



**Minutes of the City of Unley
Council Meeting
Monday, 23 September 2019, 7.00pm
Council Chambers
181 Unley Road Unley**

PRESENT

| | | |
|-------------------------|--|---|
| <i>Presiding Member</i> | <i>Deputy Mayor</i> | P. Hughes |
| <i>Councillors</i> | J. Boisvert S. Dewing D. Palmer J. Russo E. Wright | M. Broniecki J. Dodd M. Rabbitt N. Sheehan |

OFFICERS PRESENT

Chief Executive Officer, Mr P. Tsokas
General Manager City Services, Ms M. Berghuis
General Manager City Development, Mr C. Malak
General Manager Business Support & Innovation, Ms N. Tinning
Executive Manager Office of the CEO, Ms T. Norman
Manager City Design, Mr B. Willsmore
Manager Development & Regulatory Services, Mr G. Brinkworth
Coordinator Business & Economic Development, Ms A. Klingberg
Executive Assistant Office of the CEO, Ms L. Jones

ACKNOWLEDGEMENT

The Presiding Member opened the meeting with the Kaurna Acknowledgement.

PRAYER AND SERVICE ACKNOWLEDGEMENT

Members stood in silence in memory of those who had made the Supreme Sacrifice in the service of their country, at sea, on land and in the air.

WELCOME

The Presiding Member welcomed Members of the Council, Senior Staff, Media and members of the gallery to the 23 September 2019, meeting of the Unley City Council.

1. ADMINISTRATIVE MATTERS

1.1 APOLOGIES

Mayor M. Hewitson
Councillor M. Hudson
Councillor K. Anastassiadis

1.2 LEAVE OF ABSENCE

Nil

1.3 CONFLICT OF INTEREST

Councillor S. Dewing declared a perceived conflict of interest in relation to Item 4.3 on the basis of her employment and noted that she would remain in the meeting when that item is discussed.

1.4 MINUTES

ITEM 1.4.1

MINUTES OF THE ORDINARY COUNCIL MEETING HELD MONDAY, 26 AUGUST 2019

MOVED Councillor E. Wright
SECONDED Councillor M. Broniecki

That:

1. The minutes of the Ordinary Council held on Monday, 26 August 2019 be taken as read and signed as a correct record.

CARRIED UNANIMOUSLY

Resolution No. C0091/19

1.5 DEFERRED / ADJORNED ITEMS

Nil

2. PETITIONS/DEPUTATIONS

ITEM 2.1

DEPUTATION - DOG OFF LEASH TIMES AT PAGE PARK DURING WINTER

1. Greg Ludvigsen – Clarence Park

Re. Item 5.1.1 Notice of Motion from Councillor J. Boisvert Re. Dog Off Leash Times at Page Park During Winter

The Presiding Member asked whether members were open to bring forward Item 5.1.1 – Dog Off Leash Times at Page Park During Winter, to immediately following the Deputation on the same topic, and called for a motion to that effect.

ITEM 2.2

MOTION TO BRING FORWARD ITEM 5.1.1 FOR CONSIDERATION

MOVED Councillor J. Dodd

SECONDED Councillor M. Broniecki

That:

1. Item 5.1.1., Notice of Motion from Councillor J. Boisvert re Dog Off Leash Times at Page Park During Winter, be brought forward on the Agenda for consideration.

CARRIED UNANIMOUSLY

Resolution No. C0092/19

ITEM 5.1.1

NOTICE OF MOTION FROM COUNCILLOR J. BOISVERT RE DOG OFF LEASH TIMES AT PAGE PARK DURING WINTER

MOVED Councillor J. Boisvert

SECONDED Councillor D. Palmer

That:

1. That Community consultation be undertaken as part of the planned review of the Community Land Management Plan and the Animal Management Plan, to ascertain support for a 4pm start to the dogs off leash time at Page Park in the winter months of June, July and August.

CARRIED UNANIMOUSLY

Resolution No. C0093/19

ITEM 2.3

DEPUTATION - LOCAL AREA TRAFFIC MANAGEMENT STUDY ZONE 3 (CLARENCE PARK/MILLSWOOD)

1. Richard Costi – Clarence Park

Re. Item 4.1 Local Area Traffic Management Study Zone 3 (Clarence Park/Millswood)

3. REPORTS OF COMMITTEES

Nil

Councillor E. Wright left the Chambers at 7:30pm.

Councillor E. Wright returned to the Chambers at 7:33pm.

4. REPORTS OF OFFICERS

ITEM 4.1

LOCAL AREA TRAFFIC MANAGEMENT STUDY ZONE 3 (CLARENCE PARK/MILLSWOOD)

MOVED Councillor D. Palmer

SECONDED Councillor J. Boisvert

That:

1. The report be received.
2. The Local Area Traffic Management Plan Zone 3 (Clarence Park / Millswood) as set out in Attachment 4 to this Report (Item 4.1, Council Meeting 23/09/2019), and the recommendations contained therein, including the implementation priorities be endorsed.
3. The property owners, businesses and residents within the Local Area Traffic Management Plan Zone 3 (Clarence Park/Millswood), as well as any other contributors to the consultation, be advised of the endorsed final LATM Plan and its implementation.
4. Within the funding allocated in the 2019/20 budget, Administration implement the high priority recommendations identified within the Local Area Traffic Management Plan Zone 3 (Clarence Park/Millswood) along with Recommendations 8, 11, 12, 13, 14, 16 and 19.

CARRIED UNANIMOUSLY

Resolution No. C0094/19

ITEM 4.2

COLLABORATION PROPOSAL FOR WHEEL / SKATE PARK REGIONAL FACILITY

MOVED Councillor J. Dodd

SECONDED Councillor J. Boisvert

That:

1. The report be received.
2. The City of Burnside be advised that the City of Unley will participate in discussions with the City of Burnside, City of Norwood Payneham & St Peters and Campbelltown city Council to explore the potential for a wheel park in a suitable location, noting that this decision does not represent a commitment or obligation to any future Wheel Park project.

CARRIED

Resolution No. C0095/19

ITEM 4.3

UNLEY OVAL LIGHTS - ADDITIONAL HOURS OF USE

MOVED Councillor J. Russo

SECONDED Councillor M. Broniecki

That:

1. The report be received.
2. Subject to the necessary and required Development Approvals, lighting on Unley Oval be provided to enable community use Monday to Friday, from 6.00am to 7.30am, between 1 April and 30 September annually.
3. An annual reimbursement for power usage associated with the extended community use of lighting on Unley Oval (Monday to Friday, from 6.00am to 7.30am, between 1 April and 30 September annually) be provided to the Sturt Football Club, based on the current supply rate.

CARRIED UNANIMOUSLY

Resolution No. C0096/19

ITEM 4.4

POCKET PARKS - PILOT PROGRAM

MOVED Councillor S. Dewing

SECONDED Councillor M. Broniecki

That:

1. The report be received.
2. The 'Pocket Park' Concept Designs for:
 - Clifton Street / Duthy Street, Malvern; and
 - Fairford Street / Duthy Street, Unley;be endorsed.
3. The Clifton Street 'Pocket Park' Concept Design be progressed to detailed design and construction, funded by the allocation in the 2019/20 Budget.

CARRIED

Resolution No. C0097/19

ITEM 4.5

TORRENS AVENUE, FULLARTON - REMOVAL OF 2-HOUR PARKING CONTROLS

MOVED Councillor J. Dodd

SECONDED Councillor M. Broniecki

That:

1. The report be received.
2. The existing 2-hour parking controls on Torrens Avenue, located between Fisher Street and the property boundaries of No. 14/16 and No. 15/17 Torrens Avenue be removed.
3. A section of 2-hour parking control to operate 8am to 5pm Monday to Friday at the south-eastern end of Torrens Avenue (adjacent No. 114 Fisher Street) be installed.
4. The Principal Petitioner be advised of Council's decision regarding the removal of 2-hour parking controls in Torrens Avenue.

CARRIED UNANIMOUSLY

Resolution No. C0098/19

ITEM 4.6

QUEEN STREET, UNLEY - PROPOSED ONE WAY TRAFFIC MOVEMENT

MOVED Councillor J. Russo

SECONDED Councillor S. Dewing

That:

2. The report be received.
3. No changes be made to the current two-way traffic movements along Queen Street.
4. No changes be made to the current on-street parking conditions in Queen Street.
5. The Principal Petitioner be advised of Council's decision regarding this matter.

CARRIED UNANIMOUSLY

Resolution No. C0099/19

ITEM 4.7

PRELIMINARY YEAR END FINANCIAL REPORT - JUNE 2019

MOVED Councillor M. Rabbitt

SECONDED Councillor J. Boisvert

That:

1. The report be received.
2. The Preliminary End of Year Results for 2018-19 be noted.
3. Carry forward projects from 2018-19 totalling a net amount of \$2.26M (as set out in Attachment 6 to Item 4.7, Council Meeting 23/09/2019) be approved.
4. The revised budgeted Uniform Presentation of Finances reflecting a Budget Operating Surplus of \$2.53M before Capital Revenue and revised Net Borrowings of \$13.31M as summarised in Attachment 7 to Item 4.7 (Council Meeting 23/09/2019) for the 2019-20 financial year be adopted.
5. The total estimated borrowings at the end of June 2019 as set out in Attachment 4 to Item 4.7 (Council Meeting 23/09/2019) of \$2.51M be noted.

CARRIED UNANIMOUSLY

Resolution No. C0100/19

ITEM 4.8

ASSOCIATION COORDINATORS QUARTERLY REPORT 1 APRIL - 30 JUNE 2019

MOVED Councillor N. Sheehan

SECONDED Councillor E. Wright

That:

1. The report be received.
2. The Fullarton Road South Traders Association Inc. 2019-20 Expenditure Plan be amended to reallocate \$4,160 for the Marketing Coordinator Position to marketing activities.

CARRIED UNANIMOUSLY

Resolution No. C0101/19

ITEM 4.9

RESCISSION OF LAND MANAGEMENT AGREEMENT FOR GOODWOOD INSTITUTE

MOVED Councillor E. Wright

SECONDED Councillor N. Sheehan

That:

1. The report be received.
2. The Land Management Agreement applicable to the Goodwood Institute, (the whole of the land comprised in Certificate of Title Register Book Volume 5861 Folio 686) be rescinded.

CARRIED UNANIMOUSLY

Resolution No. C0102/19

ITEM 4.10

SESQUICENTENARY WORKING PARTY - REPORT TO COUNCIL

MOVED Councillor J. Dodd

SECONDED Councillor S. Dewing

That:

1. The report be received.
2. Staff be authorised to investigate options and develop cost estimates for activities to mark 2021 as the sesquicentenary, or 150th anniversary, of the formation of the Corporate Town of Unley.

CARRIED UNANIMOUSLY

Resolution No. C0103/19

ITEM 4.11

SMART CITY INITIATIVES - CITY OF TRIKALA

MOVED Councillor J. Boisvert

SECONDED Councillor E. Wright

1. The report be received.
2. A workshop be held for Elected Members to discuss the relevance and potential benefits (if any) for the City of Unley based on the findings of the Smart City Initiatives – City of Trikala report (Item 4.11, Council Meeting 23/09/2019).

CARRIED UNANIMOUSLY

Resolution No. C0104/19

ITEM 4.12

COUNCIL ASSESSMENT PANEL ANNUAL REPORT 2018/19

MOVED Councillor J. Boisvert

SECONDED Councillor E. Wright

That:

1. The report be received.

CARRIED UNANIMOUSLY

Resolution No. C0105/19

ITEM 4.13

REVIEW OF POLICIES

MOVED Councillor J. Dodd

SECONDED Councillor J. Russo

That:

1. The report be received.
2. The following policies (set out as Attachments 1 to 5 to Item 4.13 Council Meeting 23 September 2019) be adopted:
 - 2.1 Treasury Management Policy (Version 6);
 - 2.2 Memorials Policy (Version 3);
 - 2.3 On-Street Parking Policy (Version 7);
 - 2.4 Graffiti Removal Policy (Version 3); and
 - 2.5 Naming of Roads & Council Assets Policy (Version 4).

CARRIED UNANIMOUSLY

Resolution No. C0106/19

ITEM 4.14

COUNCIL ACTION RECORDS

MOVED Councillor D. Palmer

SECONDED Councillor M. Rabbitt

That:

1. The report be noted.

CARRIED UNANIMOUSLY

Resolution No. C0107/19

ITEM 4.15

HIGHGATE PARK (FORMERLY THE JULIA FARR CENTRE) SITE USE

MOVED Councillor J. Dodd

SECONDED Councillor E. Wright

That:

1. The report be received.
2. Council write to the Minister for Human Services requesting that a decision on the Highgate Park site be deferred until a Master Plan is developed that identifies potential uses for the site that meets the objectives of the Home for Incurables Trust, recognises the needs of key stakeholders and benefits the community.
3. Council engage with the State Planning Commission, Concordia College and Living Choice to undertake a master planning exercise for the Highgate Park site, with costs to be shared by participants.

CARRIED UNANIMOUSLY

Resolution No. C0108/19

5. MOTIONS AND QUESTIONS

5.1 MOTIONS OF WHICH NOTICE HAS BEEN GIVEN

Item 5.1.1. considered following the Deputation in relation to off leash dog hours at Page Park

5.2 MOTIONS WITHOUT NOTICE

Nil

5.3 QUESTIONS OF WHICH NOTICE HAS BEEN GIVEN

ITEM 5.3.1

QUESTION ON NOTICE FROM COUNCILLOR J. BOISVERT RE: DIFFERENCE IN ACTUAL COSTS OF USE OF GLYPHOSATE COMPARED WITH OTHER METHODS

The following Question on Notice has been received from Councillor J. Boisvert and the answer is provided:

QUESTIONS

Further to the report included in the June 2019 Council meeting agenda "Item 4.1 – Management of Weeds on Council Property" I would like to ask the following:

1. What is the difference in the actual annual costs of the use of glyphosate and the alternative weed control methods outlined in Item 4.1 – Management of Weeds on Council Property (Council Meeting, 24/06/2019)?

ANSWERS

Background

In the report titled "Management of Weeds on Council Property" considered by Council at its meeting held on 24 June 2019, a number of methods were outlined as alternatives to the use of Glyphosate, for the management of weeds within the City.

It is difficult to provide an 'actual' annual cost for each of the alternative methods as there are a number of unknowns. However, Administration has considered the matter and provides a summary of the estimated costs for each of the alternative methods on an annual basis.

As stated in the report considered by Council in June 2019, Glyphosate is the herbicide which is currently used as part of Council's integrated weed management approach and is primarily used to control weeds on pavements, paths and within shrub beds.

The estimated average annual cost to apply Glyphosate, as part of Council's integrated weed management approach and depending on seasonal conditions, is approximately \$190,000.

Estimated annual cost of alternative methods to the use of Glyphosate

Herbicide Control

This method would require the replacement of the use of Glyphosate with a range of alternative products such as a selective pre-emergent herbicide or similar broad-spectrum herbicide.

It is expected that this method would increase the overall volume of chemicals required to be used. The estimated average annual cost, depending on seasonal conditions, would be approximately \$210,000.

Steam Treatment

This method uses 'saturated steam' to undertake weed control.

A number of councils are currently trialling the use of this method but in selected areas only as it is far too expensive to apply broadly across an entire council area. The trials are being undertaken in areas such as playgrounds and near schools and aged care facilities.

The Administration recently met with a contractor currently undertaking the trials for these councils. The contractor is also undertaking a study for a council which compares the results and costs between steam treatment and other treatments including Glyphosate. The study is expected to be finalised in the coming months and discussions have been held with the contractor regarding undertaking a briefing with Elected Members to outline the results of this study once completed. At that point in time, the issue of cost differences would be better realised and understood.

Notwithstanding that, based on the initial discussions the Administration have had with the contractor, it is understood that this method requires, on average, four (4) treatments per site to be able to obtain the required result. In this respect, the estimated average annual cost, depending on the site and other unknowns which are yet to be determined through the study, would be approximately \$760,000 per annum.

Increase Hand Weeding

Naturally, this method is labour intensive with obvious significant increases in costs. In this respect, to cease the use of Glyphosate and replace with an increase in hand pulling of weeds, depending on seasonal conditions, the average costs would be approximately \$1.7m per annum.

ITEM 5.3.2

QUESTION ON NOTICE FROM COUNCILLOR J. BOISVERT RE: BROWN HILL KESWICK CREEK

The following Questions on Notice have been received from Councillor J. Boisvert and the answers are provided:

QUESTIONS

Following from my questions on the June Council Agenda in relation to Brown Hill Keswick Creek, I would like to ask the following questions:

1. What is the number of residential and commercial properties in Unley that are presently at risk by flooding from a 1:100 ARI rain event in the Brown Hill Creek catchment?
2. Can an estimate of how many people would be affected by such an event be provided?
3. What is the number of private properties that all, or a portion of, will have to be acquired to fully implement the proposed Brown Hill Creek channel widening and associated works?
4. How much is currently budgeted for:
 - 4.1 property acquisitions?
 - 4.2 legal fees?
 - 4.3 and contingency amounts in case of legal challenges by owners?

ANSWERS

1. **What is the number of residential and commercial properties in Unley that are presently at risk by flooding from a 1:100 ARI rain event in the Brown Hill Creek catchment?**

A property database identifies a total of 2,089 properties at risk from a 1 in 100 year flood event.

Of the 2,089 affected properties (as determined in 2003), 854 are situated within the City of Unley Local Government Area and the vast majority of affected properties are residential in nature. Unfortunately, a breakdown of the number of affected properties by type within the City of Unley is not available.

2. **Can an estimate of how many people would be affected by such an event be provided?**

Although this information is not available as part of the project or within the Stormwater Management Plan, the 2016 Census revealed that within the City of Unley Local Government Area there is an average of 2.4 people per household. If this is applied to the estimated number of affected properties (854), 2,050 people would be affected within the City of Unley. This is of course an estimate only.

3. **What is the number of private properties that all, or a portion of, will have to be acquired to fully implement the proposed Brown Hill Creek channel widening and associated works?**

The number of private properties to be impacted has not yet been fully defined and will be largely dependant upon detailed engineering works and further design works. Approximately 60-70 properties located within the Cities of Mitcham and Unley are expected to be affected.

4. **How much is currently budgeted for:**

4.1 property acquisitions?

4.2 legal fees?

4.3 and contingency amounts in case of legal challenges by owners?

An amount in the order of \$8.5-\$9M has been budgeted for property acquisitions across the whole of the project with this amount including associated easement registration/ transfer costs, fees and a contingency. A contingency of 10-25% has been applied across the whole of the project given the early design stage and significant risk factors associated with unknown variables. Land acquisition estimates expressly excluded allowance for potential litigation.

ITEM 5.3.3

QUESTION ON NOTICE FROM COUNCILLOR J. BOISVERT RE: APPROVAL OF DEMOLITION OF DWELLINGS AND REMOVAL OF SIGNIFICANT TREES BY THE COUNCIL ASSESSMENT PANEL OR UNDER STAFF DELEGATION

The following Questions on Notice have been received from Councillor J. Boisvert.

QUESTIONS

Over the last five years:

1. What is the number of contributory dwellings in the Historic Conservation Zone that have been approved for demolition by:
 - (a) the Council Assessment Panel; and
 - (b) under staff delegation?
2. What is the number of character dwellings within the Streetscape (Built Form) Zone that have been approved for demolition by:
 - (a) the Council Assessment Panel; and
 - (b) under staff delegation?
3. What is the number of significant trees that have been approved for removal by:
 - (a) the Council Assessment Panel; and
 - (b) under staff delegation?

ANSWERS

1. **What is the number of contributory dwellings in the Historic Conservation Zone that have been approved for demolition by:**
 - (a) the Council Assessment Panel; and**
 - (b) under staff delegation?**

In the last five years:

- (a) Three contributory dwellings in the Historic Conservation Zone have been approved for demolition by the Council Assessment Panel.
 - (b) Four contributory dwellings in the Historic Conservation Zone have been approved for demolition under staff delegation.
2. **What is the number of character dwellings within the Streetscape (Built Form) Zone that have been approved for demolition by:**
 - (a) the Council Assessment Panel; and**
 - (b) under staff delegation?**

In the last five years:

- (a) 32 dwellings in the Streetscape Zone have been approved for demolition by the Council Assessment Panel.
- (b) 55 dwellings in the Streetscape Zone have been approved for demolition under staff delegation.

Note: Council does not keep records whether the dwellings demolished within the Streetscape Zone were character dwellings

3. **What is the number of significant trees that have been approved for removal by:**
- (a) **the Council Assessment Panel; and**
 - (b) **under staff delegation?**

In the last five years:

- (a) 13 significant trees have been approved for removal by the Council Assessment Panel.
- (b) 56 significant trees have been approved for removal under staff delegation.

5.4 QUESTIONS WITHOUT NOTICE

Councillor J. Russo asked a question regarding whether Council is likely to consider supporting an AFLW game at Unley Oval in the 2020 season. The question was answered by the CEO.

6. MEMBER'S COMMUNICATION

6.1 MAYORS REPORT

ITEM 6.1.1

MAYOR'S REPORT FOR MONTH OF SEPTEMBER

MOVED Councillor M. Broniecki

SECONDED Councillor M. Rabbitt

That:

- 1. The report be received.

CARRIED UNANIMOUSLY

Resolution No. C0109/19

6.2 DEPUTY MAYORS REPORT

ITEM 6.2.1

DEPUTY MAYOR'S REPORT FOR MONTH OF SEPTEMBER

MOVED Councillor J. Dodd

SECONDED Councillor S. Dewing

That:

- 1. The report be received.

CARRIED UNANIMOUSLY

Resolution No. C0110/19

6.3 ELECTED MEMBERS REPORTS

ITEM 6.3.1 REPORTS OF MEMBERS

Council to note attached reports from Members:

1. Councillor E. Wright
2. Councillor D. Palmer
3. Councillor M. Broniecki
4. Councillor M. Rabbitt
5. Councillor J. Russo

Noted.

6.4 CORRESPONDENCE

ITEM 6.4.1 CORRESPONDENCE

The correspondence from:

- Willow Sellar – re. Development and Environmental Concerns
- Mayor Hewitson – re. Development and Environmental Concerns
- Minister Stephan Knoll – re. SA Local Government Grants Commission’s Roads to Recovery Program for 2019-2020
- Minister Stephan Knoll – re. SA Local Government Grants Commission’s Commonwealth Financial Assistance Grants for 2019-2020 and Supplementary Local Road Funding for 2019-2020 and 2020-2021
- Mayor Hewitson – re. response to Minister Knoll for Roads to Recovery Program
- Mayor Hewitson – re. response to Minister Knoll for Financial Assistance Grants and Supplementary Local Road Funding
- John Chapman, Small Business Commissioner – re. Small Business Friendly Council Initiative

Noted.

7. CONFIDENTIAL ITEMS

Nil

NEXT MEETING

Monday 28 October 2019 - 7.00pm

CLOSURE

The Presiding Member closed the meeting at 8.40pm.

.....
PRESIDING MEMBER