



CONFIRMED MINUTES

Ordinary Meeting held on 26 May 2026



SHIRE OF CHRISTMAS ISLAND MEETING MINUTES CERTIFICATION

Minutes of the Ordinary meeting of the Shire of Christmas Island Council held at the George Fam Chambers at 7.00pm on Tuesday 26 May 2026

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	THE SHIRE PRESIDENT CLOSED THE MEETING AT 7.48PM	
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CONFIRMED MINUTES

Ordinary Meeting of the Shire of Christmas Island held at the George Fam Chambers at 7.00pm on Tuesday 26 May 2026

1 DECLARATION OF OPENING/ANNOUNCEMENT OF VISITORS

- 1.1 The Shire President declared the meeting open at 7.00pm.

2 RECORD OF ATTENDANCE/APOLOGIES/LEAVE OF ABSENCE/DECLARATIONS OF FINANCIAL INTEREST

- 1.2 Record of Attendance
Shire President
Deputy President
Councillors

Cr Steven **PEREIRA**
Cr Swee **TUNG**
Cr Gordon **THOMSON**
(7.48pm)
Cr Tracey **KREPP**
Cr Kelvin Kok Bin **LEE**
Cr Stephanie **LAI**

Chief Executive Officer
Director Planning, Governance & Policy/Minute Taker
Assistant Director of Finance and Corporate Services
Director Community/Recreation Services
Director Works, Services & Waste

David **PRICE**
Chris **SU**
Wei **HO**
Olivier **LINES**
Andrew **SPYRAKIS**

2.2 Leave of Absence

- 2.3 **Apologies**
Councillor

Cr Azmi **YON**

2.4 Declarations of Financial/Impartiality/Proximity Interest

3 RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

4 PUBLIC QUESTION TIME

- 4.1 Cr LAI requested an update on the skatepark on behalf of residents. CEO advised that the materials the Shire received from the manufacturer following the damage from the 2025 weather events could not meet the required needs.

SOCI is now in negotiations with the supplier on a compensation settlement.

SOCI plans to replace with concrete versions with a view to provide some options for this at the mid-year budget review.

Cr LAI requested that the Shire provide a notice to the public on the skatepark condition.

- 4.2 Cr LAI raised feedback about the pedestrian path from Murray Road to Phosphate Hill Road, noting high amounts of debris and vegetation on the path. CEO advised that this is not a

gazetted public road and on Crown Land. CEO noted it was used by PRL mainly to access their sites and advised that in recent times PRL and SOCI have both cleared away growth from that thoroughfare.

CEO put forward that the road surfacing and cliff's edge need to be addressed and that the Commonwealth funded the construction of that path during COVID and that it is not a SOCI asset.

Cr LAI reiterated that it is the only path that services the connection and put that it needs to be useable, noting that some residents used it to walk to work. CEO to contact IOTA and PRL on ongoing maintenance in the dry season. CEO PRICE noted that it was a road used by PRL for their access.

- 4.3 Cr KREPP requested assistance on behalf of residents on the appearance of wasp nests at bus stops across the township. Provided that the bus stop on Lower Poon Saan Road has a wasp nest problem. CEO to action with the Parks and Gardens team.

- 4.4 Cr KREPP advised that residents had raised with her a disturbance to neighbourhood amenity with regards to the operations of the PRL mining conveyor on weekends and at hours later than 6pm. The resident had contacted the PRL Dryers team who advised that they had received advice from Council stating that they could operate up to 5.30pm. Cr KREPP advises that the resident provided that the conveyor belt is noisy, dusty and seemingly '*forgotten to have been turned off.*'

CEO Price advised that he had not provided written advice to PRL in his time at Shire, but will follow up with PRL.

- 4.5 Cr KREPP raised on behalf of residents of unusual activity at an address at Coconut Grove / Short St. There was a continued disturbance to the amenity of the street with the presence of containers and trailers seemingly supporting building works at the address for some time. Cr KREPP acknowledged CEO Price had earlier responded to her query if the address had an approval advising that they had. Cr KREPP asked if a building permit of any kind had been given for the address?

- 4.6 Cr KREPP advised of another building permit query for 12 Jalan Perak which is undertaking demolition activities. Requested to know if building permits and other permits had been sought for this activity? Residents had some concern about the spreading of white ants in this process.

Cr KREPP requested information about how council manages the process around ensuring domestic compliance with required permits for activities such as those at Coconut Grove/Short St and Jalan Perak? CEO PRICE confirmed that some minor building improvements no longer needed a permit post COVID, but that demolition activities still require a demolition permit.

CEO PRICE advised that Ranger SHO had been sent to Coconut Grove in the past regarding the container to ensure it wasn't blocking traffic. CEO PRICE will follow up on the container on Coconut Grove and the 12 Jalan Perak site.

CEO PRICE advised that the new organisation chart will be able to address visibility in compliance.

Cr KREPP suggested refresher public awareness education into this area of permits was warranted. CEO PRICE advised refresher material will be published, especially with recent changes in WA regulations allowing for a wider measure of smaller constructions to go ahead without planning approval as previously required.

- 4.7 Cr KREPP raised feedback on pedestrian safety on Phosphate Hill road in the context of ongoing construction on East West Baseline and Blowhole Road areas. Cr KREPP cited the *2011 Dual Use Pathway Project* and requested to know if Shire were going to consider completing the implementation of the 2011 DUP Project.

CEO PRICE advised that there was no budgeting for the 2011 DUP Project in this proposed 2026/2027 Budget. Research into the contemporary costs of the build would need to be done following a proposal in a mid-year budget review process.

- 4.8 Cr KREPP asked if there was an update to the motor vehicle clean up program? CEO PRICE advised there was no update to report.
- 4.9 CR KREPP asked if a log of items that are raised can be reported back to Council? CEO PRICE advised the minutes of the meeting document the items tabled and officers' responses to the matters raised including action follow ups when required.
- 4.10 Cr KREPP passed on reports from a resident on flooding in the area around the speed hump in Flying Fish Cove. CEO PRICE advised that the asset management between the Commonwealth and ratepayers in the Cove precinct can at times be unclear – he will follow up with the Commonwealth on the flooding occurrences.
- 4.11 Cr TUNG asked if there was an update for the air-con in the Poon Saan Community Hall? Director of Recreation Services Oliver LINES advised that during investigations it became clear that the electrical power switchboard was outdated and not capable of supporting additional infrastructure from solar to aircons. It needed to be addressed first before further improvements to the building could be made. Cr TUNG requested a timeframe for when Council can be clear on knowing when improvements may be able to commence. Director LINES advised that he can only provide a timeframe when the electrical vendors return to him.
- 4.12 Cr TUNG asked for an update on the abandoned vehicle identified at San Chye Loh in Poon Saan at the February meeting. Cr PRICE advised he will request the Ranger to provide Council a report on the matter for the 16th June OCM.
- 4.13 Cr TUNG requested clarification on whom might have responsibility for pot holes in the area outside the Golden Bosun tavern. Cr PEREIRA advised that it was a strata matter for the owners of the complex; CEO PRICE concurred that the space was not a gazetted public road.
- 4.14 Cr PEREIRA requested an update on road signage management and its associated cleaning? Director for Works and Services Andrew SPYRAKIS provided update on the numbers of signs ordered, shipped and installed to date using the Local Roads and Community Infrastructure grant. Additional signs were ordered.

Updated that the LRCI grant had been extended to 30th September 2026. Advised co-operation between Commonwealth and SOCI on the speed signs with Main Roads. When roads team completes the South Point works, they will be assigned to complete the signage program.

- 4.15 Cr PEREIRA raised a query regarding a post made on the local Facebook Group for Christmas Island Rentals on 17/5/26; he reported that a post appeared advertising a residential rental at the Barracks location. Requested to know if an application for residential use had been made to Council for this commercial zoned location? Cr PEREIRA could only recount a recent denial of an application in the area for residential occupancy.

CEO PRICE could not recall a recent approved residential use at that location. Director of Planning Chris SU advised that Council had only ever made one approval for residential use at the Barracks some three years ago. Cr PEREIRA requested council follow up; CEO to follow up.

5 APPLICATIONS FOR LEAVE OF ABSENCE

6 PETITIONS/DEPUTATIONS/PRESENTATIONS

7 CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS/BUSINESS ARISING FROM THE MINUTES OF PREVIOUS MEETINGS

7.1 Minutes of Ordinary Council Meeting held on 17 March 2026

Members considered the unconfirmed minutes.

Council Resolution

Moved: Cr TUNG

Seconded: Cr KREPP

Res. No: 22/26

That Council adopt the unconfirmed minutes of the 17 March 2026 Council Meeting.

Carried: 5/0

**For: Cr PEREIRA
Cr LEE**

**Cr TUNG
Cr LAI**

Cr KREPP

Against: Nil

7.2 Minutes of Ordinary Council Meeting held on 28 April 2026

Members considered the unconfirmed minutes.

Council Resolution

Moved: Cr TUNG

Seconded: Cr LAI

Res. No: 23/26

That Council adopt the unconfirmed minutes of the 28 April 2026 Council Meeting.

Carried: 5/0

**For: Cr PEREIRA
Cr LEE**

**Cr TUNG
Cr LAI**

Cr KREPP

Against: Nil

7.3 Business Arising from the Minutes of Previous Meetings

8 ANNOUNCEMENTS BY PRESIDING MEMBER WITHOUT DISCUSSION

9 REPORTS OF COMMITTEES

9.1 Minutes of Fisheries Management Committee Meetings

Council Resolution

Moved: Cr LEE

Seconded: Cr LAI

Res. No: 24/26

That Council receive from the Fisheries Management Committee the

- Confirmed Minutes of the Nov 21st 2025 FMC Meeting
- Unconfirmed Minutes of the April 22nd 2026 FMC Meeting

Carried: 5/0

**For: Cr PEREIRA
Cr LEE**

**Cr TUNG
Cr LAI**

Cr KREPP

Against: Nil

10 REPORTS OF OFFICERS

10.1 Chief Executive Officer

10.1.1 Landfill Environment Management Plan (implementation Report)

Council Resolution

Moved: Cr LEE

Seconded: Cr KREPP

Res. No: 25/26

Council endorses the Landfill Environmental Management Plan (Implementation Report)

Carried: 5/0

For:
Cr PEREIRA
Cr LEE

Cr TUNG
Cr LAI

Cr KREPP

Against: Nil

10.1.2 Revised Organisational Chart 2026

Council Resolution

Moved: Cr TUNG

Seconded: Cr LAI

Res. No: 26/26

Council endorses the new 2026 Organisational Chart.

Carried: 5/0

For:
Cr PEREIRA
Cr LEE

Cr TUNG
Cr LAI

Cr KREPP

Against: Nil

10.2 Director Finance & Administration

10.2.1 Schedule of Accounts – March 2026

Council Resolution

Moved: Cr LAI

Seconded: Cr KREPP

Res. No: 27/26

That Council receive the expenditure totalling \$2,230,665.87 as presented in March 2026 Schedule of Accounts.

Carried: 5/0

For:
Cr PEREIRA
Cr LEE

Cr TUNG
Cr LAI

Cr KREPP

Against: Nil

10.2.2 Financial Statements – March 2026

Council Resolution

Moved: Cr LEE

Seconded: Cr KREPP

Res. No: 28/26

That Council receive the Financial Statements of March 2026.

Carried: 5/0

**For: Cr PEREIRA
Cr LEE**

**Cr TUNG
Cr LAI**

Cr KREPP

Against: Nil

10.2.3 Auditor General Report to Parliament Local Government Financial Audit 24/25

Council Resolution

Moved: Cr KREPP

Seconded: Cr LAI

Res. No: 29/26

That Council note the Auditor General Report to Parliament dated 15 April 2026, advising that the Shire of Christmas Island were rated as one of the best practice entities for financial reporting and controls for 2025.

Carried: 5/0

**For: Cr PEREIRA
Cr LEE**

**Cr TUNG
Cr LAI**

Cr KREPP

Against: Nil

10.2.4 CEO Delegated Authority-Finance 26/27

Council Resolution

Moved: Cr LEE

Seconded: Cr TUNG

Res. No: 30/26

In accordance with Section 5.42 (1) and 5.44 of the Local Government Act 1995 (WA)(CI) Council delegates the following authority to the Chief Executive Officer for the financial year 26/27.

- To make payments on behalf of Council in accordance with Council Signatory/Authorization of EFT Procedure
- To sign cheques on behalf of council for an amount not exceeding \$250,000 s6.10 (d);
- To incur expenditure and to issue official orders not exceeding \$250,000 for non-capital expenditure s6.10 (d);
- To decide free of charge use of community facilities in accordance with CS2 – Use of Community Facilities Policy of Council;
- Power of entrance, etc. in relation to road works;
- To write off debts or rates incorrectly raised & other bad debts up to \$1000;
- To approve budget variations/new budget items not exceeding \$250,000;
- To obtain reassessment of the value of ratable property in the event of property improvement or property subdivision;
- To invest money held by council not required for immediate use s6.14;
- To arrange appropriate insurance in respect of all council properties;
- To negotiate terms and conditions of property leases;

- To negotiate terms and conditions and enter into lease agreements on Shire Houses where the weekly rent does not exceed \$600 per week;
- To dispose of property with no book value;
- To reimburse to an owner or occupier where property is damaged through the performance of a function of the local government to the maximum amount of \$2,000;
- To give notice to an occupier and or owner requiring them to do something in relation to land specified in Schedule 3.1 – Powers Under Notices to Owners or Occupiers of Land of the Local Government Act (WA) (CI) 1995
- To arrange for works to be carried out where the owner or occupier does not carry out required action in relation to land, and to recover the costs as a debt;
- To issue certificates of the local government pursuant to section 23 of the Strata Titles Act 1985 (WA)(CI).
- To change leases for the cost of insurance cover in respect to leased properties;
- As the principal Accounting Officer of Council, to prepare the annual financial reports;
- To affix the common seal of the Shire of Christmas Island as required; and
- In relation to recurrent expenditure, to pay amounts above the \$250,000 limit for:
 - o Wages and salaries
 - o Pay As You Earn taxation
 - o Fringe Benefits taxation
 - o Insurance premiums
 - o Electricity charges
 - o Lease payments
 - o MRWA projects
 - o Superannuation
- To contract works or capital projects that have been previously approved by a resolution of Council
- Within the provisions of Section 3.50 (1) (1a) (2) (4) (8) of the Local Government Act 1995 (WA) (CI) to:
 - 1) To close any thoroughfare that the SOCI manages for the passage of vehicles, wholly or partially, for a period not exceeding four (4) weeks;
 - 2) To close any thoroughfare that the SOCI manages for the passage of vehicles, wholly or partially, for a period exceeding four (4) weeks

Carried: 5/0 ABSOLUTE MAJORITY

For:	Cr PEREIRA	Cr TUNG	Cr KREPP
	Cr LEE	Cr LAI	

Against: Nil

10.2.5 Schedule of Accounts - April 2026

Council Resolution

Moved: Cr TUNG

Seconded: Cr KREPP

Res. No: 31/26

That Council receive the expenditure totalling \$1,421,705.59 as presented in April 2026 Schedule of Accounts.

Carried: 5/0

**For: Cr PEREIRA
Cr LEE**

**Cr TUNG
Cr LAI**

Cr KREPP

Against: Nil

10.2.6 Financial Statements – April 2026

Council Resolution

Moved: Cr TUNG

Seconded: Cr KREPP

Res. No: 32/26

That Council receive the Financial Statements of April 2026.

Carried: 5/0

**For: Cr PEREIRA
Cr LEE**

**Cr TUNG
Cr LAI**

Cr KREPP

Against: Nil

10.3 Director Community/Recreation Services & Training

10.4 Director Works, Services & Waste

10.5 Director Planning, Governance & Policy

10.5.1 Additional Use 66A Gaze Road

The planning proposal was withdrawn by applicant, to be resubmitted at a future council meeting.

11 ELECTED MEMBERS MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

11.1 Revocation and Reconsideration of Resolution 21/26

Council Resolution

Moved: Cr TUNG

Seconded: Cr LAI

Res. No: 33/26

1 Revokes Resolution 21/26, namely:

"That Council enters 9 Lam Lok Loh, known as 'Japanese House' as the first entry into the Shire of Christmas Island Heritage List"

2. Requests the administration undertake appropriate consultation with the property owner and provide Council with a further report on the matter prior to any future consideration of inclusion on the Shire of Christmas Island Heritage List.

Carried: 5/0 ABSOLUTE MAJORITY

**For: Cr PEREIRA
Cr LEE**

**Cr TUNG
Cr LAI**

Cr KREPP

Against:	Nil
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12 NEW BUSINESS OF AN URGENT NATURE INTRODUCED BY DECISION OF THE MEETING

13 BEHIND CLOSED DOORS

Cr Gordon THOMSON arrives 7.48pm

14 CLOSURE OF MEETING

The Shire President closed the meeting at 7.48pm

15 DATE OF NEXT MEETING: 16 June 2026