



CITY OF  
**MONASH**

# **MINUTES**

**MEETING OF COUNCIL**

**HELD ON**

**TUESDAY 26 NOVEMBER 2024**

**at 7:00 PM**

**COUNCIL CHAMBER**

**CIVIC CENTRE, 293 SPRINGVALE ROAD, GLEN WAVERLEY**

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## 1 ACKNOWLEDGEMENT OF COUNTRY

Monash Council acknowledges the Traditional Owners of the lands on which we meet, the Wurundjeri Woi Wurrung and Bunurong People, and recognises their continuing connection to the land and waterways.

We pay our respects to their Elders past, present and emerging and extend this to all Aboriginal and Torres Strait Islander People.

## 2 PRESENT AND APOLOGIES

### PRESENT

Councillors: P Klisaris (Mayor), B Little (Deputy Mayor), A de Silva, J Fergeus, S James, G Lake, E Lee, C Little, N Luo, S McCluskey, R Paterson

Officers: A Diamond, J Doake, R Hopkins, P Panagakos, J Robertson, A Sapolu, T Shoshan, S Wickes, S Candeland, G Budhiraja

### APOLOGIES

Nil

## 3 DISCLOSURES OF INTEREST

Cr Lee declared a General Conflict of Interest for:

- Item 7.4.1 Update on State Government Housing Announcements

## 4 CONFIRMATION OF MINUTES

### RECOMMENDATION

Moved: Cr Luo

Seconded: Cr B Little

### MOTION

**That the minutes of the following meetings be taken as read and confirmed:**

- **Meeting of Council held on 22 October 2024.**

**CARRIED**

## 5 RECEPTION AND READING OF PETITIONS, JOINT LETTERS AND MEMORIALS

Moved: Cr James

Seconded: Cr McCluskey

### PROCEDURAL MOTION

That Council receive the following Petition and forward it to the relevant officer for action

1. Reconsider the Allocation of Carlson Reserve.

CARRIED

## 6 PUBLIC QUESTION TIME

The Mayor advised that eleven (11) questions had been received.

Question 1: Maria Palatsides from Hughesdale asked:

In this matter council lays out the ROAD RECONSTRUCTION WORKS for 2024-25. Pavement, drainage rehabilitation, footpath, kerb, channel, vehicular crossover, new road humps and traffic islands and sign installation and associated pavement markings at a cost of \$2,003,586.41 with a further allocation of \$160,600 for Contingencies. When will council be fixing the potholes which are currently causing tyre blow outs, damage to vehicles? Who can we send our car damage and maintenance bills to at council seeing you are liable for providing safe roads? Do councillors not drive on the same roads? Are they not seeing the worse deterioration on Monash roads in 50 years? When will our roads be a priority and the safety of those who travel on them? Please prioritise roads over roundabouts and speedhumps. Be the reason we move better in Monash and do not continue to be the reason we are hindered.

***Council provided the following response:***

***Council maintains roads in line with its Road Management Plan and asset condition audits. Minimal potholes exist on Council-maintained roads. We continue advocating to the Department of Transport about State Government-managed arterial roads. If you notice potholes or issues on Council roads, please inform our officers.***

Question 2: Maria Palatsides from Hughesdale asked:

Can council please explain how providing ratepayers money to support a resident's request to financially aid them in getting a volunteer internship at the United Nations' Legal office is a justifiable use of ratepayer's money? On page 3 you have asked the applicant if the activity clearly targets City of Monash residents and provide a direct service/function to local groups or individuals? can you please explain the yes answer here and advise all residents what the United Nations benefits are to Monash? Please

explain why our corporation council will provide support to such a global organisation that has global immunity and it's member's impunity from their global actions?

***Council provided the following response:***

***Council's Discretionary Fund Policy and Procedures were adopted by Council in 2018. This provides the criteria on which Council can make its decisions to provide funding, which includes decision making on the basis that the funding provides a direct service or function to individuals. I also note that this matter has not yet been determined and will be considered later on the Agenda.***

Question 3 and 4: Maria Palatsides from Hughesdale asked:

I would like to thank council for this vitality important update on the changes to planning that have seen state government usurp local planning in an attempt to administer Plan Victoria which will ultimately destroy the streetscape and appeal of our lovely suburbs and turn them into climate change challenges and hindrances to carbon zero. Will council consider information sessions to explain to residences the impacts on our suburbs and help answer their questions?

Over the past month, we have observed CEOs of other Melbourne councils holding public town hall-style meetings to openly discuss their concerns about the SRL including activity centres and building height changes with their constituents. Given yesterday's confirmation from Vic Govt Minister Harriet Shing on ABC radio that the SRL is primarily a housing project intended to accommodate population growth (largely through immigration) not as it was once sold as a transport project, it is crucial that this process returns to the community to restore genuine democratic engagement.

After the caretaker period ends, will the Monash CEO Dr Diamond commit to follow suit by hosting a similar open forum, allowing residents to voice their concerns about the SRL, activity centres and building height changes?

***Council provided the following response:***

***The Suburban Rail Loop and changes to Activity Centres are State Government projects, including community engagement and consultation. You may wish to raise your concerns with your local MP.***

***Council held meetings early in the project to gather community feedback, which informs our advocacy. We will continue raising concerns with SRLA and encourage them to hold public information sessions.***

Question 5: Konstandinos Tsagaris from Mount Waverley

If matters requested to be dealt with at a Council Meeting, aren't dealt with for a variety of reasons, will they be dealt with in the following Council meeting?

***Council provided the following response:***

***If Council is unable to attend to all items on an Agenda, there is an ability for those items to be adjourned to a later meeting date. The management of Council meetings is addressed by Council's Governance Rules.***

Question 6: Konstandinos Tsagaris from Mount Waverley

Given that the street width in the vast majority of the streets catered for only one house per block. Could I and every other resident in the section of Wilga Street please ask Council to:

1. Make it a requirement for whenever two or more properties are built on single block that it's a requirement that the builders place concrete blocks next to the pavement, so the increased numbers of cars per block can at the very least park their cars on them and make driving down the a road with cars parked on either side, "vastly safer" so there is less chance of accidently hitting a car.
2. Council provides concrete blocks to residents at cost price so they can do the very same thing for safety's sake.

***Council provided the following response:***

***Council does not support concrete aprons for nature strip parking due to stormwater runoff, reduced tree space, and decreased permeable areas. While parking on nature strips is allowed if no damage or safety issues occur, it remains an offence enforceable by police. We ensure developments include adequate on-site parking and consider restrictions where needed. On-street parking, like on Wilga Street, often slows traffic by narrowing the road, while fewer parked cars can increase speeds.***

Question 7: Konstandinos Tsagaris from Mount Waverley

Given that on the Council counter there is a small framed poster with a QR barcode scanner that asks for comments about the services provided, can I make the following suggestion. That sign is part of the Council's attempts to "continuously improve" its services. Based on "Continuous improvement" could I please ask Council to provide the website and the link so that I can find out "what matters are listed in the Council's Agenda?" I'd rather have that then waste my time and Council's employees time answering telephone questions or answers, questions over the counter, time is money.

***Council provided the following response:***

***The Council Meeting Agenda is published on our website 5 days before the Meeting. You can view it by visiting Council's website and clicking the Council Meetings Tab on the home page. There is also a QR Barcode available on the meeting night which is displayed outside of the Council Chambers – this will take you to the Council Agenda. Please contact our Governance team should you need further information.***

Question 8: Konstandinos Tsagaris from Mount Waverley

In the last Council Meeting for 2022, I presented Council with a petition signed by all the residents in Wilga Street whose houses back into Pinewood Reserve stating that when it rained, due to the slope behind our houses our properties were being affected by and underground seepage. We requested that Council plant a significant number of trees so that the tree roots could soak up the water thus not adversely affecting our properties. There was a unanimous vote by the Councillors that for a number of reasons that it would be done. However, this is yet to be done. Could I and all my neighbors please ask you to honour your unanimous vote?

***Council provided the following response:***

***Further to your questions on this topic raised at the previous Council meetings of 14 December 2021 and 26 April 2023, I can advise that in the last 12 months Council has planted approximately 20 trees in Pinewood Reserve on the North-western side of the reserve between the Melbourne Water easement and the oval fence. Council officers have further identified the area surrounding the recently constructed cricket training nets as an opportunity to plant additional trees. These will be planted in autumn 2025.***

***Council officers have also previously undertaken works to improve the swale drain and lodged a service request with Melbourne Water relating to this matter.***

Question 9 and 10: John Leloudas from Mount Waverley

Why Was Co-Sharing Carlson Reserve Not Actively Pursued? Given that the EOI process mentioned the possibility of co-sharing and that Waverley Wanderers FC was the incumbent tenant of Carlson Reserve for over 30 years, what led council to determine that co-sharing was not a viable or preferred option? What specific steps or criteria were used to assess the feasibility of co-sharing during the decision-making process, and how were these communicated to participants?

How Was the Carlson Reserve EOI Process Transparent in Evaluating Co-Sharing Options?

The EOI process was described as transparent, yet co-sharing—mentioned as an option—was not pursued or recommended in the final outcome. What specific measures were taken to evaluate the feasibility of co-sharing arrangements during the EOI process, and how did council ensure that this aspect was considered fairly and communicated openly to all participants?

***The Mayor read the following response:***

***Participation and membership were a key criterion of the Expression of Interest. None of the submitters to the Expression of Interest raised the potential of sharing the facility in their submission and as such this was not considered as part of the assessment process.***

***The successful submitter has indicated that it will fully utilise the reserve in expanding its existing programs, particularly for juniors and girls.***



Question 11: John Leloudas from Mount Waverley

How Does Council Justify the Pavilion Grading Between Argyle and Mayfield Reserves? Council has stated that Argyle Reserve and Mayfield Reserve pavilions are both graded as C-grade facilities. Argyle Reserve recently underwent a \$1.2 million upgrade, including female-friendly change rooms and a multipurpose space, while Mayfield Reserve has no comparable amenities and faces ongoing issues such as brown tap water and sewer backflow. How does council justify the equivalence in grading between these facilities, and how does this align with its Active Monash Sports Club Framework and Fair Access Policy?

***The Mayor read the following response:***

***Argyle Reserve sports pavilion underwent an upgrade and opened in 2017 jointly funded by Council and the State Government.***

***Its classification as a class C facility is consistent with the Active Reserves Facility Hierarchy which states that:***

***“Class C facilities usually cater for a lower grade of sport such as junior training and competition and in some cases local level senior training/competition and/or as overflow/training facilities.”***

***Minor Sports Pavilions (Class C) provide base level facilities for participation and typically have an indicative footprint of around 350m<sup>2</sup>.***

***More recently in 2022, Council upgraded the changeroom and DDA amenities at Mayfield Park Reserve to be fit-for-purpose and female friendly, upgraded the sportsground lighting to 100 LUX LED in 2020 and completed a kitchen upgrade in 2019.***

***Accordingly, Argyle Reserve and Mayfield Park Reserve pavilions are both rated C-class pavilions under the hierarchy. While one may have been built more recently they provide a similar level of amenity.***

***The grading and allocation of these facilities is consistent with Council’s Sports Club Framework and the State Government’s Fair Access Policy.***

At 7.10pm Public Question Time concluded.

## 7 OFFICERS' REPORTS

### 7.1 City Development

#### 7.1.1 TOWN PLANNING SCHEDULE

Moved: Cr Luo

Seconded: Cr McCluskey

#### MOTION

That Council notes the report containing the Town Planning Schedules.

CARRIED

#### 7.1.2 TPA/50096/C - 48 BLANTON DRIVE, MULGRAVE - AMENDMENT TO PERMIT ISSUED FOR BUILDINGS AND WORKS TO THE EXISTING HOSPITAL AND ASSOCIATED SIGNAGE

Moved: Cr Klisaris

Seconded: Cr B Little

#### MOTION

That Council resolves

- A) to issue a Notice of Decision to Amend Planning Permit TPA/50096/B for buildings and works to the existing hospital and signage at 48 Blanton Drive, Mulgrave subject to the following conditions:

##### Amended Plans Required

1. Before the development of Stage 2B starts, amended plans drawn to scale and correctly dimensioned must be submitted to the satisfaction of and approved by the Responsible Authority. When approved, the plans will be endorsed and then form part of the Permit. The plans must be generally in accordance with the plans submitted to Council prepared by HSPC, dated 09.02.2024 & 28.02.2024 but modified to show:
  - a) Full construction details for the extension of Police Road and shared bike and pedestrian path (for the extent shown on the architectural plans) to be submitted to the City of Monash and the City of Greater Dandenong.
  - b) The main accessway at the ground level of the multideck car park to be widened/amended with updated swept path assessment demonstrating acceptable clearance between entering and exiting vehicles and to columns and kerbs to be generally in accordance with the discussion plan prepared by Onemilegrid (Revision H).

- c) Convex mirrors provided where appropriate sight lines are not able to be achieved.
- d) Parking spaces adjacent to walls provided with 300mm clearance to allow for door opening unless the parking space is reserved for staff parking.
- e) Deletion of car stops for central parking aisles within the multi deck car park.
- f) Widening of the intersection of the north-south accessway and east-west accessway (next to the southeast corner of the multideck car park and car park space (CP.01) as required to accommodate concurrent B99 vehicle movements.
- g) The oxygen tank enclosure to be provided with a minimum 2.4m landscaped setback from the northern boundary, and subsequent relocation of the two loading bays as a result.
- h) Elevations of the oxygen tank enclosure including heights and building materials.
- i) Revised Landscape Plan in accordance with Condition 4.
- j) Tree Protection Management Plan in accordance with Condition 5.
- k) Revised Car Parking Management Plan in accordance with Condition 7 to reflect latest parking numbers and parking occupancy rates and allocation of staff and visitor parking during construction.
- l) A Parking Signage Plan to indicate how parking (including pricing and conditions of entry) will be signed for visitors and staff, wayfinding, and details of real-time dynamic signage to indicate parking availability in the multi deck car park.
- m) Revised Waste Management Plan in accordance with Condition 8
- n) Sustainable Management Plan in accordance with Condition 10.
- o) An Acoustic Report in accordance with Condition 11.

All to the satisfaction of the Responsible Authority.

#### **No Alteration or Changes**

2. The development and use as shown on the endorsed plans must not be altered without the written consent of the Responsible Authority.

#### **Compliance with documents approved under this permit**

3. At all times, what the permit allows must be carried out in accordance with the requirements of any document approved under this permit to the satisfaction of the responsible authority.

#### **Landscaping**

4. A landscape plan prepared by a Landscape Architect or a suitably qualified or experienced landscape designer, drawn to scale and dimensioned must be submitted to and approved by the Responsible Authority prior to the commencement of each stage of works. The plan must show the proposed landscape treatment of the site including, where relevant:
  - all changes required by Condition 1 including additional planting along the northern boundary.

- the location of all existing trees and other vegetation to be retained on site.
- provision of canopy trees with spreading crowns located throughout the site including the major open space areas of the development.
- planting to soften the appearance of hard surface areas such as driveways and other paved areas.
- a schedule of all proposed trees, shrubs and ground cover, which will include the size of all plants (at planting and at maturity), their location, botanical names and the location of all areas to be covered by grass, lawn, mulch or other surface material.
- the location and details of all fencing.
- the extent of any cut, fill, embankments or retaining walls associated with the landscape treatment of the site.
- details of all proposed hard surface materials including pathways, patio or decked areas.

When approved the plan will be endorsed and will then form part of the permit.

#### **Tree Protection Management Plan**

5. Concurrent with the submission of amended plans required by Condition 1 and prior to any demolition or site works, a Tree Management Plan (TMP) must be submitted to and approved by the Responsible Authority. The TMP must be prepared by a suitably qualified and experienced Arborist and must set out recommendations and requirements in relation to the management and maintenance of Tree Nos. 13, 14, 15,16, 17, 18, 19, 20, 22, 24-30 (as identified in the Arborist Report submitted with the application, prepared by Melbourne Arborist Reports dated 30 November 2023).

The TMP must be approved by the Responsible Authority prior to the commencement of any works, including demolition and/or levelling of the site. The TMP must make specific recommendations in accordance with the Australian Standard AS4970: 2009 - Protection of Trees on Development Sites and detail the following to the satisfaction of the Responsible Authority ensuring the trees to be retained remain healthy and viable during construction:

- a) A Tree Protection Plan drawn to scale that shows:
  - I. Tree protection zones and structural root zones of all trees to be retained.
  - II. All tree protection fenced off areas and areas where ground protection systems will be used.
  - III. The type of footings within any tree protection zones.
  - IV. Any services to be located within the tree protection zone and a notation stating all services will either be located outside of the tree protection zone, bored under the tree protection zone, or installed using hydro excavation under the supervision of the Project Arborist.
  - V. A notation to refer to the Tree Management Plan for specific detail on what actions are required within the tree protection zones.

- b) Details of how the root system of any tree to be retained will be managed. This must detail any initial non-destructive trenching and pruning of any roots required to be undertaken by the Project Arborist.**
- c) Supervision timetable and certification of tree management activities required by the Project Arborist to the satisfaction of the responsible authority.**
- d) Any remedial pruning works required to be performed on tree canopies located within subject site. The pruning comments must reference Australian Standards 4373:2007, Pruning of Amenity Trees and a detailed photographic diagram specifying what pruning will occur.**

**The recommendations contained in the approved tree management plan must be implemented to the satisfaction of the Responsible Authority.**

### **Construction Management Plan**

- 6. Before each stage of development commences and prior to the commencement of any site works (including any demolition and excavation) associated with that stage, a Construction Management Plan (CMP) must be submitted and approved by the Responsible Authority. No works are permitted to occur until the Plan has been endorsed by the Responsible Authority. Once endorsed, the CMP will form part of the permit and must be implemented to the satisfaction of the Responsible Authority. The CMP must address the following issues:**
  - a) Management of staff car parking during construction, including:**
    - i. information on the proposed locations of staff car parking on and off the site.**
    - ii. measures to ensure that staff use car parking on site where available, network, such as signage and written guidance to staff.**
    - iii. specification of appropriate locations for staff car parking outside of the site, with information about how staff will be transferred from these locations to the site.**
  - b) A plan showing the location of parking areas for construction and sub-contractors' vehicles on and surrounding the site, to ensure that vehicles associated with construction activity cause minimum disruption to surrounding premises.**
  - c) Appropriate measures to control noise, dust and water and sediment laden runoff.**
  - d) Appropriate measures for the prevention of silt or other pollutants from entering into the Council's underground drainage system or road network.**
  - e) Appropriate measures relating to removal of hazardous or dangerous material from the site, where applicable.**
  - f) A plan showing the location and design of a vehicle wash-down bay for construction vehicles on the site so as to prevent material leaving the site and being deposited on Council's road network.**

- g) A program for the cleaning and maintaining surrounding road surfaces.
- h) A site plan showing the location of any site sheds, on-site amenities, building waste storage and the like, noting that Council does not support the siting of site sheds within Council road reserves.
- i) Measures to provide for public Safety and site security.
- j) A Traffic Management Plan showing truck routes to and from the site.
- k) A swept path analysis demonstrating the ability for trucks to enter and exit the site in a safe manner for the largest anticipated truck associated with the construction.
- l) Appropriate measures to ensure that sub-contractors/tradespersons operating on the site are aware of and adhere to the requirements of the CMP.
- m) The provision of contact details of key construction site staff.
- n) Include a requirement that except with the prior written consent of the Responsible Authority, a requirement that demolition, excavation or construction works must only be carried out during the following hours:
  - Monday to Friday (inclusive) – 7.00am to 6.00pm.
  - Saturday – 9.00am to 1.00pm.
  - Saturday – 1.00pm to 5.00pm (Only activities associated with the erection of buildings that does not exceed the EPA guidelines).
  - No works are permitted on Sundays or Public Holidays.

The provisions, recommendations and requirements of the endorsed Construction Management Plan must be implemented and complied with by all contractors to the satisfaction of the Responsible Authority.

#### **Car Parking Management Plan**

7. Prior to commencement of works for each stage of the building allowed by this permit a Car Parking Management Plan must be submitted to and approved by the Responsible Authority. The Car Parking Management Plan must show:
  - a) the allocation of construction parking for workers vehicles on site.
  - b) the adequate allocation of car parking to service all uses to be undertaken on the land including designated allocation of car spaces for staff and patron use of the overall car park. The Car Parking Management Plan must detail any barrier mechanisms and/or paid parking arrangements within public parking areas introduced and implemented in consultation with and to the satisfaction of the Responsible Authority.

Once approved the Car Parking Management Plan will be endorsed to form part of this permit. Car parking is to be provided in accordance with the endorsed Car Parking Management Plan and implemented to the satisfaction of the Responsible Authority.

### Waste Management Plan

8. Concurrent with the endorsement of plans required pursuant to Condition 1, a Waste Management Plan must be submitted and approved by the Responsible Authority. The plan must be generally in accordance with the Waste Management Plan prepared by Leigh Design dated 13 October 2023, except that the plan must be modified to include details of the existing private waste collection, internal waste and recycling receptacles, bin storage areas with regards to amenity (screening, ventilation, and noise), cleaning, drainage to sewer, accessibility, bin maneuverability and wall waste streams, and responsibility for the operation of the waste management system.

The provisions, recommendations and requirements of the endorsed Waste Management Plan must be implemented and complied with to the satisfaction of the Responsible Authority.

### Hours of Waste Collection

9. Waste collection only to be carried out within hours prescribed by EPA guidelines.

### Sustainable Design Requirements

10. The Sustainable Design Assessment prepared by Sustainable Built Environments dated 20 December 2023 for Stage 2B will be endorsed as part of the planning permit and the development must incorporate the sustainable design initiatives outlined in the Sustainable Design Assessment to the satisfaction of the Responsible.

The provisions, recommendations and requirements of the endorsed Acoustic Report must be implemented and complied with to the satisfaction of the Responsible Authority.

### Post Commencement Acoustic Assessment Report

11. Within three months of occupation of buildings for Stage 2B approved by this permit, an updated acoustic report prepared by a suitably qualified acoustic engineer and to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. The updated acoustic report must demonstrate compliance with Condition 12 and that the required level of noise attenuation has been achieved in accordance with the permit or, if not, what works must be undertaken to achieve the required levels of noise attenuation.

### Noise Control

12. At all times noise emanating from the land must comply with the requirements of the Environment Protection Regulations 2021 (as amended from time to time) as measured in accordance with the Noise Protocol to the satisfaction of the responsible authority.

*Noise Protocol means the Noise limit and assessment protocol for the control of noise from commercial, industrial and trade premises and entertainment venues, published by the Environment Protection Authority on its website, as in force from time to time.*



### **Loading**

- 13. All loading and unloading of vehicles must be carried out within the boundaries of the land/ designated loading bays and must be conducted in a manner that does not cause any interference with the circulation and parking of vehicles on the land, to the satisfaction of the Responsible Authority.**
  
- 14. All loading and unloading of goods (excluding ambulances) in the northern loading bays must be conducted so as not to cause any unreasonable disturbance to nearby residential properties and may only take place during the following times:**
  - Monday to Saturday: 7:00am to 6:00pm.**
  - Public Holidays: 9:00am to 6:00pm.**
  - Sunday: No collection allowed.****to the satisfaction of the Responsible Authority.**

### **Police Road Extension**

- 15. The Police Road extension and shared path to the extent shown on the endorsed architectural plans must be designed, approved and constructed to the satisfaction of the responsible authorities including Monash City Council, Greater Dandenong City Council and utility service authorities. This includes the removal of trees on the Police Road reserve and relocation of power poles.**
  
- 16. Prior to the extension of the hospital being occupied, the Police Road extension and shared path must be constructed to the satisfaction of the responsible authorities including Monash City Council, Greater Dandenong City Council and utility service authorities. This includes the removal of trees on the Police Road reserve and relocation of power poles.**
  
- 17. Prior to any works commencing, engineering plans of the proposed Police Road extension and shared path to the extent shown on the endorsed architectural plans must be submitted to and approved by the City of Greater Dandenong. All civil works must be in accordance with City of Greater Dandenong Subdivision Design Manual.**

### **Carparking**

- 18. Prior to occupation of each stage of the building extension allowed by this permit, all car parking spaces required by this planning permit and subsequent amendments must be constructed and completed to the satisfaction of the Responsible Authority, unless alternate temporary car parking arrangements have been consented to in writing from the Responsible Authority.**
  
- 19. Prior to the commencement of works approved under Planning Permit No. 50096/A (issued 9 June 2023) the temporary car park located within the south-east corner of the site must be constructed to the satisfaction of the Responsible Authority.**
  
- 20. Before the occupation of each stage the development is occupied, areas set aside for parked vehicles and access lanes as shown on the endorsed plans must be:**



- (a) constructed to the satisfaction of the Responsible Authority.
- (b) properly formed to such levels that they can be used in accordance with the plans.
- (c) surfaced with an all-weather sealcoat to the satisfaction of the Responsible Authority.
- (d) drained, maintained and not used for any other purpose to the satisfaction of the Responsible Authority.
- (e) line-marked to indicate each car space and all access lanes to the satisfaction of the Responsible Authority.

Parking areas and access lanes must be kept available for these purposes at all times.

#### **Completion of Buildings and Works**

21. Once the development and use has started it must be continued and completed to the satisfaction of the Responsible Authority.
22. Before the occupation of each stage of the development allowed by this permit, landscaping works as shown on the endorsed plans must be completed to the satisfaction of the Responsible Authority and then maintained to the satisfaction of the Responsible Authority.
23. Landscaping works as shown on the endorsed plans must be completed to the satisfaction of the Responsible Authority and then maintained to the satisfaction of the Responsible Authority.

#### **Amenity**

24. The amenity of the area must not be detrimentally affected by the use or development, through the:
  - (a) transport of materials, goods or commodities to or from the land.
  - (b) appearance of any building, works or materials.
  - (c) emission of noise, artificial light, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil.
  - (d) presence of vermin.
25. No bin or receptacle or any form of rubbish or refuse shall be allowed to remain in view of the public and no odour shall be emitted from any receptacle so as to cause offence to persons outside the land.
26. No equipment, services, architectural features or structures of any kind, including telecommunication facilities, other than those shown on the endorsed plans shall be permitted above the roof level of the building unless otherwise agreed to in writing by the Responsible Authority.

27. Outdoor lighting must be designed, baffled and located to the satisfaction of the Responsible Authority to prevent any adverse effect on adjoining land.
28. Noise levels emanating from the premises must not exceed the relevant levels prescribed by the State Environment Protection Policies.

#### Signage

29. The location and details of signs shown on the endorsed plans must not be altered without the written consent of the responsible Authority.
30. Signs must not contain any flashing light.
31. All signs must be located wholly within the boundary of the land.
32. All signs must be constructed and maintained to the satisfaction of the Responsible Authority.
33. The sign must not obstruct the view of motorists, obscure traffic signals or constitute a road safety hazard in any way.
34. The intensity of the light in the signs must be limited so as not to cause glare or distraction to motorists, or loss of amenity in the surrounding area, to the satisfaction of the Responsible Authority.
35. The signage permitted under this permit will expire 15 years from the date of issue of this permit.

#### Time for Starting and Completion

36. This Permit will expire if one of the following circumstances applies:
  - Development under Stage 2A has not commenced by 26 March 2025 and completed by 26 March 2027.
  - Development under Stage 2B has not commenced by 26 March 2026 and completed by 26 March 2030.
  - Development under Stage 3 has not commenced by 26 March 2029 and completed by 26 March 2030.

In accordance with Section 69 of the *Planning and Environment Act 1987*, the responsible authority may extend the periods referred to if a request is made in writing before the permit expires, or:

- within six (6) months afterwards if the development has not commenced.
- within twelve (12) months afterwards if the development has not been completed.

Council and the Victorian Civil and Administrative Tribunal are unable to approve requests outside of the relevant time frame.

#### Permit Notes

- A. A copy of the Drainage Plans is to be provided to the City of Greater Dandenong prior to the approval.
- B. Building approval must be obtained prior to the commencement of the above approved works.
- C. Unless no permit is required under the planning scheme, no sign must be constructed or displayed without a further permit.
- D. Any request for a variation of this Permit shall be lodged with the relevant fee as determined under the Planning & Environment (Fees) Regulations 2016.
- E. The design parameters for the internal detention system are to be obtained from Council's Engineering Department (mail@monash.vic.gov.au).
- F. Engineering permits must be obtained for new or altered or removal of vehicle crossings, works within the Road Reserve and for stormwater connections and these works are to be inspected by Council.
- G. No work must be commenced in, on, under or over the road reserve without having first obtaining all necessary approval under the Road Management Act 2004, the Road Safety Act 1986, and any other relevant acts or regulations created under those Acts.
- H. The full cost of reinstatement of any Council assets affected by the demolition, building or construction works, must be met by the permit applicant or any other person responsible for such works, to the satisfaction of the Responsible Authority.

CARRIED

### 7.1.3 TPA/55974 - 9A COOMBS AVENUE OAKLEIGH SOUTH - CONSTRUCTION OF TWENTY-TWO (22) DWELLINGS

Moved: Cr James

Seconded: Cr B Little

#### MOTION

That Council resolves to issue a Notice of Decision to Refuse to Grant a Planning Permit (TPA/55974) for the construction of twenty-two (22) dwellings at 9A Coombs Avenue OAKLEIGH SOUTH 3167 subject to the following grounds:

1. The proposal is inconsistent with the objectives of Clause 55 and Clause 15.01 (Built Environment) of the Monash Planning Scheme regarding neighbourhood character, landscaping, site layout and building massing, detailed design, amenity impacts and on-site amenity and facilities.
2. The proposed front fence does not comply with the requirements of the General Residential Zone, Schedule 3 and neighbourhood character policy at Clause 15.01-5L.

3. The proposal is inconsistent with the Neighbourhood Character Objectives of Schedule 3 to General Residential Zone at Clause 32.08.
4. The proposal fails to provide for sufficient landscaping opportunities to allow the building to sit in an open garden setting in accordance with the General Residential Zone, Schedule 3, and 15.01 of the Monash Planning Scheme.
5. The proposal will negatively impact the health and longevity of the Flowering Gum tree on 9 Coombs Avenue.
6. The proposed removal of the nature strip tree is not supported as it significantly contributes to the character of the street.
7. The proposal is not site responsive and an overdevelopment of the site.
8. The proposal does not provide adequate access for large vehicles.
9. The proposal does not provide for functional vehicle movement and adequately designed car parking.
10. The proposal will provide a poor level of internal amenity for future residents and fails to meet standards B27 (daylight to new windows) and B28 (private open space) of Clause 55.05.
11. The proposal will have a detrimental effect on the amenity of adjoining properties with respect to building bulk and overlooking.

**CARRIED**

Meeting Note:

- Cr Lee declared a general Conflict of Interest in item 7.4.1 as a result of her employment with State Government. Cr Lee left the meeting at 7.12pm prior to the vote.

### **7.1.4 UPDATE ON STATE GOVERNMENT HOUSING ANNOUNCEMENTS**

Moved: Cr B Little

Seconded: Cr Luo

#### **MOTION**

**That Council notes**

1. The recent suite of announcements from the State Government on broad housing and planning issues as part of their implementation of the Victoria's Housing Strategy as outlined in this report.
2. That further reports will be made to Council as part of future State Government consultation on changes.

**CARRIED**

Meeting Note:

- Cr Lee returned to the meeting at 7.24pm and did not participate in voting on this item.

## 7.2 Community Services

### 7.2.1 2024/25 MONASH QUICK RESPONSE GRANTS PROGRAM RECIPIENTS- JUNE-SEPTEMBER

Moved: Cr de Silva      Seconded: Cr Fergeus

#### MOTION

That Council notes the successful applications that have been funded through the Quick Response Grant program during the period 1 June to 3 September 2024 to a total of \$12,967.64.

**CARRIED**

### 7.2.2 2024/25 MONASH QUICK RESPONSE GRANTS PROGRAM RECIPIENTS- SEPTEMBER- OCTOBER

Moved: Cr Luo      Seconded: Cr Fergeus

#### MOTION

That Council notes the successful applications that have been funded through the Quick Response Grant program during the period 3 September to 16 October 2024 to a total of \$11,542.13.

**CARRIED**

### 7.2.3 2025/26 MONASH COMMUNITY GRANTS PROGRAM

Moved: Cr Luo      Seconded: Cr de Silva

#### MOTION

That Council endorses the Monash Community Grants Program Policy for the 2025/26 program.

**CARRIED**

## 7.2.4 MONASH YOUTH COMMITTEE- LETTERS TO POLITICIANS

Moved: Cr C Little

Seconded: Cr Fergeus

### MOTION

That Council

1. Notes the importance of the issues raised by the Monash Youth Committee (MYC) on behalf of their peers in the City of Monash.
2. Supports MYC in seeking clarification from Adam Bandt MP surrounding the proposed amendments of the Commonwealth Electoral Amendment (Lowering Voting Age and Increasing Voter Participation) Bill 2019.
3. Supports MYC in its efforts to seek amendments to the Australian Government's reduction in the number of Medicare funded psychologist sessions for the Australian community.

CARRIED

## 7.3 Corporate Services

### 7.3.1 INFORMAL MEETING OF COUNCILLORS RECORDS

Moved: Cr James

Seconded: Cr Luo

### MOTION

That Council notes the Informal Meetings of Councillors Records.

CARRIED

### 7.3.2 STRATEGIC INTERNAL AUDIT PLAN

Moved: Cr Luo

Seconded: Cr de Silva

### MOTION

That Council approves the Strategic Internal Audit plan for 2024/25 to 2027/28.

CARRIED

### 7.3.3 COUNCIL MEETING SCHEDULE 2025

Moved: Cr Klisaris

Seconded: Cr James

#### MOTION

That Council adopts the 2025 meeting schedule as in Attachment 1 to this report.

CARRIED

### 7.3.4 COUNCIL REPRESENTATION ON ORGANISATIONS/ ADVISORY COMMITTEES 2025

Moved: Cr Klisaris

Seconded: Cr Lee

#### MOTION

That Council

1. Appoints the Council representatives to the various organisations and committees for 2025.
2. Adopts the amended Terms of Reference for the Clayton Activity Centre Committee, Glen Waverley Activity Centre Committee and Oakleigh Activity Centre Steering Committee to reflect the recent changes to Ward boundaries.

CARRIED

## 7.4 City Services

### 7.4.1 CONTRACT NO. 2025028 - BUILDING WORKS PANEL

Moved: Cr Luo

Seconded: Cr B Little

#### MOTION

That Council

1. Notes that in accordance with Council's Procurement Policy, Council appointed Knox City Council as its agent for a collaborative procurement tender for a Building Works Panel.
2. Awards the tenders from Boongalla Group Pty Ltd, DQ Construction Pty Ltd, Total Construction Maintenance Solutions and Building Impressions Pty Ltd for appointment to a Building Works Panel, Contract No. 2025028 for a schedule of rates based contract with an estimated first year contract value of up to \$2,000,000 (estimated \$6,000,000 for the initial

term of three years) and an estimated total contract value up to \$10,000,000 inclusive of all available extension options (excluding CPI).

3. Authorises the Chief Executive Officer or her delegate to execute the relevant contract agreements.
4. Notes that the contract will commence as soon as possible, with an initial term of three (3) years and the contract has one (1) extension option of two (2) years and authorises the Chief Executive Officer to approve extension options subject to satisfactory performance.
5. Notes that the tendered schedule of rates are also subject to an annual CPI indexation process as per the contract and that the estimated annual contract value will also be indexed accordingly.

(\*Please note that all dollar figures are GST Inclusive unless stated otherwise).

CARRIED

## 7.4.2 CONTRACT NO. 2024210 - MAINTENANCE OF ELECTRICAL SERVICES

Moved: Cr B Little

Seconded: Cr Klisaris

### MOTION

#### That Council

1. Awards the tender from Commlec Services for the following categories:
  - Part 1A, 1C and 1E: RCD, Switchboard Thermal Imaging and Test & Tag - Routine Works, for an annual lump sum of \$77,526 with an extra \$23,257 for Contingencies and associated reactive works, for a total contract value of \$604,698 inclusive of all available extension options.
  - Part 1B, 1D and 1F: RCD, Switchboard Thermal Imaging and Test & Tag - Reactive Works, for a combined schedule of rates based contract with an estimated annual contract value of \$38,448 with an extra \$11,535 for Contingencies and associated reactive works, for a total estimated contract value of \$299,898 inclusive of all available extension options.
2. Awards the tender from Alert Electrical Maintenance for the following categories:
  - Part 2A and 2C: Sportsground and Public Lighting - Routine Works, for an annual lump sum of \$29,860 with an extra \$8,958 for Contingencies and associated reactive works, for a total contract value of \$232,908 inclusive of all available extension options;
  - Part 2B and 2D: Sportsground and Public Lighting - Reactive Works, for a combined schedule of rates based contract with an estimated annual contract value of \$65,896 with an extra \$19,769 for Contingencies and associated reactive works, for a total estimated contract value of \$513,990 inclusive of all available extension options.
3. Awards the tender from ARI Electrical Services Pty Ltd for the following category:



- Part 3: Communication System Data Cabling and CCTV – Reactive Works, for a combined schedule of rates based contract with an estimated annual contract value of \$236,676 and a total contract value of \$1,420,056 inclusive of all available extension options.
4. Awards the tenders from Commlec Services, Alert Electrical Maintenance and ARI Electrical Services Pty Ltd for the following categories:
    - Part 4: General Electrical – Reactive Works, for a schedule of rates based panel contract with an estimated annual contract value of \$1,133,116 and an estimated total contract value of \$6,798,696 inclusive of all available extension options.
  5. Authorises the Chief Executive Officer or her delegate to execute the contract agreement;
  6. Notes that the contract will commence on 23 December 2024 or shortly thereafter, with an initial term of Three (3) years with One (1) optional extension of Two (2) years and One (1) optional extension of One (1) year and authorises the Chief Executive Officer to approve extension options subject to satisfactory performance.
  7. Notes that the tendered annual lump sums and schedule of rates are also subject to an annual CPI indexation process as per the contract and that the estimated annual contract values will also be indexed accordingly.

(\*Please note that all dollar figures are GST Inclusive unless stated otherwise).

CARRIED

### 7.4.3 CONTRACT NO. 2025022: 2024-25 ROAD RECONSTRUCTION WORKS TO VARIOUS SITES PACKAGE NO. 2

Moved: Cr McCluskey    Seconded: Cr Luo

#### MOTION

That Council

1. Awards the tender from Prestige Paving Pty Ltd for 2024-25 Road Reconstruction Works to Various Sites Package No. 2 - Project A: Danien Street, Glen Waverley - Road Rehabilitation, Contract No. 2025022 for a fixed Lump Sum of \$612,723.34 with an extra \$61,600 for Contingencies.
2. Awards the tender from Prestige Paving Pty Ltd for 2024-25 Road Reconstruction Works to Various Sites Package No. 2 - Project B: Hughesdale LATM Delivery, Contract No. 2025022 for a fixed Lump Sum of \$140,429.14 with an extra \$14,300 for Contingencies.
3. Awards the tender from Prestige Paving Pty Ltd for 2024-25 Road Reconstruction Works to Various Sites Package No. 2 – Project C: Mini roundabout Phase-2 (Mount Waverley, Huntingdale), Contract No. 2025022 for a fixed Lump Sum of \$385,233.17 with an extra \$41,800 for Contingencies.

4. Awards the tender from Prestige Paving Pty Ltd for 2024-25 Road Reconstruction Works to Various Sites Package No. 2 – Project D: Mini roundabout Phase-3 (Oakleigh & Oakleigh east), Contract No. 2025022 for a fixed Lump Sum of \$392,200.77 with an extra \$42,900 for Contingencies.
5. Authorises the Chief Executive Officer to execute the contract agreement.
6. Notes that the contract is anticipated to commence on 6 January 2025 and the expected completion date is 24 April 2025.
7. Notes that the anticipated project expenditure for the four projects including the Fixed Lump Sum, Design Fees, Lighting Upgrades and Project Management/Delivery Fees is \$2,003,586.41 with a further allocation of \$160,600 for Contingencies.

(\*Please note that all dollar figures are GST Inclusive unless stated otherwise)

CARRIED

## 7.5 Chief Executive Officer

Nil

## 8 NOTICES OF MOTION

### 8.1 NOTICE OF MOTION- COUNCIL'S DISCRETIONARY EXPENDITURE FUND APPLICATIONS

Moved: Cr Klisaris

Seconded: Cr McCluskey

#### MOTION

That Council resolves to approve three (3) of the following applications for funding from the Council's Discretionary Expenditure Fund in accordance with the guidelines.

APPLICANT	PURPOSE	AMOUNT RECOMMENDED
Daniella Cosentino (Individual)	Financial assistance for volunteer internship at the United Nations' Legal office.	\$500
Brandon Park Badminton Inc- (Girish Gopalkrishna)	Financial assistance for Annual Movember badminton Charity Tournament to raise funds for Movember Foundation	\$283
Ina Ratriyana	Financial assistance for Ina's children (Gio and Zea) to represent Australia in the World Robotic Olympiad International final in Turkey.	\$500

**CARRIED**

The Mayor called a division.

**For**: P Klisaris, B Little, A de Silva, J Fergeus, G Lake, E Lee, C Little, N Luo, S McCluskey, R Paterson

**Against**: S James

**Abstained**: Nil

## 9 URGENT BUSINESS

Nil

## 10 CONSIDERATION OF WRITTEN REPORTS OF COMMITTEES

Nil

## 11 PERSONAL EXPLANATIONS

Nil

## 12 COUNCILLORS' REPORTS

Nil

## 13 CONFIDENTIAL BUSINESS

Moved: Cr B Little

Seconded: Cr James

### PROCEDURAL MOTION

That Council, having reviewed and considered the certificates in relation to the matter listed for confidential business, and being satisfied that it is appropriate and necessary to consider these matters in confidential business, resolve to: Close the meeting to the public in accordance with section 66(2)(a) of the Local Government Act 2020 for the reasons specified in the certificate.

**CARRIED**

The Council moved into Confidential business at 7:29pm.

### RETURN TO OPEN COUNCIL

The Council returned to open Council at 7.32pm.

## 14 MEETING CLOSURE

The Mayor declared the meeting closed at 7.32pm.



**MAYOR:** .....

**DATE:** 10 December 2024