



TAMALA PARK
Regional Council

Meeting of Council

Minutes

Thursday 18 June 2015, 6:00pm

Town of Cambridge

1 Bold Park Drive, Floreat

TAMALA PARK
REGIONAL COUNCIL
(TPRC)
COMPRISES THE
FOLLOWING
COUNCILS:

Town of Cambridge
City of Joondalup
City of Perth
City of Stirling
Town of Victoria Park
City of Vincent
City of Wanneroo

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MEMBERSHIP

OWNER COUNCIL	MEMBER	ALTERNATE MEMBER
Town of Cambridge	Cr Louis Carr	
City of Joondalup	Cr John Chester Cr Tom McLean	
City of Perth	Cr Janet Davidson OAM JP	Cr Jim Adamos
City of Stirling	Mayor Giovanni Italiano JP Cr David Michael Cr Terry Tyzack Cr Rod Willox AM JP	Cr Elizabeth Re
Town of Victoria Park	Mayor Trevor Vaughan	
City of Vincent	Mayor John Carey	
City of Wanneroo	Cr Dianne Guise Cr Brett Treby	Cr Frank Cvitan Cr Hugh Nguyen

PRESENT

Chairman	Cr Trevor Vaughan
Councillors	Cr John Carey Cr Louis Carr Cr John Chester Cr Janet Davidson Cr Diane Guise Cr Tom McLean Cr David Michael Cr Elizabeth Re Cr Brett Treby Cr Terry Tyzack Cr Rod Willox
Staff	Mr Tony Arias (Chief Executive Officer) Mr Luke Aitken (Project Coordinator) Ms Vickie von Stieglitz (Executive Assistant)
Apologies	Cr Giovanni Italiano
Leave of Absence	Nil
Absent	Nil
Consultants	Mr Nigel Satterley (Satterley Property Group) (left meeting at 6:18pm) Mr Mark Hunter (Satterley Property Group) Mr Kim Lawrence (Satterley Property Group) Mr Brenton Downing (Satterley Property Group) Mr Aaron Grant (Satterley Property Group)
Councils' Advisors Apologies	Mr Len Kosova (City of Vincent) Mr Gary Stevenson (City of Perth) Mr Anthony Vuleta (Town of Victoria Park) Mr Garry Hunt (City of Joondalup) Mr Stuart Jardine (City of Stirling) Ms Noelene Jennings, Acting CEO (City of Wanneroo)
Councils' Advisors in Attendance	Mr Mike Tidy (City of Joondalup) Mr Jason Buckley (Town of Cambridge) Mr Jason Lyon (Town of Cambridge) Mr Phil St John (City of Wanneroo) Mr Ross Povey (City of Stirling)
Members of the Public	Nil
Press	Nil

1. OFFICIAL OPENING

Cr Trevor Vaughan (Deputy Chairman) assumed the Chair in the absence of Cr Giovanni Italiano (Chairman) and declared the meeting open at 6:05pm. The Chairman welcomed Cr Elizabeth Re (City of Stirling) as the alternative member for Cr Italiano who was absent on Council business.

DISCLOSURE OF INTERESTS

Nil

2. PUBLIC STATEMENT/QUESTION TIME

Nil

3. APOLOGIES AND LEAVE OF ABSENCE

Apologies were received from Cr Giovanni Italiano.

4. PETITIONS

Nil

5. CONFIRMATION OF MINUTES

Ordinary Meeting of Council – 16 April 2015

Moved Cr McLean, Seconded Cr Treby.

That the minutes of the Ordinary Meeting of Council of 16 April 2015 be confirmed, and signed by the Chairman, as a true and correct record of proceedings.

The Motion was put and declared CARRIED (12/0).

BUSINESS ARISING FROM MINUTES

Nil

6. ANNOUNCEMENTS BY CHAIRMAN (WITHOUT DISCUSSION)

Nil

7. MATTERS FOR WHICH MEETING MAY BE CLOSED

Item 9.9 Annual Plan 2015
Item 9.10 Development Management Agreement – Key People

8. REPORTS OF COMMITTEES

Management Committee Meeting – 7 May 2015

9. ADMINISTRATION REPORTS AS PRESENTED (ITEMS 9.1 – 9.10)

9.1 BUSINESS REPORT – PERIOD ENDING 9 APRIL 2015

Moved Cr Tyzack, Seconded Cr Re.

[The recommendation in the agenda]

That the Council RECEIVE the Business Report to 11 June 2015.

The Motion was put and declared CARRIED (12/0).

9.2 STATEMENTS OF FINANCIAL ACTIVITY FOR THE MONTHS OF MARCH & APRIL 2015

Moved Cr McLean, Seconded Cr Davidson.

[The recommendation in the agenda]

That the Council RECEIVE and NOTE the Statements of Financial Activity for the months ending:

- **31 March 2015; and**
- **30 April 2015.**

The Motion was put and declared CARRIED (12/0).

9.3 LIST OF MONTHLY ACCOUNTS SUBMITTED FOR THE MONTHS OF MARCH & APRIL 2015

Moved Cr Chester, Seconded Cr Willox.

[The recommendation in the agenda]

That the Council RECEIVE and NOTE the list of accounts paid under Delegated Authority to the CEO for the months of March and April 2015:

- **Month ending 31 March 2015 (Total \$2,405,533.55)**
- **Month ending 30 April 2015 (Total \$5,005,880.85)**
- **Total Paid - \$7,411,414.40**

The Motion was put and declared CARRIED (12/0).

9.4 PROJECT FINANCIAL REPORT – APRIL 2015

Moved Cr Michael, Seconded Cr Willox.

[The recommendation in the agenda]

That the Council RECEIVE the Project Financial Report (April 2015) submitted by the Satterley Property Group.

The Motion was put and declared CARRIED (12/0).

9.5 SALES AND SETTLEMENT REPORT – PERIOD ENDING 11 June 2015

Moved Cr Guise, Seconded Cr Re.

[The recommendation in the agenda]

That the Council RECEIVE the Sales and Settlement Report to 11 June 2015.

The Motion was put and declared CARRIED (12/0).

Mr Satterley left the meeting following discussion on this Item (6:18pm).

9.6 PROJECT BUDGET 2015/2016

Moved Cr Carr, Seconded Cr Willox.

[The recommendation in the agenda]

That the Council:

- 1. APPROVE the Project Budget 2015/2016 (March 2015), submitted by the Satterley Property Group, as the basis of financial planning for the TPRC Budget 2015/2016.**
- 2. RECEIVE the Project Forecast FYE 2017 (March 2015) and Project Forecast (2011-2029), submitted by the Satterley Property Group.**
- 3. ACCEPT that the Satterley Property Group has achieved Key Performance Indicator 4.4 requiring the preparation of a Project Budget on an annual basis by March each year.**

The Motion was put and declared CARRIED (12/0).

9.7 SALES AND LOT RELEASE STRATEGY (APRIL 2015)

Moved Cr Michael, Seconded Cr McLean.

[The recommendation in the agenda]

That the Council:

1. **APPROVE the Sales and Lot Release Strategy (April 2015), submitted by the Satterley Property Group, as the basis of sales and marketing planning.**
2. **DELEGATE to the CEO authority to approve changes to the Sales and Lot Release Strategy (April 2015) to stage sizes and lot configuration and timing of stage releases, subject to the changes being minor and consistent with TPRC objectives, policies and strategies.**

The Motion was put and declared CARRIED BY ABSOLUTE MAJORITY (12/0).

9.8 LIVEABLE CITIES CONFERENCE

Moved Cr Re, Seconded Cr Chester.

[The recommendation in the agenda]

That the CEO be AUTHORISED to attend the 2015 Liveable Cities Conference in Melbourne to be held on 6-7 July 2015 and to provide a report on the conference for the next Council meeting.

For: Cr Carr, Cr Chester, Cr Davidson, Cr Guise, Cr Michael, Cr McLean, Cr Re, Cr Treby, Cr Tyzack, Cr Vaughan and Cr Willox

Against: Cr Carey

The Motion was put and declared CARRIED (11/1).

Moved Cr Willox, Seconded Cr Davidson.

That Standing Orders be suspended and the meeting move behind closed doors to allow Confidential Items 9.9 and 9.10 to be discussed.

The Motion was put and declared CARRIED (12/0).

9.9 ANNUAL PLAN 2015 – CONFIDENTIAL

Moved Cr Willox, Seconded Cr Carr.

[The recommendation in the agenda]

That the Council:

1. **APPROVE the Annual Plan (March 2015), prepared by the Satterley Property Group.**
2. **ADVISE the Satterley Property Group that the Annual Plan (March 2015) provides a sound basis for project planning for 2015/2016 and financial input to the TPRC Budget 2015/2016.**

3. **ACCEPT** that the Satterley Property Group has achieved Key Performance Indicator 2.6 requiring the preparation of a Project Annual Plan by March (each year).

The Motion was put and declared CARRIED (12/0).

9.10 DEVELOPMENT MANAGEMENT AGREEMENT – KEY PEOPLE - CONFIDENTIAL

Moved Cr Treby, Seconded Cr Guise.

[The recommendation in the agenda]

That the Council resolve to APPROVE the following replacement of key personnel pursuant to Clause 4.5 of the Development Management Agreement:

Name of Person	Position
Brenton Downing	Project Director
Anthea Halliday	Manager - Marketing
Peter Miller	Project Delivery

Name of Replacement Person	Position
Tony Aleksovski	Project Director
Matej Nvota	Manager - Marketing
Kim Lawrance	Project Delivery

The Motion was put and declared CARRIED (12/0).

Moved Cr Treby, Seconded Cr Re.

That Standing Orders be reopened and the meeting doors be opened.

The Motion was put and declared CARRIED (12/0).

The recommendations for Items 9.9 and 9.10 were read out as follows:

9.9 ANNUAL PLAN 2015 – CONFIDENTIAL

That the Council:

1. *APPROVE the Annual Plan (March 2015), prepared by the Satterley Property Group.*
2. *ADVISE the Satterley Property Group that the Annual Plan (March 2015) provides a sound basis for project planning for 2015/2016 and financial input to the TPRC Budget 2015/2016.*
3. *ACCEPT that the Satterley Property Group has achieved Key Performance Indicator 2.6 requiring the preparation of a Project Annual Plan by March (each year).*

9.10 DEVELOPMENT MANAGEMENT AGREEMENT – KEY PEOPLE - CONFIDENTIAL

That the Council resolve to APPROVE the following replacement of key personnel pursuant to Clause 4.5 of the Development Management Agreement:

Name of Person	Position
Brenton Downing	Project Director
Anthea Halliday	Manager - Marketing
Peter Miller	Project Delivery

Name of Replacement Person	Position
Tony Aleksovski	Project Director
Matej Nvota	Manager - Marketing
Kim Lawrance	Project Delivery

The Chairman thanked Anthea Halliday and Peter Miller for their contributions. He also particularly acknowledged Brenton Downing for his support and contributions to the Project over the last 2½ years.

10. ELECTED MEMBERS MOTIONS OF WHICH NOTICE HAS BEEN GIVEN

Nil

11. QUESTIONS BY ELECTED MEMBERS OF WHICH DUE NOTICE HAS BEEN GIVEN

Nil

12. URGENT BUSINESS APPROVED BY THE CHAIRMAN

Nil

13. MATTERS BEHIND CLOSED DOORS

Item 9.9 Annual Plan 2015

Item 9.10 Development Management Agreement – Key People

14. GENERAL BUSINESS

Nil

15. FORMAL CLOSURE OF MEETING

The Chairman declared the meeting closed at 6.35pm.

These minutes were confirmed at a meeting on

SIGNED this day of 2015

as a true record of proceedings.

CHAIRMAN