over alternative options.
4. A 2019/20 First Quarter non-discretionary budget review bid be approved for \$65k to fund this trial.
5. Administration work with the Ward Councillors on the purpose and specification for the cameras, with the aim of commencing the trial in early 2020.
6. In consultation with Ward Councillors, determine where the portable cameras should be installed, in the context of the Community Safe Strategy, including locations identified by Ward Councillors previously.

CARRIED

2.5.2 Proposed Declaration of Multiple Roads within the City of Salisbury

Moved Cr G Reynolds

Seconded Cr N Henningsen

1. This report be received and noted.
2. Pursuant to Section 210 of the Local Government Act 1999, Council resolves to give public notice of its intent to declare the roads listed below as public roads:
 - a. Brown Terrace
 - b. Chapel Street
 - c. Church Street
 - d. Gawler Street (portion of)
 - e. Haigh Street
 - f. James Lane (portion of)
 - g. James Street
 - h. John Street
 - i. Lawrie Avenue
 - j. Mary Street
 - k. Mawson Road
 - l. North Lane
 - m. Old John Street (portion of)
 - n. Robert Street
 - o. Union Street
 - p. William Street
3. A further report be presented to Council following the expiry of the three month notice period to declare the listed roads public and addressing any objections (if received) as a result of the public notice.

CARRIED

2.5.3 SA Power Networks Easements - Swan Alley Wetlands and Greenfields Wetlands

Moved Cr G Reynolds

Seconded Cr C Buchanan

1. Council grant to SA Power Networks an easement for the purpose of installing underground cables within Allotment 30 in Deposited Plan 112818 as described in Certificate of Title Volume 6177 Folio 767 for \$5,000 plus GST, and delineated in red in Attachment 1 – Proposed Easement Swan Alley Wetlands, Item 2.5.3. SA Power Networks are to be responsible for all costs.
2. Council grant to SA Power Networks an easement for the purpose of installing overhead power lines within Allotment 201 in Deposited Plan 81863 as described in Certificate of Title Volume 6161 Folio 956 for \$5,000 plus GST, and delineated in red in Attachment 2, Item 2.5.3. SA Power Networks are to be responsible for all costs.
3. The Manager Property and Buildings be authorised to liaise with SA Power Networks in regards to the requested easements and arrange consent of the Letter of Agreement and Grant of Easement documentation.

CARRIED

2.5.4 Diamond Communications Pty Ltd - New Lease Agreement

Moved Cr G Reynolds

Seconded Mayor G Aldridge

1. The information in this report be received and noted.
2. The Manager Property and Buildings be authorised to formalise a lease agreement with Diamond Communications Pty Ltd for the premises at 55-61 Research Road, Pooraka under the following terms:
 - i. For a period of five (5) years commencing on 1st October 2019 and expiring on 30th September 2024.
 - ii. For a commencing rental fee of \$74,713.45 per annum inclusive of GST.
 - iii. On similar terms and conditions to the existing agreement, inclusive of a redevelopment and reclamation clause.
 - iv. The legal costs associated with the preparation of the agreement to be shared equally between both parties.
 - v. In the event that redevelopment or reclamation is necessary during the term of the lease, the Manager Property and Buildings be authorised to negotiate an amendment to the lease with Diamond Communications Pty Ltd.

CARRIED

2.5.5 Provenance Indigenous Plants - New Lease Agreement

Moved Cr N Henningsen
 Seconded Cr G Reynolds

1. The information in this report be received and noted.
2. The Manager Property and Buildings be authorised to formalise a lease agreement with Provenance Indigenous Plants for the premises at 40 Sandy Crescent, Salisbury Park under the following terms:
 - i. For a period of five (5) years commencing on 1st October 2019 and expiring on 30th September 2024.
 - ii. For a commencing rental fee of \$37,931.28 per annum net plus GST.
 - iii. On comparable terms and conditions to the existing agreement, with the legal costs associated with the preparation of the agreement to be shared equally between both parties.

CARRIED**2.5.6 Vesting of land for public road at Pilatus Drive, Direk to enable gazettal of AB-triple access**

Moved Cr N Henningsen
 Seconded Cr M Blackmore

1. That Council authorises the certificate of consent for the deposit of a plan of division to vest allotment 1000 as public road, pursuant to Section 223LF of the *Real Property Act 1886* and delegates power to authorise the certificate of consent to the Chief Executive Officer.

CARRIED*Public Works***2.6.1 Capital Works Report - September 2019**

Moved Cr N Henningsen
 Seconded Mayor G Aldridge

1. As outlined within this report, (Item 2.6.1, Works and Services Committee, 21st October 2019) endorse the program inclusions detailed as part of PR14498 Council Funded New Footpath Program and PR21412 Kerb Ramp Construction / Upgrade Program.
2. As part of the 2019/20 Bridge Renewal Program, undertake minor renewal works at Springbank Waters, Burton, and structural repair works at Strowan Park, Salisbury Downs, this work is in addition to the previously approved bridge replacement at Dry Creek, Pooraka.
3. Submission of a Non-discretionary 2019/20 First Quarter Budget Review Bid to the value of \$18k capital expenditure budget to cover the cost of the replacement of two traffic counters.

CARRIED

2.6.2 Solar Bench and Table Trial for Parks and Reserves

Moved Cr N Henningsen
Seconded Cr S Ouk

1. The information be received.
2. A trial solar bench be installed as part of the design of the Para Hills Community Hub / Inclusive Play area, which is scheduled for construction mid-2020.
3. If the trial site above proves successful, solar benches be included as part of the “smart” furniture suite to be considered for key community hub locations, when upgrades are planned.

CARRIED

2.6.3 Church and John Street Improvement Plan

Moved Cr C Buchanan
Seconded Mayor G Aldridge

1. That the information be received.
2. That Council endorse Attachment 1 – Salisbury City Centre Church and John Street Improvement Plan for community consultation.
3. A further report be brought back to Council in February 2020, with respect to the results of the community consultation, containing recommendations regarding any changes to the proposed improvement works, the required budget, timing and prioritisation of the works.
4. That Council endorse the funding of \$3.0M being considered in the 2020/21 Budget Bid process for John St.
5. That Council endorse the funding of \$3.5M being considered in the 2021/22 Budget Bid process for Church St (Stage 1).
6. That Council endorse the funding of \$1.2M being considered in the 2022/23 Budget Bid process for Church St (Stage 2), noting that this will be subject to the sale of the land at 12 James St Salisbury.

CARRIED

2.8.1 Waste & Recycling Bin Upgrade/Addition Fees

Cr G Reynolds declared a perceived conflict of interest on the basis of being a Board Member of NAWMA. Cr Reynolds managed the conflict by remaining in the meeting and voting in the best interests of the community.

Moved Cr G Reynolds
Seconded Mayor G Aldridge

1. Council endorse not charging the 2018/19 fees for waste & recycling bin upgrades & additions for all current subscribers, noting the budget impact of the total value of income not realised is \$47,000 for 2018/19.
2. Notify affected residents that:
 - a. They will not be invoiced for the 2018/19 bin upgrade/addition fees.
 - b. NAWMA will be issuing the 2019/20 bin upgrade/addition fees and future fees instead of Council with all future requests and queries to be directed to NAWMA.
 - c. Non-permanent Federal Concession Card holders will need to show NAWMA annually, proof they possess a valid concession card in order to avoid ongoing fees.

CARRIED

*The majority of members present voted IN FAVOUR of the MOTION.
Cr G Reynolds voted IN FAVOUR of the MOTION.*

OTHER BUSINESS

W&S-OB1 Paralowie Soccer Club

Moved Cr C Buchanan
Seconded Mayor G Aldridge

1. That the City of Salisbury note that Paralowie Soccer Club has not received an upgrade as part of Council's building renewal program and that the current building is no longer fit for purpose and has a number of OHS issues associated with old design.
2. That Council request staff to bring back a report with costings and scope of a building renewal upgrade to be considered as part of the 2020/21 budget process.
3. That the report gives consideration and options to increase on site carparking.

CARRIED

CONFIDENTIAL ITEMS

2.9.1 NAWMA - Appointment of Independent Chairperson

Cr G Reynolds declared a material conflict of interest on the basis of being a Board Member of NAWMA. Cr G Reynolds left the meeting at 8.42 pm.

Moved Mayor G Aldridge

Seconded Cr G Reynolds

1. *Pursuant to Section 90(2) and (3)(a) of the Local Government Act 1999, the principle that the meeting should be conducted in a place open to the public has been outweighed in relation to this matter because:
 - it relates to information the disclosure of which would involve the unreasonable disclosure of information concerning the personal affairs of any person (living or dead).*
2. *In weighing up the factors related to disclosure,
 - disclosure of this matter to the public would demonstrate accountability and transparency of the Council's operations
 - information contained within the report includes personal information from applicants for the role of independent chair for the Board of NAWMA; non-disclosure of this information will protect personal information of an employment nature of those applicants*On that basis the public's interest is best served by not disclosing the **NAWMA - Appointment of Independent Chairperson** item and discussion at this point in time.**
3. *Pursuant to Section 90(2) of the Local Government Act 1999 it is recommended the Council orders that all members of the public, except staff of the City of Salisbury on duty in attendance, be excluded from attendance at the meeting for this Agenda Item.*

CARRIED

The meeting moved into confidence at 8.42 pm.

The meeting moved out of confidence at 8.43 pm.

Cr G Reynolds returned to the meeting at 8.43 pm.

2.9.2 Salisbury City Centre Investment Attraction and Land Disposal

Moved Cr M Blackmore
Seconded Cr S Ouk

1. Pursuant to Section 90(2) and (3)(b)(i) and (b)(ii) of the Local Government Act 1999, the principle that the meeting should be conducted in a place open to the public has been outweighed in relation to this matter because:

- it relates to information the disclosure of which could reasonably be expected to confer a commercial advantage on a person with whom the council is conducting, or proposing to conduct, business, or to prejudice the commercial position of the council; and

- information the disclosure of which would, on balance, be contrary to the public interest.

2. In weighing up the factors related to disclosure,

- disclosure of this matter to the public would demonstrate accountability and transparency of the Council's operations

- Non-disclosure of the matter and discussion of this item in confidence would protect confidential Publically sensitive information relating to potential commercial negotiations and Council's commercial position.

*On that basis the public's interest is best served by not disclosing the **Salisbury City Centre Investment Attraction and Land Disposal** item and discussion at this point in time.*

3. Pursuant to Section 90(2) of the Local Government Act 1999 it is recommended the Council orders that all members of the public, except staff of the City of Salisbury on duty in attendance, be excluded from attendance at the meeting for this Agenda Item.

CARRIED

The meeting moved into confidence at 8.43 pm.

The meeting moved out of confidence and closed at 8.44 pm.

CHAIRMAN.....

DATE.....