



Notice is given that an Ordinary Meeting of Council of the Shire of Christmas Island is to be held at the Council Chambers on **Tuesday 27 April 2021** commencing at 7.00pm

David Price
Chief Executive Officer

AGENDA

- 1 **Declaration of Opening of Meeting/Announcement of Visitor**
- 2 **Record of Attendance/Apologies/Leave of Absence/Declaration of Financial/Proximity/Impartiality Interests**
 - 2.1 Attendance
 - 2.2 Leave of Absence
 - 2.3 Apologies
 - 2.4 Declaration of Interests
- 3 **Response to Previous Public Questions Taken on Notice**
- 4 **Public Question Time**
- 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 23 March 2021 (pg 1-5)
 - 7.2 Minutes of Special Council Meeting held on 20 April 2021 (pg 6)
 - 7.3 Business Arising from the Minutes of Previous Meetings
- 8 **Announcements by Presiding Member Without Discussion**
- 9 **Reports of Committees**
- 10 **Reports of Officers**
 - 10.1 **Chief Executive Officer**
 - 10.1.1 Statue Restoring Project – Funding Request (pg 7-8)
 - 10.2 **Manager Finance & Administration**
 - 10.2.1 Schedule of Accounts – March 2021 (pg 9-14)
 - 10.2.2 Financial Statements – March 2021 (pg 15-20)
 - 10.2.3 Outstanding Rates/Debtors Reports (pg 21-22)
 - 10.3 **Manager Community/Recreation Services & Training**
 - 10.4 **Manager Works, Services & Waste**
 - 10.5 **Manager Governance Research Policy & Grants**
 - 10.5.1 Report of Review to Initiate Formal Review of the LPS No.2 (pg 23-37)
- 11 **Elected Members Motions of which Previous Notice has been given**
- 12 **New Business of an Urgent Nature Introduced by Decision of the Meeting**
- 13 **Behind Closed Doors**
- 14 **Closure of Meeting**
- 15 **Date of the next Ordinary Meeting**
25 May 2021



UNCONFIRMED MINUTES

Ordinary Meeting of the Shire of Christmas Island held at the George Fam Chambers at 7.00pm on Tuesday 23 March 2021

1 DECLARATION OF OPENING/ANNOUNCEMENT OF VISITORS

- 1.1 The Shire President declared the meeting open at 7.02pm

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

2.1 Record of Attendance

Shire President

Deputy President

Councillors

Cr Gordon **THOMSON**

Cr Kee Heng **FOO**

Cr Philip **WOO**

Cr Kelvin Kok Bin **LEE**

Cr Hafiz **MASLI**

Cr Azmi **YON**

Cr Vincent Cheng-Siew **SAW**

Chief Executive Officer

Manager Finance and Admin

Manager Community/Recreation Services

Manager Works, Services & Waste

Manager Research, Policy, Governance & Grants/Minute Taker

David **PRICE**

So Hon **GAN**

Olivier **LINES**

Graeme **HEDDITCH**

Chris **SU**

2.2 Leave of Absence

Councillor

Cr Farzian **ZAINAL**

2.3 Apologies

Councillor

Cr Morgan Boon Hwa **SOH**

2.4 Declarations of Financial/Impartiality/Proximity Interest

3 RESPONSE TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

4 PUBLIC QUESTION TIME

- 4.1 Cr THOMSON raises feedback from a SERCO employee on the condition of North-West Point Road. Recounted a vehicle accident that happened on NWP Road in February 2021, noted that the wet season's rains this year was significantly higher than average.

Cr THOMSON had informed the person that NWP Road was under the ownership of Parks Australia and not the local council. Put forward however that road safety was everyone's concern.

The CEO David PRICE and MWSW Graeme HEDDITCH were working with Parks Australia to resolve safety issues; a tender process is underway at the moment from Parks Australia looking to address road maintenance in their jurisdiction and the Shire is participating.

Discussion followed on some options to address traffic on NWP Road; alternative includes redirecting traffic onto East West Baseline. Cr THOMSON had travelled on NWP Road and

confirms that its state is poor, with many potholes hindering travel at normal speeds. Cr YON confirms that signage in the area has reduced speed to 40km/h.

Discussion on a PRL road train that had caused damage to crab fencing in the forest. Council understood that PRL were making some kind of assistance to the needs to maintaining Murray Road, a section of road important to production.

- 4.2 Cr THOMSON refers residents' queries of the rockfall event in Flying Fish Cove the previous fortnight. Put that the Shire needs to continue to be proactive in Land Planning in the context of this latest development. A follow up to the September 2020 Kampong Coastal Hazard Risk Management meeting was discussed. The Shire CEO advised that an engineering report is due from the Emergency Management Committee on the state of the cliffs.

5 APPLICATIONS FOR LEAVE OF ABSENCE

5.1 Cr Zainal – Leave of Absence

Council Resolution

Moved: Cr YON

Seconded: Cr FOO

Res. No: 9/21

That the leave of absence application submitted by Cr Farzian ZAINAL (12/3/2021 to 23/3/2021) be approved.

Carried: 7/0

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 9 February 2021

Members considered the unconfirmed minutes.

Council Resolution

Moved: Cr LEE

Seconded: Cr SAW

Res. No: 10/21

That Council adopt the unconfirmed minutes of the 9 February 2021 Council Meeting.

Carried: 7/0

7.2 Business Arising from the Minutes of Previous Meetings

8 ANNOUNCEMENTS BY PRESIDING MEMBER WITHOUT DISCUSSION

- 8.1 Cr THOMSON provided an update on the Indian Ocean Learning Communities. There is collaboration between IOLC, Phytocyte and the Australian and Singapore Phenome Centres in developing commercial and research outcomes in the agricultural sector on Christmas Island.

Cr THOMSON provided a document to Councillors that was also provided to Dr. Rachel BACON, the Deputy Secretary, and the office of the Assistant Minister Nola MARINO.

Cr THOMSON recounts meeting in October 2020 in the Bunbury electorate office of the Assistant Minister with Herve CALMY (IOLC) and Karl WATKIN (Phytocyte). They presented to the Assistant Minister that the plan is to use relinquished mining leases for the agricultural projects.

Cr THOMSON explained that then Assistant Minister of Territories Dr. John MCVEIGH in March 2017 had committed the Commonwealth to disposing of specific parcels of land for economic development pending Environmental Protection and Biodiversity Conservation Act 1999 clearance; this has morphed into a Strategic Assessment under the EPBC Act 1999 now several years later.

The goal of this Christmas Island Strategic Assessment is to support the release of land by documenting what heritage or environmental conditions, if any, may be attached to specific parcels of land.

The Shire's own strategic initiative to contribute to economic development and diversification alongside our Local Planning Strategy is the Christmas Island Singapore Strategy. This centred around meeting the various needs of Singapore in agriculture, research, tourism and so on with deliverables from Christmas Island. Phytocyte is an example of a company that wants to establish business on Christmas Island land to do precisely by growing pharma products on CI for export to Singapore. A secondary business for them would be vegetables for local consumption and export to Singapore.

Cr THOMSON has been seeking acknowledgement from the Assistant Minister that land can be made available for the agricultural project. The Phytocyte project could employ around 100 persons and attract former Islanders to return, but moreover, retain persons on the Island now providing education and training for our future generations.

Cr THOMSON referred to communication between himself and the Assistant Minister sent around January 15th 2021 where he asked for a follow up meeting to brief the Assistant Minister on developments with the IOLC and Phytocyte. The meeting was denied. The Shire had met with the new First Assistant Secretary Sarah VANDENBROEK and Assistant Secretary Aaron O'NEIL on March 1st. It was positive, with a commitment to restart the monthly CISA-Local Planning Scheme meetings that had ceased in October 2020.

9 REPORTS OF COMMITTEES

10 REPORTS OF OFFICERS

10.1 Chief Executive Officer

10.1.1 Report of Review to Initiate Formal Review of the TPS No.2

Council Resolution

Moved: Cr MASLI

Seconded: Cr LEE

Res. No: 11/21

Council approve the SOCI March 2021 Report of Review (the Report), and its recommendations and provide the approved Report to the Western Australian Planning Commission (WAPC) as per-requisite to formally initiate the review of the Local Planning Scheme No. 2 (LPS No.2) as amended.

Carried: 7/0

10.1.2 Proposed Amendment to the Light Industrial Area

Council Resolution

Moved: Cr YON

Seconded: Cr MASLI

Res. No: 12/21

Council approves in principle the March 2021 Proposed Amendment to the Light Industrial Area (The Report) and its proposed Actions as input into the Christmas Island Strategic Assessment (CISA) Land Use Plan (LUP), the Review of the 2015 Local Planning Strategy and ultimately the formulation of the Local Planning Scheme No.3 (LPS No.3).

Council to seek stakeholders and community comments on the Report through Public Notice.

Carried: 7/0

10.1.3 Foreshore Padang Shelter (Settlement Cinema Masterplan 2020)

Council Resolution

Moved: Cr YON

Seconded: Cr FOO

Res. No: 13/21

The Shire Council to seek the agreement of the IOTA on the proposal for new foreshore shelter as identified on attachment 10.1.3.1 and the subsequent issuing of a Management Order to the Shire

over that area.

Subject to the agreement of the IOTA to the new proposed foreshore shelter the CEO is to present a budget for that development for inclusion in the 21/22 budget.

Carried: 7/0

10.1.4 2021 ALGA Conference in Canberra

Council Resolution

Moved: Cr LEE

Seconded: Cr WOO

Res. No: 14/21

Council determines not to attend the 2021 ALGA Nation Conference in Canberra due to possible 14 day quarantine periods being imposed should a COVID-19 breakout occur during the Conference period.

Carried: 7/0

10.2 Manager Finance & Administration

10.2.1 Schedule of Accounts – February 2021

Council Resolution

Moved: Cr FOO

Seconded: Cr SAW

Res. No: 15/21

That Council approves the expenditure as presented in February 2021 Schedule of Accounts

Carried: 7/0

10.2.2 Financial Statements - February 2021

Council Resolution

Moved: Cr MASLI

Seconded: Cr SAW

Res. No: 16/21

That Council receives the Financial Statements of February 2021 for the Municipal Fund.

Carried: 7/0

10.3 Manager Community/Recreation Services & Training

10.4 Manager Works, Services & Waste

10.4.1 LRCI Funding Program Phase 1

Council Resolution

Moved: Cr YON

Seconded: Cr WOO

Res. No: 17/21

That Council receives the update for LRCI Funding Program Phase 1.

Carried: 7/0

10.5 Manager Governance, Research, Policy & Grants

10.5.1 Grants Update

Council Resolution

Moved: Cr LEE

Seconded: Cr FOO

Res. No: 18/21

That the Council receives the update from the Manager for Governance, Research, Policy and Grants on the Australia Day COVID Safe grant application, Building Better Regions Fund Program 2021 applications, Local Roads and Community Infrastructure Phase 1 and Phase 2 applications, Community Environment Program 2020 and the Safer Communities Program 2021 grant application.

Carried: 7/0

11 ELECTED MEMBERS MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

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

12.1 Resolution to Accept New Business on Bereavement Leave Arrangement for the CEO

Council Resolution

Moved: Cr YON

Seconded: Cr SAW

Res. No: 19/21

That the Council receive new business regarding bereavement leave arrangements for the Shire CEO

Carried: 7/0

12.2 Bereavement Leave Arrangements for the CEO

Council Resolution

Moved: Cr YON

Seconded: Cr FOO

Res. No: 20/21

Council resolves to grant ten days bereavement leave to the Shire CEO and full bereavement leave return airfare to the east coast and return to Christmas Island

Carried: 7/0

13 BEHIND CLOSED DOORS

Council Resolution

Moved: Cr YON

Seconded: Cr FOO

Res. No: 21/21

The meeting be closed to members of the public in accordance with section 5.23(2) of the Local Government Act 1995 for council to discuss matter of a confidential nature.

Carried: 7/0

13.1 Manager's Conditions

Council Resolution

Moved: Cr YON

Seconded: Cr FOO

Res. No: 22/21

That Council endorses the position taken by the CEO on the application of manager's time-off-in-lieu during the COVID 19 travel restrictions.

That Council also endorses the CEO's recommended actions in returning to normal application of Clause 22 and AD3 Policy (Manager Conditions)

Carried: 7/0

Council Resolution

Moved: Cr YON

Seconded: Cr FOO

Res. No: 23/21

The meeting be reopened to members of the public.

Carried: 7/0

14 CLOSURE OF MEETING

The Shire President closed the meeting at 8.31pm

15 DATE OF NEXT MEETING: 27 April 2021



UNCONFIRMED MINUTES

**Special Council Meeting of the Shire of Christmas Island held at the George Fam Chambers
at 4.15pm on Tuesday 20th April 2020**

1 DECLARATION OF OPENING/ANNOUNCEMENT OF VISITORS

- 1.1 The Shire President declared the meeting open at 4.20pm.

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

- 2.1 Record of Attendance
Shire President
Deputy President
Councillors

Cr Gordon **THOMSON**
Cr Kee Heng **FOO**
Cr Philip **WOO**
Cr Kelvin Kok Bin **LEE**
Cr Hafiz **MASLI**
Cr Azmi **YON**
Cr Vincent Cheng-Siew **SAW**

Manager Finance and Admin
Manager Research, Policy, Governance & Grants/Minute Taker

So Hon **GAN**
Chris **SU**

2.2 Leave of Absence

- 2.3 **Apologies**
Councillors

Cr Morgan Boon Hwa **SOH**
Cr Farzian **ZAINAL**

3 BUSINESS OF THE MEETING

- 3.1 Appointment of Acting CEO

Council Resolution

Moved: Cr LEE

Seconded: Cr WOO

Res. No: 24/20

That the Manager of Finance and Administration Ms So Hon GAN be made the Acting CEO in the CEO's absence.

Carried: 7/0


4 CLOSURE OF MEETING

The Shire President closed the meeting at 4.25pm

5 DATE OF NEXT ORDINARY MEETING: 27 April 2021



SHIRE OF CHRISTMAS ISLAND

SUBMISSION TO	Ordinary Council Meeting 27 April 2021
AGENDA REFERENCE	10.1.1
SUBJECT	Statue Restoration Project – Funding Request
LOCATION/ADDRESS/APPLICANT	N/A
FILE REFERENCE	1.3.1
INTEREST DISCLOSURE	None
DATE OF REPORT	22 April 2021
AUTHOR	Gan So Hon, Acting CEO
SIGNATURE OF CEO (ACTING)	

RECOMMENDATION

That Council approves to fund \$500 to the Christmas Island Catholic Church Statue Restoration Project.

BACKGROUND

Christmas Island Catholic Church has engaged a visiting artisan from Perth to restore the multi-decades old vintage Blessed Virgin Mary Statue.

Comment

Attached is an application from the Christmas Island Catholic Church requesting funding of \$500.

STATUTORY ENVIRONMENT

There are no statutory environment implications arising from this matter.

POLICY IMPLICATIONS

Council policy regarding financial support to community organizations/groups apply.

FINANCIAL IMPLICATIONS

Funding of \$500 can be sourced from Council's Community Assistance Fund 2020/21.

STRATEGIC IMPLICATIONS

There are no significant strategic implications arising from this matter.

VOTING REQUIREMENTS

A simple majority is required

ATTACHMENT

10.1.1.1 Statue Restoration Project - Funding Request

Item: 10.1.1.1



CHRISTMAS ISLAND CATHOLIC CHURCH

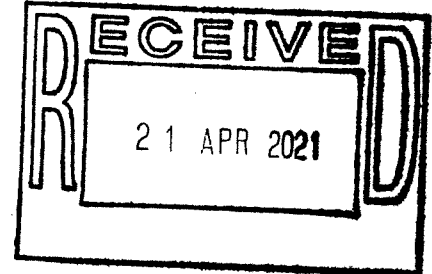
PO BOX 327

CHRISTMAS ISLAND

INDIAN OCEAN 6798

21 April 2021

Mr David Price
CEO-Shire of Christmas Island



Dear David,

Community Assistance Grant Application – Christmas Island Catholic Church statue restoration project

The CI Catholic Church writes to the Community Assistance Grant program to request \$500 to go towards its statue restoration project.

The Church has in its possession a multi-decades old vintage Blessed Virgin Mary statue that has its best years behind it. Restoration of the statue would take involved, careful sanding and fine application of matched paints to bring it back to its original state.

The Catholic Church has engaged a visiting artisan from Perth, currently working on Council's "Our Streets Are Our Museums" public mural program to assist.

The Church would be grateful for any donation to go towards preserving this unique cultural asset to the Island.



Regards

Ron De Cruz
Chairperson
Christmas Island catholic Church

Approved: 21/4/21 \$500
Jordan Thomson



SHIRE OF CHRISTMAS ISLAND

SUBMISSION TO	Ordinary Council Meeting 27 April 2021
AGENDA REFERENCE	10.2.1
SUBJECT	Schedule of Accounts - March 2021
LOCATION/ADDRESS/APPLICANT	N/A
FILE REFERENCE	3.1.14
INTEREST DISCLOSURE	None
DATE OF REPORT	6 April 2021
AUTHOR	Gan So Hon, Manager Finance & Admin
SIGNATURE OF AUTHOR	
SIGNATURE OF CEO (Acting)	

RECOMMENDATION

That Council approves the expenditure as presented in March 2021 Schedule of Accounts

BACKGROUND

The Local Government Act 1995 (WA)(CI) requires Council to maintain a Municipal Fund, a Reserve Fund and a Trust Fund and to manage and report on these accounts in accordance with this Act and Regulations.

Outstanding creditors as at 31 March 2021:

\$199,645.15

COMMENT

A schedule of accounts is attached to this report, setting out expenditure from the Municipal and Trust Funds. This report is provided in compliance with the Act and Regulations.

STATUTORY ENVIRONMENT

Section 6.10 of the Local Government Act 1995 (WA)(CI) authorizes payment from Municipal and Trust Funds.

Regulation 12 of the Local Government (Financial Management) Regulations 1996 requires a local government to compile a list of Creditors each month.

Regulation 13 of the Local Government (Financial Management) Regulations 1996 requires that if a Local Government has delegated to the CEO the exercise of its power to make payments from the Municipal Fund or the Trust Fund, the CEO is to compile each month a list of accounts paid since the last payment such list was prepared.

POLICY IMPLICATIONS

There are no significant policy implications arising from this matter. The CEO is to ensure that all expenditure incurred is in accordance with the Annual Budget and any approved variations.

FINANCIAL IMPLICATIONS

The financial implications arising from expenditure from the Municipal, Reserve and Trust funds are reported on a monthly/quarterly basis to Council via Financial and cash flow statements in accordance with the Act and Regulations.

STRATEGIC IMPLICATIONS & MILESTONES

Objective 1 of the Government Environment is to "Provide good governance in line with the requirements of the Local Government Act and the culture of the Island". Objective 4 of the same Environment is to "Effectively manage the resources of the Shire in line with the objectives of the Strategic Plan".

VOTING REQUIREMENTS

A simple majority is required.

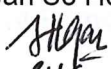

ATTACHMENTS

1. Certification of CEO and Chairperson of the Meeting.
2. Schedule of Accounts - March 2021.

"Pursuant to s 5.25 (j) of the Local Government Act, and Regulation 14 (2) of the Local Government (Administration) Regulations, this attachment is not available to the public."



SHIRE OF CHRISTMAS ISLAND

SUBMISSION TO	Ordinary Council Meeting 27 April 2021
AGENDA REFERENCE	10.2.2
SUBJECT	Financial Statements – March 2021
LOCATION/ADDRESS/APPLICANT	N/A
FILE REFERENCE	3.1.14
INTEREST DISCLOSURE	None
DATE OF REPORT	7 April 2021
AUTHOR	Gan So Hon, Manager Finance & Admin
SIGNATURE OF AUTHOR	
SIGNATURE OF CEO (Acting)	

RECOMMENDATION

That Council receives the Financial Statements of March 2021 for the Municipal Fund.

BACKGROUND

The Local Government Act 1995 (WA)(CI) requires the local government to prepare a monthly or a quarterly financial report in accordance with this Act, Financial Regulations and other relevant legislation.

COMMENT

A monthly or a quarterly financial report is attached to this report, setting out expenditure from the Municipal and Trust Funds. This report is provided in compliance with the Act and Regulations.

STATUTORY ENVIRONMENT

Section 6.4 of the Local Government Act 1995 (WA)(CI) requires a local government to prepare a financial report.

Regulation 34 of the Local Government (Financial Management) Regulations 1996 requires a local government to prepare a monthly or a quarterly financial report.

Regulation 35 of the Local Government (Financial Management) Regulations 1996 requires the local government to prepare the quarterly report in the form as set out.

POLICY IMPLICATIONS

There are no significant policy implications arising from this matter. Each Manager and the CEO are to ensure that the expenditure is incurred in accordance with the Annual Budget and or any variations as approved.

FINANCIAL IMPLICATIONS

The financial implications arising from expenditure from the Municipal and Trust funds are reported on a monthly/quarterly basis to Council via Financial and cash flow statements in accordance with the Act and Regulations.

STRATEGIC IMPLICATIONS & MILESTONES

Objective 1 of the Government environment is to “Provide good governance in line with the requirements of the Local Government Act and the culture of the Island”. Objective 4 of the same Environment is to “Effectively manage the resources of the Shire in line with the objectives of the Strategic Plan”.

VOTING REQUIREMENTS

A simple majority is required.

ATTACHMENTS

1. Financial Statements - Municipal Fund 31 March 2021.

SHIRE OF CHRISTMAS ISLAND

STATEMENT OF FINANCIAL ACTIVITY

FOR THE PERIOD 1 JULY 2020 TO 31 MARCH 2021

FM Reg 34
FM Reg 22 (1)(d)

		NOTE	31 March 2021 Y-T-D Actual \$	31 March 2021 Y-T-D Budget \$	2020/21 Budget \$	Variances Budget to Actual Y-T-D %	>10% & >\$10,000
Operating							
Revenues/Sources							
General Purpose Funding	3	1	6,571,517	4,834,288	6,445,717	35.9%	1,737,229
Governance		2	16,599	3,750	5,000		
Law, Order, Public Safety		3	461	675	900		
Health		4	14,247	14,250	19,000		
Welfare		5	995	1,500	2,000		
Housing		6	34,950	40,500	54,000		
Community Amenities		7	794,670	427,800	570,400	85.8%	366,870
Recreation and Culture		8	71,007	146,325	195,100		
Transport		9	118,832	205,500	274,000	(42.2%)	(86,668)
Economic Services		10	80,030	24,000	32,000		
Other Property and Services		11	10,715	10,500	14,000		
			7,714,023	5,709,088	7,612,117		
(Expenses)/(Applications)							
General Purpose Funding	3	12	(72,818)	(98,702)	(131,603)		
Governance		13	(517,660)	(600,551)	(800,735)		
Law, Order, Public Safety		14	(138,018)	(177,916)	(237,221)		
Health		15	(73,126)	(128,159)	(170,878)		
Welfare		16	(384,480)	(486,991)	(649,321)		
Housing		17	(102,673)	(117,077)	(156,103)		
Community Amenities		18	(1,093,988)	(1,362,824)	(1,817,099)		
Recreation & Culture		19	(1,435,327)	(1,660,976)	(2,214,634)		
Transport		20	(2,231,977)	(3,587,600)	(4,783,467)		
Economic Services		21	(95,950)	(154,687)	(206,249)		
Other Property and Services		22	(395,450)	(375,000)	(500,000)		
			(6,541,467)	(8,750,483)	(11,667,310)		
Adjustments for Non-Cash (Revenue) and Expenditure							
Profit/(Loss) on Asset Disposals	3	23	0	0	0		
Leave Accruals		24	0	77,816	103,754		
Movement in accrual interests			0	0	0		
Depreciation on Assets		25	1,031,334	1,819,725	2,426,300		
Capital Revenue and (Expenditure)							
Purchase Property, Plant & Equipment	3	26	(1,469,180)	(896,250)	(1,195,000)	(63.9%)	(572,930)
Purchase Infrastructure Assets - Roads		27	(687,398)	(525,528)	(700,704)	(30.8%)	(161,870)
Proceeds from Disposal of Assets		28	0	0	0		
Transfers to Reserves (Restricted Assets)		29	0	(54,502)	(72,669)	100.0%	54,502
Transfers from Reserves (Restricted Assets)		30	0	849,000	1,132,000	100.0%	(849,000)
Grants		31	919,465	525,528	700,704		
ADD Net Current Assets July 1 B/Fwd	1		388,615	303,836	405,115		
LESS Net Current Assets Year to Date	1		2,762,451	0	0		
Amount Raised from Rates			(1,407,059)	(941,770)	(1,255,693)		

FM Reg 32(d)

This statement is to be read in conjunction with the accompanying notes.

SHIRE OF CHRISTMAS ISLAND
STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD 1 JULY 2020 TO 31 MARCH 2021

31 March 2021 Actual \$	Brought Forward 1-Jul \$
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Note 1. NET CURRENT ASSETS

FM Reg 34 (2)(a) **Composition of Estimated Net Current Asset Position**

CURRENT ASSETS

Cash - Unrestricted	2,035,681	618,221
Cash - Restricted	5,113,659	5,113,659
Receivables	493,215	210,782
Inventories	954,079	385,109
Other Financial Assets	18,579	22,107
	8,615,212	6,349,877

LESS: CURRENT LIABILITIES

Payables and Provisions	(738,278)	(847,604)
	7,876,934	5,502,273
Less: Cash - Reserves - Restricted	(5,113,659)	(5,113,659)
Less: Cash - Restricted/Committed	(825)	0
NET CURRENT ASSET POSITION	2,762,451	388,615

Note 2. CURRENT RATIO

Current Assets	8,615,212	11.67 : 1
Current Liabilities	738,278	

QUICK RATIO

<u>Current Assets - (Restricted Assets + Inventories)</u>		
Current Liabilities		
<u>8,615,212</u>	- (<u>5,113,659 + 954,079</u>)
		<u>738,278</u>
		3.45 : 1

Ratios greater than one indicates that Council has sufficient current assets to meet its short term current liabilities.

10.2.2.1

Report	To Council Meeting - 27 April 2021
Item Number	F/A 10/2.2.1
Subject	Projected Cash Flows - Municipal Fund
Proponent	Finance
Reporting Officer	Manager Finance & Administration
Enabling Legislation	LG (Financial Management) Regs. 1996
File Number	

Projected Cash Flow January 2021 to June 2021

Month	January	February	March	April	May	June
Opening balance	55,000	1,000	51,000	7,000	1,000	1,000
Revenue						
General Purpose Grant	0	0	0	0	0	0
Rates	14,000	8,000	28,000	10,000	10,000	10,000
Others	0	62,000	70,000	80,000	80,000	80,000
CRA/R2R Grant/Com Svs Obligations	110,000	0	0	170,000	0	0
Reserve Funds	0	0	0	0	0	1,190,000
Transfer from Max-I/Fixed Term Deposit	597,000	523,000	660,000	734,000	910,000	0
Total Revenue	776,000	594,000	809,000	1,001,000	1,001,000	1,281,000
Expenditure						
Payroll	349,000	293,000	312,000	350,000	350,000	380,000
Payroll - ATO/Super	176,000	155,000	163,000	250,000	250,000	300,000
Purchases	250,000	95,000	327,000	400,000	400,000	600,000
Transfer to Fixed Term Account/Max-I	0	0	0	0	0	0
Total Expenditure	775,000	543,000	802,000	1,000,000	1,000,000	1,280,000
Closing Balance	1,000	51,000	7,000	1,000	1,000	1,000

Note:
Total Estimated Cash On Hand 31 March 2021

MUNICIPAL FUND

Max-I Account	\$ 2,027,963
FTD	z
Petty Cash/Cash Floats	\$ 600
Investments Shares	\$ 22,144
Cash At Bank	\$ 7,000
Sub-total	\$ 2,057,707
Less	
C'wealth/CRA/R2R Road Funding Projects	\$ -
Outstanding Creditors 31/03/21	\$ (166,645)
Total	\$ 1,891,062

RESERVE & TRUST FUNDS

Reserve Fund Operating Account	130
Reserve Fund - Max-I Account	37,374
Reserve Fund - FTD	5,026,309
Trust Fund Operating Account	0
Trust Fund - Max-I Account	0
Trust Fund - FTD - Taman Sweetland Open Space	55,845
Trust Fund - FTD - Phosphate Hill Open Space	64,574
Welfare Reserve Fund Operating Account	91
Welfare Reserve Fund - Max-I Account	1,493
Welfare Reserve Fund - FTD	84,094
Total	5,269,910

SHIRE OF CHRISTMAS ISLAND
STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD 1 JULY 2020 TO 31 MARCH 2021

Note 3. VARIANCES

FM Reg 34 (2)(b) **Variances greater than 10% and \$ 10,000 were due to:**

OPERATING REVENUE		
1 General Purpose	35.9% above budget estimate	due to rate notices charged to June 2021 & payment of 100%FAG.
7 Comm Amenities	85.8% above budget estimate	due to Residential Garbage charged to June 2021 & DIAC garbage collections - charged 7 days instead of 2 days per week.
9 Transport	-42.2% below budget estimate	due to C'Vealth, CRA (2/3) & R2R Roads Projects/Funding are Capital Revenue.
CAPITAL EXPENDITURE		
Property, Plant & Equip	-63.9% above budget estimate	due to construction of Skate Park/Computer & Covic-19 Staff Housing Upgrade.
27 Infrastructure Rd	-30.8% above budget estimate	due to completion of CRA & R2R Road Projects.



SHIRE OF CHRISTMAS ISLAND

SUBMISSION TO	Ordinary Meeting 27 April 2021
AGENDA REFERENCE	10.2.3
SUBJECT	Outstanding Rates/Debtors Reports 31 March 2021
LOCATION/ADDRESS/APPLICANT	N/A
FILE REFERENCE	3.1.9
INTEREST DISCLOSURE	Nil
DATE OF REPORT	20 April 2021
AUTHOR	Gan So Hon, Manager Finance & Admin
SIGNATURE OF AUTHOR	<i>Gan So Hon</i>
SIGNATURE OF CEO (Acting)	<i>Stefan</i>

RECOMMENDATION

The report is noted.

BACKGROUND

Policy and legislation require regular reports to Council about the extent of debt to the Shire and any actions to be taken or to recover unpaid monies.

A debt is defined as any amount of money owed to the Shire by virtue of the provision of services, levying of rates, fees and charges, funding agreements, the provision of private works or other fee for service and payment has not been made within 45 days of issuance of invoice, notice or agreement. A debt does not include instalment arrangements, unless the final instalment is overdue by 45 days or more.

COMMENT

As at 31 March 2021, the Shire was owed \$535,373. The breakdown of monies owed is as follows:

Payment Type	Total owed	Amounts under \$200	Amounts over \$200	Debts written off in preceding quarter	Debts referred to debt collection or subject to negotiated settlement/ Other
	\$	\$ & No.	\$ & No.	\$ & No.	\$ & No.
Rates & Services	303,250 67	1,234 12	302,016 55	Nil	Nil
Others	123,243 17	551 5	55,069 11	Nil	67,623 1
Private works/Grants	108,880 1	Nil	108,880 1	Nil	Nil

STATUTORY ENVIRONMENT

Section 6.13 of the Local Government Act 1995 (WA) (CI) and regulations 19A & 19B of the LG Financial Management Regulations apply. In relation to rates and service charge debts in excess of 3 years, Council must make at least 1 attempt to recover unpaid monies by court action before exercising the power to compulsory sell the property.

POLICY IMPLICATIONS

Council's FI – 5 Debt Recovery Policy applies. The policy sets out the scheme for pursuing debts via letters of demand and local court action. The CEO has delegated authority to pursue debt recovery and to write off debts under \$200. Council has the sole authority to write off debts over \$200.

FINANCIAL IMPLICATIONS

There are some costs to Council in pursuing debts, eg summons. However, Council can also apply interest penalties on outstanding debts and court fees, thereby mitigating these costs.

STRATEGIC IMPLICATIONS & MILESTONES

Objective 1 of the Governance environment is to "Provide good governance in line with the requirements of the LGA and the culture of the Island. Objective 4 of the same environment is to "effectively manage the resources of the Shire in line with the objectives of the strategic plan.

CONSULTATION

No consultation is required. Debtors will be contacted direct about their debts in accordance with the policy.

VOTING REQUIREMENTS



A simple majority is required.

ATTACHMENTS

Nil



SHIRE OF CHRISTMAS ISLAND

SUBMISSION TO	Ordinary Council Meeting 27 April 2021
AGENDA REFERENCE	10.5.1
SUBJECT	Report of Review to initiate formal review of the LPS No.2
LOCATION/ADDRESS/APPLICANT	
FILE REFERENCE	6.4.14
INTEREST DISCLOSURE	
DATE OF REPORT	22 April 2021
AUTHOR	Chris SU, MGRPG
SIGNATURE OF AUTHOR	
SIGNATURE OF CEO (ACTING)	

RECOMMENDATION

Council approve the *Review of Shire of Christmas Island Local Planning Scheme no. 2 report* and its recommendations within as follows:

- Pursuant to Regulation 66(3)(a)(iii) of the Planning and Development (Local Planning Schemes) Regulations WA (WA)(CI) to make a recommendation to the Western Australian Planning Commission that the Shire of Christmas Island Local Planning Scheme No.2 be repealed and a new scheme be prepared in its place with the LPS 2 repealed upon approval of the new scheme; and
- Pursuant to Regulation 66(3)(b)(iii) of the Planning and Development (Local Planning Schemes) Regulations 2015 (WA)(CI) to make a recommendation to the Western Australian Planning Commission that the Shire of Christmas Island Local Planning Strategy 2015 should be repealed and a new strategy prepared in its place.

BACKGROUND

SOCl must carry out the review the LPS No.2 from the 16 February 2021 (5 years anniversary of the gazetted LPS No.2) onwards pursuant to the requirements of **Part 6 Division 1 section 65** of the **WA Planning and Development (Local Planning Schemes) Regulations 2015 - Planning and Development Act 2005 (CI)**

Under **Part 6 Division 1 section 66 (1) (2) (3) of the WA Planning and Development (Local Planning Schemes) Regulations 2015** the SoCI must prepare and adopt a **Report of Review** to formally initiate the formal process of reviewing its LPS No.2.

COMMENT

Council approved at the March 2021 Council Meeting the first version of this Review of LPS2. This March version was completed and sent to the WAPC as required by

the regulations. WAPC advised by letter on 30.3.2021 of some additional information needed in the report before it could completely conform to WAPC's needs.

The GRPG Manager worked with the Dept. of Planning, Lands and Heritage to obtain the additional information. DPLH contact assisted in proofing the document to ensure that it would meet WAPC's requirements as outlined in the 30.3.21 letter.

STATUTORY ENVIRONMENT

Refer to Background section above

POLICY IMPLICATIONS

Compliance with the WA Planning Regulations

FINANCIAL IMPLICATIONS

A budget allocation exists to review the LPS2 concurrently with the CISA process.

STRATEGIC IMPLICATIONS & MILESTONES

- a) Approve the Report by resolution
- b) Provide the approved Report to the WAPC

VOTING REQUIREMENTS

Simple Majority

ATTACHMENT

10.5.1.1 – Review of SOCI LPS2 April 2021

10.5.1.2 – WAPC letter of 30th March 2021 advising need for additional information

Review of Shire of Christmas Island Local Planning Scheme no.2

April 22nd 2021



George Fam Centre, site of the Shire of Christmas Island offices

Prepared by:

Chris Su

Manager of Governance, Research, Policy and Grants

chris@shire.gov.cx

91648300 (237)

BACKGROUND

The Christmas Island Local Planning Scheme No.2 (LPS 2) was gazetted in February 2016 after receiving the sign off from then Minister for Territories Paul Fletcher in December 2015.

Christmas Island LPS 2 was prepared by the Shire of Christmas Island in accordance with the *Planning and Development Act 2005 (WA)(CI)* and took into consideration all of the elements required under the Act to do so. Strategic planning around land usage was given great weight in the context of the Island looking to diversify its economic base.

February 2021 marks the five year anniversary of LPS 2 and hence the mandatory review of the Scheme pursuant to Part 6 the *Planning and Development (Local Planning Schemes) Regulations 2015 (WA)(CI)*.

This Review of LPS 2 is being completed by following the manner and form in which a review is to be prepared, pursuant to Part 6, Division 1, Regulations 66(2) of the *Planning and Development (Local Planning Scheme) Regulations 2015*.

Planning and Development (Local Planning Schemes) Regulations 2015 – Reg 66

- (2) *The report must be prepared in the manner and form approved by the Commission and must include the following information —*
 - (a) *the date on which the local planning scheme was published in the Gazette in accordance with section 87(3) of the Act;*
 - (b) *the date on which each amendment made to the scheme was published in the Gazette in accordance with section 87(3) of the Act;*
 - (c) *the date on which the scheme was last consolidated under Part 5 Division 5 of the Act;*
 - (d) *an overview of the subdivision and development activity, lot take-up and population changes in the scheme area since the later of —*
 - (i) *the date on which the scheme was published in the Gazette in accordance with section 87(3) of the Act; and*
 - (ii) *the date on which the scheme was last reviewed;*
 - (e) *an overview of the extent to which the scheme has been amended to comply with the requirements of any relevant legislation, region planning scheme or State planning policy.*

Regulation 66 (2)(a)

The date on which the local planning scheme was published in the Gazette in accordance with section 87(3) of the Act;

LPS 2 was gazetted on 17th February 2016.

Regulation 66 (2)(b))

The date on which each amendment made to the scheme was published in the Gazette in accordance with section 87(3) of the Act

Strategic Context – Scheme Amendments

There have been two amendments to LPS 2 made in its five year life as summarised below:

SHIRE OF CHRISTMAS ISLAND SCHEME NO. 2 - TEXT AMENDMENTS

AMD NO	GAZETTAL DATE	UPDATED WHEN		DETAILS
		DATE	BY	
2	16/6/17	21/6/17	AT	<p>Amended clauses 1.4 Deleted references to the following terms and replaced them with the corresponding term throughout the scheme:</p> <ul style="list-style-type: none"> • planning application with development application • planning approval with development approval • Council with local government • Residential Planning Codes with R-Codes. <p>Amended sub-clauses: 1.5(e), 1.7.1(b), 1.7.2(b), 5.8.2, 5.9.1, and 5.10 Deleted "2005" from sub-clause 1.5(g). Deleting the following clauses from the Scheme Text, as they have been superseded by the deemed provisions set out in the <i>Planning and Development (Local Planning Scheme) Regulations 2015</i> Schedule 2:</p> <ul style="list-style-type: none"> • Clauses 2.1 - 2.6, 5.12, 5.13, 7.1, 7.4 - 7.6, 7.8, 7.9, 7.11, 8.1, 8.3, 8.4, 9.1 - 9.4, 10.1 - 10.10 and 11.1 - 11.7. • Sub-clauses 5.2.1, 5.8.1, 5.9.2 - 5.9.4, 5.11.1 - 5.11.3, 5.11.5 - 5.11.9, 7.2.1, 7.2.2(a)-(b), 7.2.3, 7.2.5, 7.2.7, 7.3.1, 7.3.2(a)(i)-(ii), 7.3.2(a)(iv), 7.3.2(a)(vi), 7.3.2(b), 7.3.3(b)-(c), 7.3.4 - 7.3.5, 7.3.7 - 7.3.8, 7.7.1, 7.7.3 - 7.7.5, 7.10.2, 8.2(a)(i)-(ii), 8.2(a)(iv), 8.2(b), 8.2(c)(i)-(ii), 8.2(c)(iv)-(v), 8.2(d)-(e), 8.2(j) and • Schedules 6, 8 and 9. <p>Amended the following clauses by removing the cross references to the clause deleted by the amendment and replaced them with cross references to the deemed provisions set out in the <i>Planning and Development (Local Planning Scheme) Regulations 2015</i> Schedule 2: 3.4.2(a), 4.3.2(a), 4.3 Note 3, 4.4.2(b), 4.8(c), 4.9.2, 5.5.2, 5.6.2(a), 5.6.3(a) and 6.1.3(b). Amending Clause 4.3 Note 1. Amended Table 1 - Zoning Table to make Ancillary Accommodation a P use in the Residential Zone. Inserted new Schedule A - Supplement Provisions. Deleted definitions Advertisement, Amenity, Building Code, Conservation, Cultural Heritage Significance, Development Contribution Plan, Owner, Place, Premises, Region Scheme, Residential Planning Codes, Substantially Commenced, Zone and Plantation from Schedule 1. Amending various definitions in Schedule 1.</p>
1	27/7/18	30/07/18	HB	<p>Amend Schedule 2 – additional uses - by insertion of No.1 - Lots 417, 418, 419, 420 and 422 Kilm Place and Murray Rd. Amend Scheme Map 3 to show additional use. Delete clause 4.5 and replace it with new text.</p>

Strategic Context – Local Planning Strategy Amendments

There have been no amendments to the *Christmas Island Local Planning Strategy 2015* document.

Regulation 66(2)(c)

The date on which the scheme was last consolidated under Part 5 Division 5 of the Act.

LPS 2 has not been consolidated under Part 5 Division 5 of the *Planning and Development Act 2005(WA)(CI)*

SHIRE OF CHRISTMAS ISLAND

Local Planning Scheme No. 2

Updated to include AMD 1 GG 27/07/2018



Department of Planning,
Lands and Heritage

Prepared by the
Department of Planning, Lands and Heritage

Original Town Planning Scheme Gazettal

17 February 2016

DISCLAIMER

This is a copy of the Town Planning Scheme produced from an electronic version of the Scheme held and maintained by the Department of Planning, Lands and Heritage. Whilst all care has been taken to accurately portray the current Scheme provisions, no responsibility shall be taken for any omissions or errors in this documentation.

Consultation with the respective Local Government Authority should be made to view a legal version of the Scheme.

Please advise the Department of Planning, Lands and Heritage of any errors or omissions in this document.

Department of Planning,
Lands and Heritage
Gordon Stephenson
House

website: www.dplh.wa.gov.au
email: info@dplh.wa.gov.au
tel: 08 6551 9000
fax: 08 6551 9001

Regulation 66(2)(d)

An overview of the subdivision and development activity, lot take-up and population changes in the scheme area since the later of –

- (i) *the date on which the scheme was published in the Gazette in accordance with section 87(3) of the Act; and*
- (ii) *the date on which the scheme was last reviewed;*

Development Activity in the Local Government Area in Local Planning Scheme No. 2

CI LPS 2 has never been reviewed until now. It was published in the Gazette on 17 February 2016. It's five year life brings it to February 2021.

There has been several major development activities in the life of LPS 2 as follows-

- a) Expansion of the Light Industrial Area
- b) Establishment of additional Tourism Accommodation supply at both the luxury and standard levels

These have taken place in areas where Structure Plans were not needed. Hence, no Structure Plans have been endorsed under the CI LPS2.

The major activities in the 2016-2021 period however are to do with the Commonwealth. The Immigration Detention Centre has re-opened and is presently operating at a capacity which requires 250 odd mainland staff on Island to operate the facility¹ in tandem with the dozens of locals that are engaged there. This is significant in the context of our Island's population. For reference the largest local employer is the mine which has 100 FTE in its organisation of 30 years.

The Commonwealth has also commenced the *Christmas Island Strategic Assessment*, which is a Strategic Assessment under the *Environmental Protection and Biodiversity Conservation Act (1999) Cth*. This seeks to undertake documentation of heritage and conservation values that must be taken into consideration by any potential developer on a site that the Commonwealth wishes to make available through sale or lease.

In March 2017, then Minister Mc Veigh had announced the sale or lease of eleven significant sized parcels of land in the township precinct². This is the first land to be released on Christmas Island not for mining usage since the Island came under control of the Commonwealth in 1958.

Combining with the medium term end of mining on Christmas Island in 2034, and the preceeding five year shut down and clean up process the mine will undertake prior to this date, the question of strategic use of land to maximise economic diversification possibilities has taken front and centre for Council's strategic thinking.

Opportunities to diversify the economy and according land release coincides with the five year mandatory review of a LPS under the WA framework.

¹ See Appendix 'Community Fact Sheet and FAQ – Transfer of Detainees to Christmas Island' Australian Border Force, 4.8.2020

² See Appendix Minister Mc Veigh Media Release, March 2017

Structure Plans that have been endorsed under the Scheme:

There have been no Structure Plans endorsed under the CI LPS2.

Lot Creation – Preliminary and Final Approval The following tables the preliminary and final approvals from 17 Feb 2016 to 31 March 2021 on Christmas Island.

Christmas Island - Preliminary and Final Approvals - 17 February 2016 to 31 March 2021

Output Stage	Output Lots	ZONE	APP NO	APP DEFINITION	APPTYPE	STAGE ID	APPROVAL DATE	SUBURB	LGANAME	SUBJECT
FinalApps	1	Other	148244	S	SUBDIVISION	F	Mar 01, 2017	CHRISTMAS ISLAND	SHIRE OF CHRISTMAS ISLAND	Subdivision To Create 10 Lots For Industrial Purpose
FinalApps	3	Industrial	148244	S	SUBDIVISION	F	Mar 01, 2017	CHRISTMAS ISLAND	SHIRE OF CHRISTMAS ISLAND	Subdivision To Create 10 Lots For Industrial Purpose
Cond Approvals	4	Residential	156605	S	SUBDIVISION	P	Jul 26, 2018	CHRISTMAS ISLAND	SHIRE OF CHRISTMAS ISLAND	SUBDIVISION to create 4 lots for RESIDENTIAL purpose
Cond Approvals	4	Residential	155416	S	SUBDIVISION	P	Sep 26, 2017	CHRISTMAS ISLAND	SHIRE OF CHRISTMAS ISLAND	Subdivision To Create 4 Lots For Residential Purpose

Extracted on 15/4/2021 by Spatial Data, Data Analytics

Dwelling Commencements (based on building licenses)

Date	Location	Builder	Permit Number
7.4.2015	Lot 19, House 18 Plant Hill Road, Phosphate Hill	Watson's Carpetnry	07/2015
2.9.2019	318 Tong Chee Road, Christmas Island	David Guest Building	03/2019

There have been two dwelling commencements on Christmas Island in the past five years. Both of these are residential developments. They are both used for tourism accommodation on occasion.

Commercial Development Activity

The most notable development activity has to do with the standing up of the Immigration Detention Centre at North West Point. As noted, this is outside the jurisdiction of the local council and WA legal framework. This has spawned some commercial activity in the township, but not so much that new lands have been developed to support the IDC operations.

Other Available Development Information –

The Commonwealth's development projects on Christmas Island exist outside the framework of the CI Local Planning Strategy 2 when they take place on Commonwealth land.

There are several instances of the Commonwealth operating outside the WA planning process to meet their own needs. As such no planning or development approvals were lodged with Council. The majority of these development initiatives were to do with the Immigration Detention needs of the Commonwealth.

One notable exception was the Commonwealth granting permission to a resident to operate a halal grocery store in a Commonwealth owned building that did not meet the zoning or parking requirements as such under WA legislation.

It was deemed by the Commonwealth to be an acceptable use of the building to cater for the significant sized Islamic community on the Island which did not up until that point in 2016 have a dedicated halal grocery.

The Shire applies applicable health regulations for the grocery, but does not action zoning or associated requirements thereof.

Development of a luxury eco-resort within the Christmas Island National Park also took place in the period. The Commonwealth granted permissions for the investor to construct; no building or development application was lodged with Council.

Population Change

The present population of the Island is 1921 as per the Christmas Island's 2017 Preliminary Estimated Residential Population from the Australian Bureau of Statistics, 3218.0 – Regional Population Growth 2016-17.

Currently, the Western Australian State Demographer does not produce official population forecasts for the Shire of Christmas Island.

In 2020, the Department of Planning, Land and Heritage prepared the *Christmas Island Land Supply Analysis* (CI LCA)³ which provides a broad overview of the existing and future land capacity of the settlements on Christmas Island with respect to potential population growth. In particular, the CI LCA examines land identified for residential, commercial and industrial development and considers possible implications with regard to the local government area's land supply needs in the context of a number of nominal population scenarios.

The CI LCA concluded that based on the current extents of zoned residential land and land identified for future residential purposes within LPS 2, this analysis suggests that there is a sufficient amount of land capable of substantial further development to cater for a considerable expansion of Christmas Island's existing population.

Consultation

The Shire of Christmas Island has undertaken significant consultation activities as part of our process to review the CI LPS2. These have been triggered not only by the mandatory five year requirements, but by the Commonwealth's initiative to commit to a Strategic Assessment of large areas of Crown Land for economic development in February 2019⁴ and community dissatisfaction of the boom-bust cycles in the last five years.

Consultation with Commonwealth -

The significance of this Christmas Island Strategic Assessment (CISA) process can not be understated. It is the first time that the Commonwealth will release land on Christmas Island for any economic development purposes outside mining since 1958, when the Island came under control of the Commonwealth.

A 2019 meeting with the Assistant Minister for Territories and the Shire of Christmas Island saw a commitment from the Minister to have the Department undertake a monthly CISA-LPS teleconference with itself, the Shire and the DPLH to progress the projects in tandem. It was recognised by all parties that the outcomes would be most aligned if the local, state and federal agencies could have regular contact.

There were seven teleconferences in 2020 with the Department, with a subsequent two postponed because of COVID. These meetings continue in 2021.

³ Shire-of-Christmas-Island-LCA <https://www.dplh.wa.gov.au/getmedia/2ee27185-da25-4989-8dd5-4432935e5dd2/Shire-of-Christmas-Island-LCA>

⁴ Christmas Island Strategic Assessment Agreement between Minister for Territories and Minister for the Environment, February 2019 <https://www.environment.gov.au/system/files/pages/252ac14f-9424-49be-845c-468adfd18f3a/files/christmas-island-strategic-assessment-agreement.pdf>

Consultation with State Government-

The Shire of Christmas Island developed with the DPLH in 2019 the “CISA-LPS Flowchart” that worked as a timeline between the Shire, DPLH and Department of Territories as to when actions would happen over the following two years leading to the finalisation of the CISA EPBC process and the Shire’s mandatory review of the LPS slated in 2021.

This was adopted by Council at the October 2019 Council Meeting (resolution 97/19) and presented to the Department to inform them of our way going forward⁵.

Many of the subsequent meetings with the DPLH in the context of the LPS and CISA progress has happened under this framework.

Consultation with major stakeholders-

In line with the CISA-LPS Flowchart, the Shire sought to review the Strategic Directions of its present LPS2. The Strategic Directions underpin the economic thought rationale for LPS2 in respect to land allocation. Subsequently the Strategic Directions needed to be updated to understand what major stakeholders were planning in respect of the next five years.

Shire undertook a Strategic Directions review from March to August 2020 with major stakeholders and all residents on Christmas Island. Submissions were sought and received from –

- a) Phosphate Resources Limited
- b) Water Corporation WA
- c) Christmas Island Tourism Association
- d) Indian Ocean Group Training Association
- e) Extra Divers Christmas Island

The responses were used to update the Strategic Directions draft. It will subsequently inform the Council on how to organise zoning and other development land planning opportunities to match the requirements identified in feedback from stakeholders.

Further mandated public comment periods when the Draft Local Planning Scheme 3 will also assist to refine Council’s rationale for land and planning opportunities in the economic, social and environmental space.

⁵ See Appendix for “CISA-LPS Flowchart.” Council Ordinary Council Meeting minutes of 22.10.2019 viewable at <https://www.shire.gov.cx/>

Consultation with Christmas Islanders

2015-2021 has seen a continuation of boom-bust cycles of previous decades. It is unsustainable for a small town to experience such highs and lows in terms of retaining population, economic growth and so on.

The Shire has put out, received comments and consequently refined several key economic planning documents that will have a significant impact on land planning –

- a) Shire of CI Land and Economic Futures Charter
- b) The Christmas Island - Singapore Strategy

In summary these two documents discuss options for economic diversification away from the traditional industries of mining (due to end 2034) and immigration services (reliant on changing Government policy).

Meaningful Tourism, Education and Agricultural sectors are highlighted in these two documents. The CISS plan has specific steps to achieve these ends which are presently being executed by Council.

Council's aim is to progress land development planning to seize on the opportunities documented in the CI-Singapore Strategy. The CI Land and Economic Futures Charter informs Shire's policies for economic development on the Island.

Officer's Comments

The Commonwealth conducting the EPBC Act Strategic Assessment on Crown land, the planned release of assessed land to the market by the Commonwealth and the impending end of the mining era on Christmas Island brings opportunities to develop the Tourism, Agricultural and Education potential of the Island.

It is a conjunction in opportunity of rarity and weight that is happening at the five year expiry of the LPS2.

The Shire of Christmas Island has seized the moment and with their land planning obligations under the Act wish to take the opportunity to consult with residents, businesses, state and federal agencies as well as education institutes domestic and abroad to see what can be achieved.

The Island is a finite space, and exact planning is needed to maximise opportunities presented as mining ends slowly in the 2020s. The population needs new jobs in new sectors to maintain life on Christmas Island; new sectors need land released to start their initiatives. It is the role of Local Government to be able to liaise between its constituents, industry and investors to develop outcomes that will appeal to all.

A new Local Planning Strategy and Scheme is needed especially in the lack of any WA State Government Region Planning Scheme or State Planning Policy to frame development.

- Chris Su, Manager of Governance, Research, Policy and Grants.

Regulation 66(2)(e)

An overview of the extent to which the scheme has been amended to comply with the requirements of any relevant legislation, region planning scheme or State planning policy.

LPS 2 was prepared prior to the commencement of the *Planning and Development (Local Planning Scheme) Regulations 2015(WA)(CI)* and there is variation between the provisions of LPS 2 and the model scheme provisions as detailed in Schedule 1 of the Regulations.

CI LPS2 has been amended to provide consistency with the deemed provisions in Schedule 2 of the Regulations.

There are no Region Planning Schemes which apply to the Shire of Christmas Island.

Given the 5-year timeframe since LPS 2 was gazetted, the provisions of LPS 2 are considered to be consistent with the contemporary State Planning Policy framework.

Recommendation

That Council resolves:

- pursuant to Regulation 66(3)(a)(iii) of the *Planning and Development (Local Planning Schemes) Regulations 2015 (WA)(CI)* to make a recommendation to the Western Australian Planning Commission that the Shire of Christmas Island Local Planning Scheme No. 2 be repealed and a new scheme be prepared in its place; and
- pursuant to Regulation 66(3)(b)(iii) of the *Planning and Development (Local Planning Schemes) Regulations 2015 (WA)(CI)* to make a recommendation to the Western Australian Planning Commission that the Shire of Christmas Island Local Planning Strategy 2015 should be repealed and a new strategy prepared in its place



Your ref:
Our ref: TPS/2716
Enquiries: Peter Wood
Email: Peter.Wood@dplh.wa.gov.au

Chief Executive Officer
Shire of Christmas Island
Po Box 863
Christmas island WA 6798

Transmission via electronic mail to: chris@shire.gov.cx

Dear Sir/Madam

REVIEW OF THE SHIRE OF CHRISTMAS ISLAND'S LOCAL PLANNING SCHEME NO. 2

I refer to your email received 24 March 2021 regarding the report of review for the Shire of Christmas Island's Local Planning Scheme No. 2.

The report provided has been reviewed and it is advised that further information is required to be submitted prior to the Western Australian Planning Commission (WAPC) giving consideration to the report of review under Part 6 of the *Planning and Development (Local Planning Schemes) Regulations 2015 (WA)(CI)* ('LPS Regs').

The following additional information is requested:

- the report of review is to be prepared in the manner and form approved by the WAPC (LPS Regs, Regulation 66(2));
- the report of review is to provide additional information on lot take-up and population changes in the scheme area (LPS Regs, Regulation 66(2)(d)). This is to include the following details:
 - lot creation – preliminary and final approval - since the date on which the scheme was published in the *Gazette*;
 - the current population of the local government area, as well as the predicted population change - where will this population be located, and what demands will the population create in regard to land development, infrastructure and services?
- the report of review is to provide an overview of the extent to which the scheme has been amended to comply with the requirements of any relevant legislation, region planning scheme or State planning policy (LPS Regs,



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Postal address: Locked Bag 2506 Perth WA Street address: 140 William Street Perth WA 6000
Tel: (08) 655 19000 Fax: (08) 655 19001 corporate@dplh.wa.gov.au <http://www.dplh.wa.gov.au/>
ABN 35 482 341 493

Regulation 66(2)(e)). This is to include details of any provision in the scheme that varies or excludes a provision set out in Schedule 1 of the LPS Regs.

- the report of review is to provide a recommendation (and Council is to resolve) in respect of the Shire's Local Planning Strategy in accordance with the options set out in the LPS Regs, Regulation 66(3)(b).

The above information is requested by 5 May 2021 to assist with the review of the scheme.

Please direct any queries about this matter to Peter Wood on (08) 6551 9357 or peter.wood@dph.wa.gov.au.

Yours sincerely



Ms Sam Fagan
Secretary
Western Australian Planning Commission

30/03/2021