



SHIRE OF BODDINGTON

'The Council and Staff of the Shire of Boddington, in partnership with the community, are committed to operating effectively and efficiently to provide quality lifestyle opportunities that encourage population growth and development'

MINUTES

For The Special Meeting Of Council Held At

5PM, THURSDAY 1ST MARCH 2012

at the
**Shire of Boddington Council Chambers
at 39 Bannister Road Boddington**

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Minutes

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1. DECLARATION OF OPENING:

The Shire President, Cr Allert, declared the meeting open at 5:07pm.

2. ATTENDANCE/APOLOGIES/LEAVE OF ABSENCE:

Cr J R Allert President
Cr DN Veitch Deputy President

Cr PR Carrotts

Cr EK Hoek

Cr GJ Day (entered 5:18pm)

Cr J Goodgame

Cr N Crilly

Mr G Sherry Chief Executive Officer

Mr T Pearson Director Special Projects

3. DISCLOSURE OF FINANCIAL INTEREST:

Cr Carrotts declared a Financial Interest in Item 8.2.1 as he owns land on Crossman Road between Boddington and Ranford.

4. PUBLIC QUESTION TIME:

Nil

5. PETITIONS/ DEPUTATIONS/ PRESENTATIONS/ SUBMISSIONS:

Nil

6. CONFIRMATION OF MINUTES:

Nil at this time. Minutes will be confirmed at the next Ordinary Meeting of Council

7. ANNOUNCEMENTS BY PRESIDING MEMBER WITHOUT DISCUSSION:

Nil

8. REPORTS OF OFFICERS AND COMMITTEES:

8.1. PLANNING CONSULTANT:

Nil

Cr Carrotts declared a Financial Interest in Item 8.2.1 as he owns land on Crossman Road between Boddington and Ranford and left Chambers at 5:09pm.

8.2 DIRECTOR SPECIAL PROJECTS:

8.2.1	SuperTowns Program – Growth Plan, Business Cases for Implementation Projects, Economic Development Strategy
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File Ref. No:	ADM0618, ADM0619, ADM0620
Disclosure of Interest:	Nil
Date:	29 th February 2012
Author:	Terry Pearson, Director Special Projects
Attachments:	8.2.1A Interim Growth Plan 8.2.1B Boddington District SuperTown Implementation Projects Prioritisation Worksheet 8.2.1C Economic Development Strategy (previously distributed) 8.2.1D Business Case – Ranford Water capacity 8.2.1E Business Case – Recreation & Leisure Centre 8.2.1F Business case – Economic Development Implementation in the Boddington District 8.2.1 G Business Case – Key Worker Housing 8.2.1H Business Case – Affordable Land in Boddington - CONFIDENTIAL 8.2.1I Business Case – Lifestyle Retirement Village

Summary

Council is to consider for adoption:

- 1. The Interim Boddington SuperTown Growth Plan;**
- 2. The Business Cases for six Implementation Projects;**
- 3. The Boddington SuperTown Economic Development Strategy; and**

approve the submission of those documents to the Department of Regional Development and Lands, the Peel Development Commission and the WA Planning Commission.

Background

At the meeting on 21st February 2012, Council approved the holding of a Special Council Meeting on 1st March 2012, to adopt the various SuperTowns documents, to enable them to be submitted by the deadline of 6th March 2012.

On 23rd February 2012, the consultant team provided a project update, with particular reference to the project draft Business Cases, to meetings of:

1. Local Project Team; and
2. Community Reference Group and Shire Councillors

These meetings considered all of the SuperTowns documents and in particular, the Implementation Projects Prioritisation Worksheet. The meeting of the Community Reference Group and Councillors suggested that the Economic Development Implementation project should possibly be ranked as the 2nd highest priority and that the draft BC for the Lot 8016 project be revised as an "Affordable Land" project.

Councillors then held an informal forum, excluding the consultant team, and discussed the projects and their prioritisation, and also suggested changes to the project Business Cases.

Comment

The consultant team was provided with suggested amendments to the Business Cases (“BCs”) on 23 February, and these documents have been further refined over the past few days. Many of the edits are minor, but the following changes are identified as being more significant:

1. There is now not a BC titled “Lot 8016”. Instead, there are two BCs about land/housing supply generally. They are titled “Key Worker Housing stage 1 Implementation” and “Affordable Land in Boddington”. The former is essentially a project to build five units on Shire land at Lot 62 Pollard Street for key-workers and the latter is essentially about acquiring and facilitating the development of lot 8016, or part thereof (Superlot 9001).
2. The funding being requested for Lot 8016 is now \$5.5m instead of \$4.4m, as that amount was considered insufficient to fund the development of the first tranche of say 30 lots.

To assist Council to focus on the more strategic and important matters contained in the attached documents, the following areas have been identified:

GROWTH PLAN (Attachment 8.2.1A)

1. Executive Summary page v
2. Town Centre Design and Activation Strategy section 6, p137
3. Feasible Implementation Program, sections 9.4, 9.5, figure 84 Implementation Projects
4. Project prioritisation p166
5. Governance arrangements p169

ECONOMIC DEVELOPMENT STRATEGY (previously distributed)

1. Executive Summary p4

BUSINESS CASE – RANFORD WATER CAPACITY (Attachment 8.2.1D)

1. Executive Summary p1
2. Budget p14

BUSINESS CASE – RECREATION & LEISURE CENTRE (Attachment 8.2.1E)

1. Executive Summary p1
2. Budget p16

BUSINESS CASE – ECONOMIC DEVELOPMENT IMPLEMENTATION IN THE BODDINGTON DISTRICT (Attachment 8.2.1F)

1. Whole document

BUSINESS CASE – KEY WORKER HOUSING (Attachment 8.2.1G)

1. Whole document

BUSINESS CASE – AFFORDABLE LAND IN BODDINGTON (Attachment 8.2.1H)

1. Whole document

BUSINESS CASE – LIFESTYLE RETIREMENT VILLAGE (Attachment 8.2.1I)

1. Whole document

These documents have been developed right up until they were printed for this agenda, and Shire administration hasn't had the opportunity to proof read most of them for typographical errors. Further, some of them can be further edited to improve their presentation by, for example, deleting repetitive text and graphics. This process will continue until the latest possible date and time, so that the versions submitted to RDL will be the highest possible quality achievable in the available timeframe. However, no changes will be made to the any significant parts of any of the documents.

A table of potential Implementation Projects is at Attachment 8.2.1B. The new project "Key Worker Housing" has been included and allocated a score. These have been included in the Interim Growth Plan. The attached Business Cases are recommended for adoption for submission as part of the GP. The table gives a score to each project based on the extent to which the project meets four evaluation criteria.

Strategic Implications

The SuperTowns initiative is strategically very important, as it will enable the growth of Boddington and neighbouring Shires of Wandering and Williams (referred to as the sub-region) to occur quicker than it otherwise would, bringing with it numerous benefits to the whole community in the form of increased and better-quality services and facilities.

Statutory Environment - Nil

Policy Implications - Nil

Financial Implications

The financial assistance to be paid to the Shire by the Department of Regional Development and Lands ("DRDL") to fund the current planning phase of the SuperTowns initiative has recently been increased from \$375,000 to \$399,000.

The budget and actual committed expenditure to date for this planning phase is comprised:

ITEM	BUDGET	COMMITTED
Growth Plan	\$170,000	\$157,000
Economic Development Strategy	\$60,000	\$60,000
Corporate Business Plan and Long Term Financial Planning (Integrated Planning Framework)	\$75,000	0
Administration support, including preparation of project business cases	\$35,000	(note 1)\$78,460
Tourism Strategy	\$35,000	0
SUB-TOTAL	\$375,000	\$295,460
Additional allocation to complete Growth Plan and Business Cases	\$19,000	(note 1)\$0
Additional allocation for Communications/Marketing Plan	\$5,000	\$0
TOTAL	\$399,000	\$295,460

Note 1: The estimated costs associated with the preparation of business cases are:

Business Case for "Ranford Water Capacity" project	\$14,000
Business Case for "Affordable Land in Boddington" project	\$15,000
Business Case for "Recreation & Leisure Centre" project	\$13,000
Business Case for "Lifestyle Retirement Village" project	\$5,960
Prepare an Aged Care Plan, to inform the above Business Case	\$7,500
Business Case for Economic Development project	\$13,000

Business Case for “Key Worker Housing” project	\$10,000
Total	\$78,460

The estimated total expenditure of the SuperTowns planning funding of \$399,000 is:

Committed as above	\$295,460
Corporate Business Plan and Long Term Financial Planning	\$75,000
Tourism Strategy	\$35,000
Communications/Marketing Plan	\$5,000
Sub-total	\$410,460
Less budget	\$399,000
Over-budget	\$11,460

As the cost of preparing the Corporate Business Plan and Long Term Financial Planning will be less than the budget of \$75,000, we are confident that the actual expenditure will be within budget.

Economic Implications - Nil
Social Implications - Nil
Environmental Considerations - Nil
Consultation - Nil

Options

Council can:

1. Adopt the Officer’s Recommendation; or
2. Amend the Officer’s Recommendation and add or delete a project or projects.

Voting Requirements - Simple Majority

OFFICER RECOMMENDATION – ITEM 8.2.1

Council Resolution	32/12	Moved	Cr Veitch
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That Council adopts:

1. **the Boddington SuperTown Interim Growth Plan at Attachment 8.2.1A, incorporating the Implementation Projects as shown in the Implementation Projects Prioritisation Worksheet at Attachment 8.2.1B (as amended);**
2. **the Business Cases for six Implementation Projects at Attachments 8.2.1D to 8.2.1I; and**
3. **the Boddington SuperTown Economic Development Strategy at Attachment 8.2.1C;**

and approves the submission of those documents, including any minor amendments deemed necessary by the Chief Executive Officer, to the Department of Regional Development and Lands, the Peel Development Commission and the WA Planning Commission.

Seconded	Cr Crilly	Carried	3/2
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Cr Goodgame requested that her vote against the resolution be recorded.

Cr Day entered Chambers at 5:18pm.

Cr Carrotts entered Chambers at 5:19pm.

BODDINGTON DISTRICT SUPERTOWN IMPLEMENTATION PROJECTS PRIORITISATION WORKSHEET													
RANK		PROJECT TITLE & DESCRIPTION	STIMULATES ECONOMIC AND POPULATION GROWTH		PROJECT READINESS AND VIABILITY		LEVERAGING FINANCIAL OR OTHER RESOURCES		RELATIVE IMPACT ON THE COMMUNITY		TOTAL SCORE	SUPERTOWNS FUNDS REQUEST 2011/12	FUNDS REQUIRED 2012/14
			SCORE	WEIGHTED SCORE 30%	SCORE	WEIGHTED SCORE 25%	SCORE	WEIGHTED SCORE 25%	SCORE	WEIGHTED SCORE 20%		\$M	\$M
1	Water Capacity to Ranford	Pay for the pre-funding component of the cost of a second pipe.	10	3	10	2.5	10	2.5	6	1.2	9.2	\$1.25	0
2	Recreation Centre	Construct a new Indoor Recreation Centre	8	2.4	9	2.25	8	2	10	2	8.65	\$7.30	\$0.00
3	Economic Development	Implement Economic Development Strategy, particularly tourism	10	3	8	2	8	2	8	1.6	8.6	\$1.465	\$2.935
4	Affordable Land in Boddington	Facilitation of sub division	10	3	8	2	8	2	6	1.2	8.2	\$5.5	0
5	Retirement Village & ACF	To construct eleven units on a site that is immediately available (stage 1)	6	1.8	10	2.5	10	2.5	6	1.2	8	\$1.25	\$0.75
6	Key-Worker Housing	To sub-divide & develop five key-worker housing units at Lot 62 Pollard St.	8	2.4	10	2.5	6	1.5	6	1.2	7.6	\$1.493	\$0.03
7	Main Street Upgrade	Activate & beautify the main street through the centre of town.	8	2.4	7	1.75	6	1.5	9	1.8	7.45	\$1.50	\$1.50
8	Youth Centre	Construct a new Youth Centre.	6	1.8	10	2.5	6	1.5	6	1.2	7	\$0.00	0.85
9	Develop vacant main street land	Purchase land cnr Bannister Rd & Forrest St & construct retail premises.	7	2.1	5	1.25	5	1.25	10	2	6.6	\$0.00	\$2.30
	TOTAL											\$19.758	\$8.365

8.2.2 SuperTowns Program - Variation to Financial Assistance Agreement

File Ref. No: ADM0612
Disclosure of Interest: Nil
Date: 29th February 2012
Author: Terry Pearson, Director Special Projects
Attachments: 8.2.2A FAA Agreement

Summary

Council is to approve the signing and sealing of a variation to the Financial Assistance Agreement for SuperTowns funding.

Background

Council signed the initial Financial Assistance Agreement for supertowns funding on 25th October 2011, which provided for payment to Council of \$323,000.00 to fund the various planning phases necessary to deliver a Growth Plan and associated documents.

A variation to the agreement was recently executed, to provide for the receipt of an additional \$52,000.

A further amount of \$24,000 is now being made available for finalising the Growth Plan (\$19,000) and to draft the Communications Plan (\$5,000). A variation to the Financial Assistance Agreement therefore needs executing.

Comment

The funds will be received on signing/sealing that agreement at Attachment 8.2.2A.

Strategic Implications

The SuperTowns initiative is strategically very important, as it will enable the growth of Boddington and the sub-region to occur quicker than it otherwise would, bringing with it numerous benefits to the whole community in the form of increased and better-quality services and facilities.

Statutory Environment - Nil

Policy Implications – Nil

Financial Implications

The budget and actual committed expenditure to date for this planning phase is comprised:

ITEM	BUDGET	COMMITTED
Growth Plan	\$170,000	\$157,000
Economic Development Strategy	\$60,000	\$60,000
Corporate Business Plan and Long Term Financial Planning (Integrated Planning Framework)	\$75,000	0
Administration support, including preparation of project business cases	\$35,000	(note 1)\$78,460
Tourism Strategy	\$35,000	0
SUB-TOTAL	\$375,000	\$295,460
Additional allocation to complete Growth Plan and Business Cases	\$19,000	(note 1)\$0
Additional allocation for Communications/Marketing Plan	\$5,000	\$0
TOTAL	\$399,000	\$295,460

Note 1: The estimated costs associated with the preparation of business cases are:

Business Case for "Ranford Water Capacity" project	\$14,000
Business Case for "Affordable Land in Boddington" project	\$15,000
Business Case for "Recreation & Leisure Centre" project	\$13,000
Business Case for "Lifestyle Retirement Village" project	\$5,960
Prepare an Aged Care Plan, to inform the above Business Case	\$7,500
Business Case for Economic Development project	\$13,000
Business Case for "Key Worker Housing" project	\$10,000
Total	\$78,460

The estimated total expenditure of the SuperTowns planning funding of \$399,000 is:

Committed as above	\$295,460
Corporate Business Plan and Long Term Financial Planning	\$75,000
Tourism Strategy	\$35,000
Communications/Marketing Plan	\$5,000
Sub-total	\$410,460
Less budget	\$399,000
Over-budget	\$11,460

As the cost of preparing the Corporate Business Plan and Long Term Financial Planning will be less than the budget of \$75,000, we are confident that the actual expenditure will be within budget.

There are some additional plans that need to be prepared.

A Communications Plan is required, but it is understood that this will be drafted by the Department of Regional Development and Lands' consultants, in liaison with Council staff. The only cost to Council should be its staff's time.

A Tourism Strategy will need to be prepared, for which \$35,000.00 has been notionally allocated from the above budget. This brief hasn't yet been advertised, but preliminary work has been done on preparing a request for quotations.

Economic Implications - Nil
Social Implications - Nil
Environmental Considerations - Nil
Consultation - Nil
Options

Council can:

1. Adopt the Officer's Recommendation; or
2. Amend the Officer's Recommendation and add or delete a project or projects.

Voting Requirements - Simple Majority

OFFICER RECOMMENDATION – ITEM 8.2.2

Council Resolution	33/12	Moved	Cr Hoek
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That Council authorises the President and Chief Executive Officer to sign and seal the Financial Assistance Agreement Variation at Attachment 8.2.2A.

Seconded	Cr Carrotts	Carried	7/0
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Government of **Western Australia**
Department of **Regional Development and Lands**



Our ref: A, File no. R01896-11
Enquiries: Katie Bawden, ph: (08) 6552 4472

Mr Garry Sherry
Chief Executive Officer
Shire of Boddington
PO Box 2000
BODDINGTON WA 6390

Dear Mr Sherry

FINANCIAL ASSISTANCE AGREEMENT BETWEEN DEPARTMENT OF REGIONAL DEVELOPMENT AND LANDS AND THE SHIRE OF BODDINGTON – SUPERTOWNS DEVELOPMENT PLANNING FUND

Approval for Variation to Financial Assistance Agreement (FAA)

The Department of Regional Development and Lands (RDL) agrees to the following amendments:

Schedule 4, Item 2 – Funding Amount(s)

An additional \$24,000 Funding will be provided to the Recipient making the total assistance under this FAA, \$399,000.

Schedule 4, Item 3 – Manner in which Funding is to be Paid

The Department will authorise the payment of the additional \$24,000 for the Purpose to the Recipient, in the manner described in Schedule 5. This amount is additional to the \$375,000 already received by the Recipient for the Purpose.

Schedule 4, Item 4 – Detailed Description of Project, Table 1

The attached Table (Attachment 1) replaces Table 1 within the original FAA.

The above varies the Funding Agreement in accordance with its (i.e. this letter's) terms. Otherwise, the Funding Agreement applies in accordance with its terms (as varied above). Words and phrases used in this letter and defined in the Funding Agreement shall have the same meanings ascribed to them by the Funding Agreement.

Please attach the original of this letter to the Shire of Boddington's FAA and sign the attached duplicate of this letter confirming your acceptance of this variation to the Funding Agreement and return it to Ms Katie Bawden, SuperTowns Project Officer by Monday, March, 2012.

Yours sincerely

Paul Rosair
DIRECTOR GENERAL

March 2012

Att

DRAFT

Attachment One

SHIRE OF BODDINGTON

Project	Deliverable	Total 2011-12	Financial Contribution from Other Sources	Defined Other Source	Outcome	Milestones	Milestone Achievement Date	KPIs	Responsibility
	Develop an inclusive community planning process for all members of the Boddington community that focuses on purpose, vision, action planning, and implementation				Community vision for the future development of Boddington agreed. Action plan and implementation plan established. Marketing strategy agreed	1. Establish CRG and agree on purpose 2. Establish vision, strategies and actions	1. End October 2011 2. Mid-December 2011	1. CRG established and process agreed by CRG 2. Vision, strategies, actions agreed by CRG	1. Shire of Boddington 2. CRG
	Develop strategies to sustain the community's energy and momentum through a series of sustainability indicators		\$15,000.00	Shire of Boddington		3. Establish implementation plan and marketing strategy	3. End May 2012	3. Implementation plan and marketing strategy documented. Community Plan prepared	3. CRG
Community Visioning 2035	integrate community vision into a strategic marketing strategy		\$5,000.00	Peel DC	Corporate business plan and long term financial plan prepared	1. Set strategic development direction and priority areas, based on Community Plan	1. End December 2012	1. Council agrees on strategic development direction and priority areas	1. Shire of Boddington and Council
Corporate Business Plan and Long Term Financial Planning	Develop a planning tool that translates priorities into operations within the resources available detailing services, operations and projects.		\$20,000.00	Shire of Boddington					

	<p>Inclusive of workforce planning that addresses staff attraction and retention, career planning, OSH and training and development</p>					<p>2. Operations planning- Addressing all areas of operations, detailed financial estimates and manpower resource plan</p>	<p>2. June 2012</p>	<p>2. Fully detailed Corporate Business Plan completed</p>	<p>2. Shire of Boddington and Council</p>
	<p>Develop an economic vision for Boddington that will result in a thriving and sustainable economy characterised by retail, commercial and industrial services</p>	<p>Economic vision for Boddington established</p>	<p>Action plan and implementation plan established.</p>	<p>1. Develop vision, identify comparative advantage, emerging trends and issues, priority sectors and strategies</p>	<p>1. March 2012</p>	<p>1. Future economic vision agreed. Priority sectors and strategies defined</p>	<p>1. Shire of Boddington, Peel DC, Local Project Team and CRG</p>		
	<p>Identify measures to facilitate investment, business growth and employment opportunities within Boddington</p>			<p>2. Priority projects, implementation plan, resourcing. Finalise Economic Development Strategy</p>	<p>2. March 2012</p>	<p>2. Priority project identified. Implementation plan drawn up and economic development strategy completed</p>	<p>2. Shire of Boddington, Peel DC, Local Project Team and CRG</p>		
<p>Economic Development Strategy</p>	<p>Develop a plan that will increase indigenous participation</p>	<p>\$15,000.00</p>	<p>Shire of Boddington</p>						
<p>Tourism Development Strategy</p>	<p>Develop a plan that will support growth in Boddington, raising its profile and capturing its natural and built assets.</p>	<p>\$15,000.00</p>	<p>Peel DC</p>	<p>Review of natural assets, tourism trends and opportunities completed.</p>	<p>Appointment of consultant to develop the plan.</p>	<p>1. June 2012</p>	<p>The plan delivers the outcomes.</p>	<p>Shire of Boddington</p>	

**8.3. PRINCIPAL ENVIRONMENTAL HEALTH OFFICER
/BUILDING SURVEYOR:**

Nil

8.4 MANAGER COMMUNITY SERVICES:

Nil

8.5 MANAGER OF WORKS & SERVICES

Nil

8.6 DIRECTOR OF CORPORATE SERVICES:

Nil

8.7 CHIEF EXECUTIVE OFFICER:

8.7.1 Satellite Television Rebroadcasting

File Ref. No: ADM 0431
Disclosure of Interest: Nil
Date: 29th February 2012
Author: Gary Sherry

Summary

That Council is to consider converting Council's analogue television rebroadcasting service to a digital television rebroadcasting service, or having television signals being received solely in the Shire of Boddington direct by satellite using the federal government's Viewer Access Satellite Television (VAST) service.

Background

The Shire of Boddington currently rebroadcasts four analogue television channels and two radio stations into the Boddington townsite.

In the past this system has been problematic with ratepayers and residents because:

1. The system is a line of sight system and is relatively low powered. This results in many ratepayers and residents not receiving a good or any service. The system also requires residents to keep their antennas and cabling in decent condition and ensure that trees and other things don't block the signal.
2. The Council equipment is aging, is now obsolete and is no longer available commercially. In the last two years, the community have had to have extended periods of service reduction while Council rebuilt obsolete equipment that could not be replaced by purchasing a new system.

As a result of these issues, many residents purchased their own satellite reception equipment and are currently receiving their own analogue satellite television service.

The Federal Government have announced that as part of the move to digital television the analogue satellite system will be turned off in June 2013. Both Council's rebroadcast system and the private satellite receivers of Boddington residents will cease at this date.

Viewer Access Satellite Television (VAST)

The Federal Government will replace the current analogue satellite television signal with the VAST service. The VAST service is a first class, direct-to-home, digital TV satellite service which covers all of Australia. Viewers who cannot receive digital services from the terrestrial transmitters that serve their region will have access to a reliable free-to-air digital satellite TV service which delivers the full range of digital channels.

A number of Boddington residents already have access to the VAST service.

Satellite Subsidy Scheme (SSS)

In recognising the inconvenience of needing to change to the VAST digital service, the federal government will provide a subsidy to eligible residents. All residents in the Shire of Boddington will qualify for the SSS.

The SSS provides a subsidy for eligible households to switch to receiving digital satellite TV via the VAST service. The subsidy greatly reduces the cost for a household to access satellite digital TV. After the subsidy, the household contribution for installation of the VAST service is expected to be between \$200 and \$350, depending on location. The household contribution will be available for all eligible households in a subsidy area, including permanent residents in Caravan Parks.

The SSS does not apply to businesses and non-residential premises. Businesses such as the Boddington Motel and the Council office will need to implement their own solution at their own expense.

Council television rebroadcasting conversion

The operators of analogue television rebroadcasting sites, such as Boddington, have a choice to either meet the full cost of converting their analogue television rebroadcasting site to digital TV and all ongoing maintenance costs for their site or to switch off their site and opt their community into the SSS.

The conversion of analogue television rebroadcasting sites from analogue to digital is done at the site operators own cost. There is no federal subsidy offered or proposed.

Based on industry advice, the basic capital cost of upgrading each self-help tower to retransmit the VAST service in is the order of \$150,000. Further, it is estimated that over a 10 year period, maintenance costs for this equipment could be greater than \$200,000.

If a analogue television rebroadcasting site operator pursues this option, households that receive their TV service from this tower will not be eligible for assistance under the Satellite Subsidy Scheme. This is the case even if households later find they are not able to receive adequate digital reception from the upgraded self-help tower.

Obtaining access to digital signal spectrum

Licensees who choose the digital service retransmission option must apply for a digital broadcasting licence to retransmit their services from the Australian Communications and Media Authority (ACMA). The decision to approve a license request is a matter for the ACMA and will depend on a wide range of technical and regulatory considerations. Anecdotally gaining a license to retransmit digital TV from a self-help site is currently taking many months.

Recovering the cost of Self Help Transmission

Should Council choose to upgrade the analogue television rebroadcasting site to rebroadcast the VAST service for a cost in the order of \$150,000, Council can also choose to recover this cost from rate payers who are able to receive the service. Council can charge a service fee to those ratepayers. Should Council wish to recover the cost using this method, the cost to ratepayers, will be in the region of \$350 for the year of construction and at least \$50 per year for maintenance.

Proposed guidelines for digital re-transmission services

A analogue television rebroadcasting site operator who chooses to upgrade a site to digital and retransmit the VAST service must ensure the viewing experience for households is substantially similar to that of households receiving broadcaster-provided terrestrial digital TV services. This will require Council abide with certain standards of rebroadcasting the digital signal and in particular acknowledge that Council will need to respond and implement

any future changes to the terrestrial digital TV services, such as additional services, that may be made in the future.

Public Information

The federal government have not yet widely publicised the implications of the digital television switch for rural residents in Western Australia. They intend to commence their publicity process from June 2012. Council staff were intending to assist in this process by including publicity material with Council's regular community information publications.

A number of local governments who operate television rebroadcast services have a very negative view of the current process, believing that the federal government have consulted with them in any way. Staff attended a recent seminar in Perth on the subject that was the first session conducted with local government. This was held after the original deadline for Council to decide to either convert their Rebroadcasting Service to digital or not.

Timeline to decide

The Federal Government had required Council's decision either convert their Rebroadcasting Service to digital or not by 15th February 2012. Council has obtained an extension to Friday 2nd March 2012. Such is the tight time frame for the digital switchover they have refused further extensions past this date.

Comment

In considering the future provision of television services in the Shire of Boddington, Council should consider move the following issues.

Quality of Signal

The current analogue retransmission of television and radio in Boddington has continuing issues with service reliability and quality. The analogue rebroadcast signal is a "line of sight" signal and as a consequence there are many households in Boddington that cannot receive a quality analogue signal because of geographic features buildings and trees that interrupt the signal. It is expected that this will not continue to be a major problem with rebroadcasting the VAST service in Boddington.

Those households that are unable to receive the Council rebroadcast VAST service will not be eligible for the SSS and will need to meet the full cost of installation of the VAST service. Such households will then pay a greater fee for connection to the VAST service.

Reliability of Service

Council has continuous issues in locating the skilled tradesman to complete repairs on retransmission equipment and services have been interrupted for considerable periods in recent years while lengthy repairs have been conducted.

The VAST service has not been designed for rebroadcasting. This will increase the likelihood of technical issues arising, that any issues will be more complex and increase the levels of maintenance required.

Cost

The cost of installation of any VAST rebroadcasting service, estimated at \$150,000, and increased ongoing maintenance will need to be met by Council. Council can meet this cost

by introducing a service charge on residents. This cost will be roughly equivalent to the normal cost of installation of a VAST service in a residence. However the ongoing maintenance of the digital rebroadcasting service will be more costly than VAST service maintenance.

Council's Image

The provision of television signal is both a sensitive issue to residents and a service where interruptions or quality issues are almost always outside of Council's direct control. Local residents associate Council with the quality and reliability of television reception. Given the anticipated difficulty in reliably rebroadcasting a quality digital VAST signal in Boddington, Council's service delivery reputation can expect to be negatively effected.

The Officer's Recommendation is for Council to not convert the current analogue television rebroadcasting service to digital, and future television signals will be received direct by satellite using the federal government's VAST service.

Strategic Implications

The VAST service directly received by satellite offers the most reliable service to the most number of residents in the Shire of Boddington. Opting for this service disengages Council from providing this service and removes any future requirement to upgrade a digital television rebroadcasting service.

Statutory Environment – Nil
Policy Implications - Nil

Financial Implications

Establishing a digital VAST television rebroadcasting service will cost approximately \$150,000 and will have significant, ongoing but as yet un-costed maintenance requirements. Council can recover all of this cost from residents under a service charge. Council will also need to commit to implementing any future service upgrades or additions.

The VAST service directly received by satellite will require Council to install VAST units in Council housing and any public buildings where Council wants television to be received. Council may consider install a VAST service in the Caravan Park for visitors with out VAST reception equipment.

Economic Implications

Local business who need to receive television signal will need to purchase and install VAST units in their businesses. Businesses will not receive a SSS and normally will have higher installation costs than residences.

Social Implications

The VAST service, directly received by residents will provide the most reliable and highest quality digital television service for Boddington.

Environmental Considerations - Nil

Consultation

Council has consulted with

- Other local governments who currently operate television rebroadcast services. To date none of these local governments consulted are implementing a digital television rebroadcast service.
- Digital Switchover Taskforce. The taskforce are employed by the federal government Department of Broadband, Communications and the Digital Economy.

Options

Council can resolve:

1. the Officers Recommendation; or
2. to move to install a digital satellite rebroadcasting service in Boddington.

Voting Requirements - Simple Majority

OFFICER RECOMMENDATION – ITEM 8.7.1

Council Resolution	34/12	Moved	Cr Veitch
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That Council not convert Council's analogue television rebroadcasting service to a digital television rebroadcasting service, and therefore television signals will be received in the Shire of Boddington direct by satellite using the federal government's Viewer Access Satellite Television (VAST) service.

Seconded	Cr Carrotts	Carried	6/1
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Cr Goodgame requested that her vote against this resolution be recorded.

9. ELECTED MEMBERS' MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN:

Nil

10. URGENT BUSINESS WITHOUT NOTICE (WITH THE APPROVAL OF THE PRESIDENT OR MEETING):

Nil

11. CONFIDENTIAL ITEMS:

Nil

12. CLOSURE OF MEETING:

With no further business to discuss the Shire President, Cr Allert, closed the meeting at 5:44pm.

These minutes were confirmed by the Council as a true and accurate record at the Ordinary Council Meeting held on Tuesday 20th March 2012.

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J R ALLERT

President