

## CITY OF HOLDFAST BAY

**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 28 September 2010 at 7:02pm.**

### PRESENT

His Worship the Mayor	A K Rollond
Deputy Mayor	R A Clancy
Councillor	R M Bouchée
Councillor	P N Crutchett
Councillor	J L Deakin
Councillor	L R Fisk
Councillor	P D H Heysen
Councillor	J D Huckstepp
Councillor	S C Lonie
Councillor	T D Looker
Councillor	A C Norton
Councillor	L van Camp
Chief Executive Officer	J P Lynch
General Manager City Assets	S G Hodge
General Manager City Services	R A Thomas
Acting General Manager Corporate Services	J Newton

### 1. Opening

His Worship the Mayor declared the meeting open at 7:02pm.

### 2. Kurna Acknowledgement

With the opening of the meeting His Worship the Mayor stated:

We acknowledge Kurna 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 Kurna 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.

### 4. Apologies

4.1 Apologies Received

Councillor R D Beh

4.2 Absent Nil

5. **Items Presented to Council** Nil

6. **Declaration of Interest**

Members were reminded to declare their interest before each item.

7. **Confirmation of Minutes**

C280910/1007

**Councillor Clancy moved and Councillor Heysen seconded that the minutes of the Ordinary Meeting of Council held on 14 September 2010 be taken as read and confirmed.**

**CARRIED**

8. **Questions by Members**

8.1 Without Notice

8.1.1 Purchase Price of the Former Trinity Church

Councillor Bouchée sought clarification regarding the purchase price of the Former Trinity Church, 25 Moseley Street, Glenelg.

The Chief Executive Officer, Mr J Lynch provided a response.

8.1.2 Changes to the Liquor Licensing Officer Position

Councillor Bouchée asked a question regarding the changes to the liquor licensing position.

The Chief Executive Officer, Mr J Lynch and the General Manager City Services, Ms R Thomas provided a response.

Councillor Bouchée asked if this would affect the dry zone work.

The Chief Executive Officer, Mr J Lynch provided a response.

**Councillor Clancy moved that this matter be adjourned and discussed in confidence.**

**LAPSED FOR WANT OF A SECONDER**

His Worship the Mayor proceeded to the next Question Without Notice and agreed that this matter should be discussed further in confidence.

**Councillor van Camp joined the chamber at 7:10pm.**

8.1.3 Jetty Hotel, Glenelg Incident

Councillor Bouchée asked a question regarding the incident at the Jetty Hotel, Glenelg and the classification from the Police that it was a minor issue.

His Worship the Mayor provided a response.

Councillor Bouchée asked if the Chief Executive Officer could clarify what is the definition of a minor/major issue by SA Police.

The Chief Executive Officer, Mr J Lynch provided a response.

Councillor Bouchée asked if the Chief Executive Officer could on behalf of Council send letter to the Office of the Liquor and Gambling Commissioner Commissioner regarding the incident at the Jetty Hotel, Glenelg.

His Worship the Mayor provided a response

#### 8.1.4 Outdoor Dining

Councillor Deakin asked a if the outdoor dining at Jetty Hotel is it at Council's discretion.

The Chief Executive Officer, Mr J Lynch provided a response.

### 8.2 With Notice

#### 8.2.1 Council Net Debt Position

In accordance with his notice, Councillor Crutchett has asked the following questions:

1. What is council net debt position for the financial years from 1999 to 2010. Please indicate on a table as shown below.

Year	Council Operational Net Debt \$	Alwyndor Net Debt \$	Self Funding Net debt for Sporting Clubs \$	Total City of Holdfast Bay Consolidated Net Debt \$
1999-2000				
2000-2001				
2001-2002				
2002-2003				
2003-2004				
2004-2005				
2005-2006				
2006-2007				
2007-2008				
2008-2009				
2009-2010				

2. What sporting clubs make up the Self Funding Net debt for Sporting Clubs and what is the outstanding loan amount for each?

#### The Chief Executive Officer, Mr J Lynch's answer.

1. What is council net debt position for the financial years from 1999 to 2010.

Year ^	Council operational Net Debt # \$	Alwyndor Net Debt \$	Self Funding net Debt for Sporting Clubs \$	Total City of Holdfast Bay Consolidated Net Debt \$
1999-2000	(711,823)	3,172,230	(120,489)	2,339,918
2000-2001	(6,427,382)	3,078,785	(93,700)	(3,442,297)
2001-2002	(10,489,805)	3,328,099	(378,508)	(7,540,214)
2002-2003	(9,522,460)	4,885,503	(2,483,254)	(7,120,211)
2003-2004	(8,804,320)	4,921,436	(2,821,602)	(6,704,486)
2004-2005	(9,095,562)	4,847,183	(2,711,087)	(6,959,466)
2005-2006	(8,932,270)	5,674,270	(2,587,000)	(5,845,000)
2006-2007	(7,169,902)	5,601,902	(2,494,000)	(4,062,000)
2007-2008	(7,419,000)	9,806,619	(2,781,000)	(393,381)

2008-2009	(8,166,000)	13,067,994	(2,658,000)	2,243,994
2009-2010 *	(8,924,601)	17,784,608	(2,546,489)	6,313,518

^ Source: Derived from Annual Financial Statements and loan records

# Net Debt is defined as cash and cash equivalents less short and long term borrowings as at balance sheet date

\* Subject to audit

2. What sporting clubs make up the Self Funding Net Debt for Sporting Clubs and what is the outstanding

loan amount for each?

As at 30 June 2010 the following sporting clubs made up the self funding net debt amounts;

	\$
Somerton Bowling Club	(268,244)
Glenelg Football Club	(2,038,700)
Glenelg District Cricket Club	(36,571)
Brighton Bowling Club/Brighton RSL	(95,431)
Brighton Tennis Club	<u>(107,543)</u>
	<u><u>(2,546,489)</u></u>

### 8.2.2 Privatisation of Council Assets since May 2003

In accordance with his notice, Councillor Crutchett has asked the following questions:

1. Following the May 2003 election has council privatised any council assets or services.
2. If Yes, Has any privatisation of any council assets or services reduce the risk or cost to council/ratepayers?

#### **Background**

In government circles privatisation is defined as the process of moving from a government-controlled system to a privately run, for-profit system.

**The Chief Executive Officer, Mr J Lynch's answer.**

**Council has not privatised any services since 2003.**

### 8.2.3 Budgeted Deficit/Surplus Comparison

In accordance with his notice, Councillor Crutchett has asked the following question:

How does the City of Holdfast Bay budgeted deficit/surplus compare with our surrounding councils?

Please complete the table below:

Council Area	Budgeted Deficit/Surplus 2009/2010	Budgeted Deficit/Surplus 2010/2011
City of Holdfast Bay		
City of Onkaparinga		
City of Mitcham		
City of Marion		
City Of West Torrens		
City of Unley		

**The Chief Executive Officer, Mr J Lynch's answer.**

Council	Original Budget -Operating (Deficit)/Surplus 2009/10	Original Budget - Operating (Deficit)/Surplus 2010/11
Holdfast Bay	(700k)	59k
Onkaparinga	(596k)	(249k)
Mitcham	(1510k)	(670k)
Marion	(4459k )	(5592k)
West Torrens	3658k	3104k
Unley	786k	154k

As the question doesn't specify which budget (Original/Adopted) or which Surplus/Deficit (including excluding capital/extraordinary items etc), Administration has asked for the original budget for each year as well as the operating surplus/deficit excluding capital and extraordinary items. But, the original budget could be very different from the final revised budget and/or the actual position depending on how conservative or prudent each council is in setting its budget as well as what decisions are made during the year.

The councils listed above vary greatly in size. There is little value in directly comparing a deficit/surplus for Marion, West Torrens or Onkaparinga with Holdfast Bay.

The consolidated operating result for City of Holdfast Bay is actually \$660k in surplus. The 'deficit' of \$285.5k relates to the break out of City of Holdfast Bay figures, excluding Alwyndor. This is somewhat of an anomaly when you consider this is a one year budget but it supports funding long term assets (eg King Street Bridge, Coast Park, Seacliff Surf Club) all with 30-50+ year life spans. This is a multi-generational benefit and therefore funding. On that basis it is considered a budget that adds significant community value. Also, last year we contributed \$300k to the Brighton Performing Arts Centre. That alone (if avoided) would knock out the debt. So would an extra 1.3% of rates. So would one-offs, like \$200k paid for a 4 yearly election etc. One could contend that the benefits gained through new initiatives in 2010/11 warrant the deficit situation, which was created by fixing the rates at 4%. Next year we would expect a return to a balanced budget which, depending on Council's funding decisions is always our goal. The underlying financial position of Council remains both sound and sustainable.

### 8.2.4 Council Residential Rate Revenue

In accordance with his notice, Councillor Crutchett has asked the following question:

What is council's residential rate revenue from 1999 to 2011, Please indicate on a table as shown below:

Year	Council residential Rate Revenue (excluding growth)	Percentage increase in councils residential rate revenue from the proceeding year (excluding growth) %	The residential rate in the dollars for the financial year	Percentage increase/decrease in The residential rate in the dollars from the proceeding financial year %
1999-2000				
2000-2001				
2001-2002				
2002-2003				
2003-2004				
2004-2005				
2005-2006				
2006-2007				
2007-2008				
2008-2009				
2009-2010				
2010-2011				

**The Chief Executive Officer, Mr J Lynch's answer.**

Year	Council Residential Rate Revenue # (excluding growth) \$	Percentage increase in Councils residential rate revenue from the proceeding year (excluding growth) %	The residential rate in the dollar for the financial year \$	Percentage increase/decrease in the residential rate in the dollar from the proceeding financial year %
1999-2000	9,287,994	7.47%	0.003734	-0.43%
2000-2001	9,955,792	7.19%	0.00358	-4.12%
2001-2002	10,924,188	9.73%	0.003395	-5.17%
2002-2003	11,910,690	9.03%	0.00305	-10.16%
2003-2004	12,738,060	6.95%	0.0026998	-11.48%
2004-2005	14,123,340	10.88%	0.0024034	-10.98%
2005-2006	14,874,750	5.32%	0.0023159	-3.64%
2006-2007	15,898,896	6.89%	0.0023605	1.93%
2007-2008	16,311,578	2.60%	0.0023562	-0.18%
2008-2009	17,841,163	9.38%	0.0021863	-7.21%
2009-2010	19,659,244	10.19%	0.0022661	3.65%
2010-2011	20,686,027	5.22%	0.00223816	-1.23%

# Gross residential rate revenue - i.e. includes mandatory/discretionary residential rebates

## 9. Member's Activity Reports

9.1 Mayoral Report (Report No: 452/10)

9.2 Holdfast Bay Community Centre Board Meeting

Councillor Looker reported that he had attended Holdfast Bay Community Centre Board Meeting

### 9.3 Brighton Rugby Club Presentation Night and Finals

Councillor Lonie reported that she had attended Brighton Rugby Presentation Night and Finals.

## 10. Public Presentations

10.1	Petitions	Nil
10.2	Presentations	Nil
10.3	Deputations	Nil

## 11. Motions on Notice

### 11.1 Community Garden – Kibby Reserve, Glenelg North

In accordance with her notice:

C280910/1008

**Councillor Bouchée moved and Councillor Lonie seconded that the Chief Executive Officer initiate a report on the feasibility of establishing a Community Garden on any appropriate large site such as Kibby Reserve land including the following points:**

- **Extension of the existing shed to include a gardening shed and a Mens Shed as part of the future plan for that space.**
- **Possible Management Structure which may include the extension of the Community Centre Management to include the whole proposed site**
- **Possible implementation costs/who pays**
- **Who and how one participates**
- **Soil improvement and management — making soils fertile**
- **Water harvesting and storage — to reduce water consumption**
- **An area for compost production**
- **Pergola for shelter from sun and rain**
- **Tool storage**
- **A materials storage area**
- **Durable paths and garden edges**
- **Plant propagation area**
- **A means of making teas and coffees and sharing food**
- **A log book to document garden planning and development and a safe place to store it and other paperwork**
- **Documentation garden development and socially network it**
- **Social organisation that makes the experience of community gardening a happy and productive one.**

- **Space for an oven**
- **Children's garden space**
- **Sponsorship /Grant opportunities**
- **Community consultation required**

**CARRIED****12. Adjourned Matters Nil****13. Reports of Management Committees, Subsidiaries and the Development Assessment Panel****13.1 Minutes – Alwyndor Management Committee (Report No: 444/10)**

The Alwyndor Aged Care Management Committee was established to manage the affairs of Alwyndor Aged Care Facility. The Council has endorsed the Committee's Terms of Reference and given the Committee delegated authority to manage the business of Alwyndor Aged Care Facility.

The Minutes of the Alwyndor Aged Care Management Committee for the meeting held on 17 August 2010 are attached.

The Alwyndor Aged Care Funds Statement as at 31 July 2010 is Comparison Budget is presented to Members information.

**C280910/1009**

**Councillor Heysen moved and Councillor Clancy seconded that the Minutes of the Alwyndor Aged Care Management Committee meeting held 17 August 2010 and the Funds Statement for July 2010 be received and noted by Council.**

**CARRIED****14. Reports by Officers****14.1 Items in Brief (Report No: 440/10)**

Report No: 440/10 was presented detailing items which were presented for the information of Members and did not require a separate resolution.

**C280910/1010**

**Councillor Fisk moved and Councillor Bouchée seconded that the report be noted and items of interest be discussed and council asks the Chief Executive Officer to nominate an administration representative to the community corporation.**

**CARRIED**

**Councillor Bouchée left the chamber at 7:38pm.**

14.2 Alwyndor	Nil
14.3 Civic	Nil
14.4 Corporate Development	Nil
14.5 Encroachments	Nil
14.6 Finance	Nil

**14.6.1 Monthly Financial Reports (Report No: 441/10)**



This report provides Elected Members with financial reports as at 31 August 2010. It comprises a Funds Statement and a Capital Expenditure Statement for the year to date compared with the 2010/11 budget.

Council's year to date (YTD) operating surplus is \$540,000 higher than YTD budget due primarily to timing variances. Capital expenditure is \$1,000 lower than YTD budget.

**C280910/1011**

**Councillor Huckstepp moved and Councillor Fisk seconded that the financial reports to 31 August 2010 be received and noted.**

**CARRIED**

**Councillor Crutchett left the chamber at 7:41pm**

14.6.2 Request for Loan Funds – Somerton Bowling Club (Report No: 442/10)

The Somerton Bowling Club has written to Council requesting an additional loan of \$81,755 to assist in the repayment of loans from club members to assist with the Club's facility renovations conducted in 2007.

A formal application has been received from the Club as well as the 2009/10 club financial and annual report.

In assessing this application the financial risk to Council is medium to high due to the current financial position of the Club. It is also unusual to fund Community loans to cover cash flow shortages brought about by the timing of member loan repayments. It is therefore recommended that the loan application be declined and that the Club seek alternate sources of funds to meet its short term cash flow needs.

**C280910/1012**

**Councillor Clancy moved and Councillor Lonie seconded that the item be discussed.**

**CARRIED**

**Councillor Bouchee rejoined the chamber at 7:42pm.**

**C280910/1013**

**Councillor Clancy moved and Councillor Lonie seconded:**

- 1. That Council advises the Somerton Bowling Club that it has agreed to provide additional loan funds for an appropriate term; and**
- 2. That His Worship the Mayor and the CEO be authorised to sign and seal any necessary documentation associated with the loan.**

**CARRIED**

A division was called.

For	Against
R M Bouchée	
R A Clancy	
J L Deakin	
L R Fisk	
P D H Heysen	
J D Huckstepp	
S C Lonie	

T D Looker  
A C Norton  
L van Camp

**HIS WORSHIP THE MAYOR DECLARED THE MOTION CARRIED**

14.7 Governance

14.7.1 Regulated Trees Amendment Act (Report No: 430/10)

The Minister for Urban Planning and Development, the Hon Paul Holloway MLC, has now released the draft Development (Regulated Trees) Variation Regulations 2010, to support the operation of the Development (Regulated Trees) Amendment Act 2009 which was passed by Parliament on 17 November 2009. Comments on the draft Regulations are being sought by the State Government by 30 September 2010. It is recommended that the City of Holdfast Bay provide a submission.

**C280910/1014**

**Councillor Clancy moved and Councillor Huckstepp seconded that Council recommends:**

- 1. That the draft submission provided at Attachment 2 to Report Number 430/10 be forwarded to the Minister for Urban Planning and Development, the Hon Paul Holloway MLC, to outline Council's comments on the Development (Regulated Trees) Variation Regulations 2010.**
- 2. That a copy of the above submission is forwarded to the Local Government Association of South Australia.**

**CARRIED**

14.8 Property Nil

14.9 Regulatory Nil

14.10 Other Matters Nil

**15. Resolutions subject to formal motions**

Presented for the information of Members is a listing of resolutions subject to formal resolutions to adjourn or lay on the table items of Council business, for the current term of Council.

**16. Urgent Business – Subject to the Leave of the Meeting Nil**

**17. Items in Confidence Nil**

**Councillor Huckstepp left the chamber at 8:01pm.**

**18. Closure**

The Meeting closed at 8:02pm

**CONFIRMED Tuesday 26 October 2010**

**MAYOR**