

Council

MOUNT BARKER HILL ADVISORY COMMITTEE – ENDORSEMENT OF RECOMMENDATIONS – MOUNT BARKER HILL MTB TRAILS

Minutes Mount Barker Hill Advisory Committee
- 21 October 2020 (attachments)
- 23 January 2020

Mount Barker Hill Tourism Infrastructure Project
Capital Costs

Meeting Date: 3 November 2020

Number of Pages : 21



MOUNT BARKER HILL ADVISORY COMMITTEE

MINUTES

SECTION 5.9(2)(a) LGA 1995

Committee Brief

The duties of the committee are to advise the Council with regard to:

- a) *The mechanisms needing to be employed to light the communication tower;*
- b) *Working with the Trails Advisory Committee regarding integration of trails into other Mount Barker Hill proposals; and*
- c) *Further development of the present Rotary lookout and the potential for other lookouts, including information boards.*

A meeting of the Mount Barker Hill Advisory Committee was held in the Chambers Room, Lowood Road, Mount Barker WA 6324
4.00pm on Wednesday 21 October 2020


Paul Sheedy
CHIEF EXECUTIVE OFFICER

Committee Members:

Cr C Woltering (Chair), Cr Jon Oldfield, Cr Ken Clements and Cr S Etherington (Deputy Cr Len Handasyde) (Resolution NO. 284/19 and 53/20)

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1 DECLARATION OF OPENING / ANNOUNCEMENT OF VISITORS

4.00pm The Presiding Member declared the meeting open.

2 RECORD OF ATTENDANCE / APOLOGIES / LEAVE OF ABSENCE (PREVIOUSLY APPROVED)

Members Present

Cr K Woltering – Presiding Member
Cr J Oldfield
Cr K Clements
Cr S Etherington

Staff

Mr A Budrikis – Executive Manager Strategic Development

Observer

Cr L Handasyde

3 CONFIRMATION OF MINUTES

Moved Cr J Oldfield, seconded Cr K Clements:

That the Minutes of the meeting of the Mount Barker Hill Advisory Committee, held 25 June 2020 as circulated, be taken as read and adopted as a correct record, subject to noting that Cr C Pavlovich attended that meeting and discussed the boardwalk.

CARRIED

4 DISCLOSURES OF INTEREST

Nil

5 REPORTS OF COMMITTEE MEMBERS AND OFFICERS

5.1 LIGHTING OF TOWER ON MOUNT BARKER HILL

A project update on the BCA lighting testing program will be given at the meeting.

The Executive Manager Strategic Development has advised the committee that BCA has confirmed they will be testing the lighting of the tower with a suitable floodlight brought in from the Eastern states on Friday, 30 October 2020. BCA will test both a wide and narrow beam light.

A memo has been sent to Councillors inviting them to take up vantage points on Friday evening to view the testing from various locations and report back their impressions.

5.2 MOUNT BARKER HILL – MTB TRAILS (GSCORE/MAGIC DIRT)

The Shire has engaged GSCORE through a MOU to provide assistance to the Shire to obtain funding for the Mount Barker Hill MTB trails. The Federal Government has announced that the next BBRF round will include \$100m for tourism infrastructure projects.

It is expected that the BBRF will only fund 50% of any project. Attached are some possible funding scenarios that would apply if GSCORE was to lodge a BBRF grant application on behalf of the Shire of Plantagenet.

It is likely that GSCORE will lodge a BBRF application on behalf of the City of Albany and the Shire of Denmark as well as part of a regional tourism infrastructure project.

OFFICER RECOMMENDATION

The Mount Barker Hill Advisory Committee recommends that:

- 1. An application for funding from the Building Better Regions Fund (BBRF) be submitted by Great Southern Centre for Outdoor Recreation Excellence (GSCORE) on behalf of the Shire of Plantagenet to construct the Mount Barker Hill Tourism Infrastructure project comprising the mountain bike trails and infrastructure, boardwalk and walkways and tower lighting.*
- 2. The Council borrow the balance of funds required to fund the project if the BBRF grant application is successful.*

COMMITTEE DECISION

Moved Cr K Clements, seconded Cr J Oldfield:

That it be a recommendation to the Council:

That:

1. An application for funding from the Better Building Regions Fund (BBRF) be submitted by Great Southern Centre for Outdoor Recreation Excellence (GSCORE) on behalf of the Shire of Plantagenet to construct the Mount Barker Hill Tourism Infrastructure project comprising the mountain bike trails and infrastructure, boardwalk and walkways and tower lighting.
2. The Council borrow the balance of funds required to fund the project if the BBRF grant application is successful subject to a Council workshop on project funding.

CARRIED

5.3 MOUNT BARKER HILL CONCEPT PLAN (EMERGE ASSOCIATES)

An update of progress on the boardwalk and walkways will be given at the meeting.

The proposed surveyed walk trail (Tower Hill Walk Trail) and the longer version (Tower Hill Long Trail) were reviewed. The project budget allows for 1150m² of pathways. It was noted that the Executive Manager Works and Services recommends that the pathways be 2m wide and constructed of stabilised compacted gravel. It was also noted that the current proposed pathway was probably be only 300m long and therefore additional pathways could be accommodated in the budget. The EMSD will further develop the surveyed pathway design to confirm actual lengths.

The proposed walkway design was discussed. The design would include a galvanised steel deck such as Rhino grating (attached). The balustrade and structure would be constructed of galvanised steel (drawing attached). The design would be similar to the walkway at Mount Archer but would most likely not be more than 1.5m above ground level at any point. Contractors will be asked to quote on the walkway design but will have to provide structural design details. The walkway survey drawings indicate where the walkway will be built with the attached picture showing the view from this area. It was noted that if there were sufficient funds a secondary walkway could be constructed nearer to the existing observation deck. The EMSD will further investigate this as the design details and costs are firmed up.

6 GENERAL BUSINESS

Nil

7 NEXT MEETING

Next meeting TBA

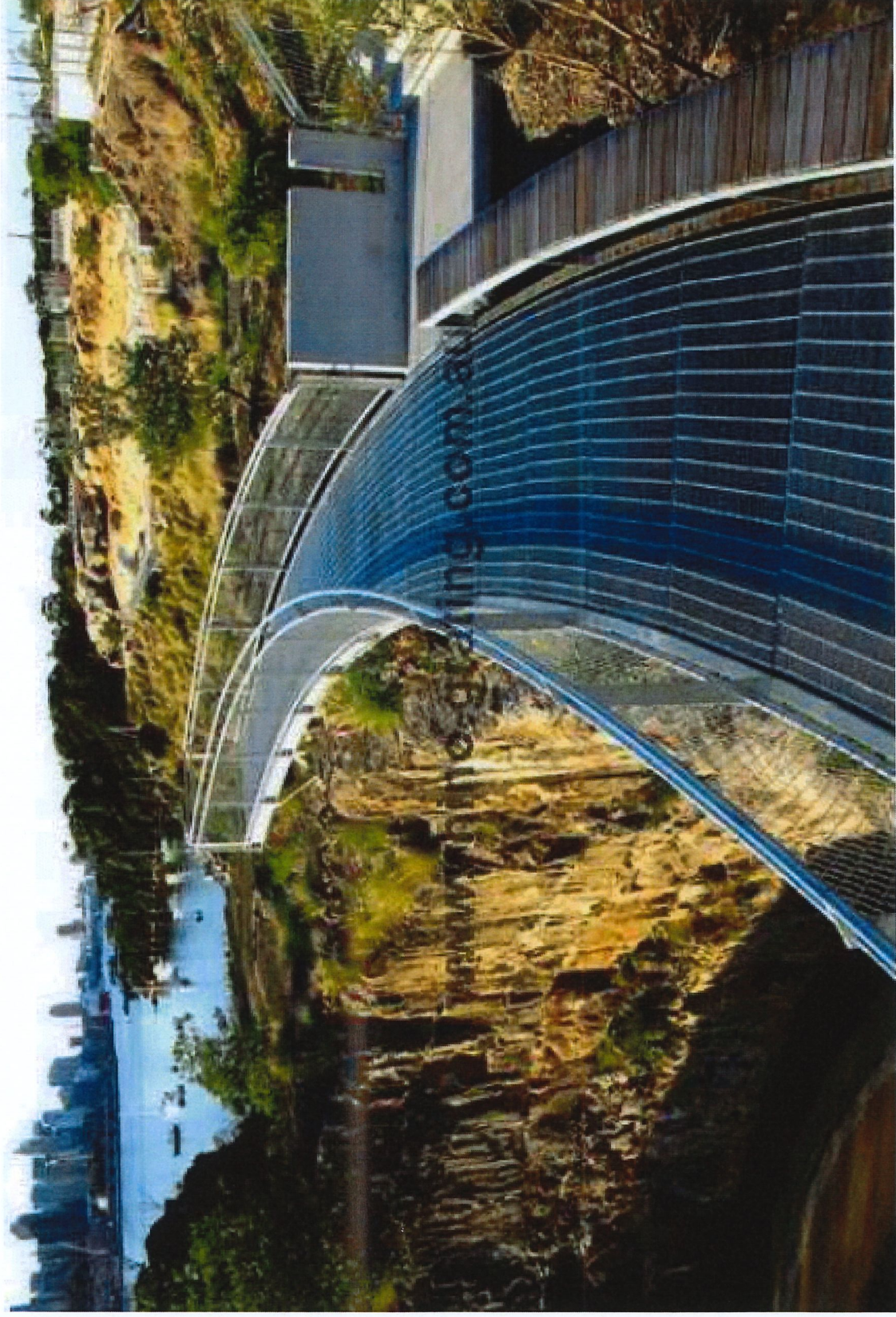
8 CLOSURE OF MEETING

5.08pm The Presiding Member declared the meeting closed.

CONFIRMED: PRESIDING MEMBER _____ DATE: ___/___/___







Rhino grating offers opportunities for cost effect, but highly innovative site platforms. Unique products such as Rhino Heel Guard give the Architect a system for providing safe non-intrusive, public access to environmentally or heritage sensitive sites. These products come in a range of materials from hot dipped galvanised steel to FRP (Fibre Reinforced Polymer).



1/09/2020

1:1162

TOWER HILL BIKE TRIAL

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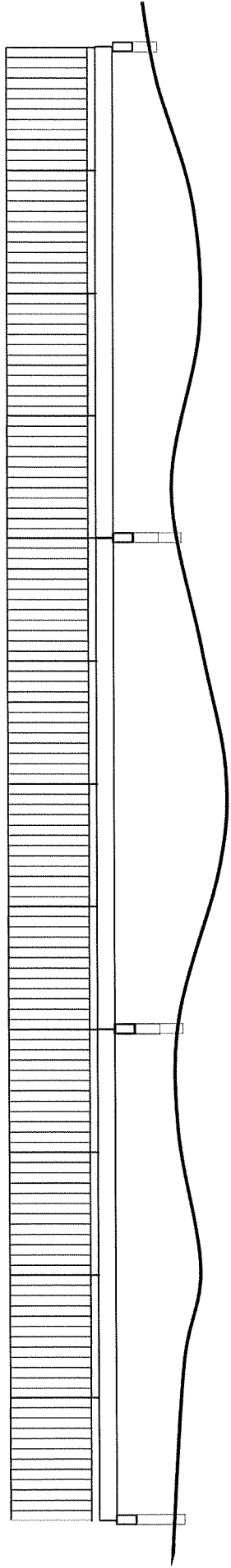
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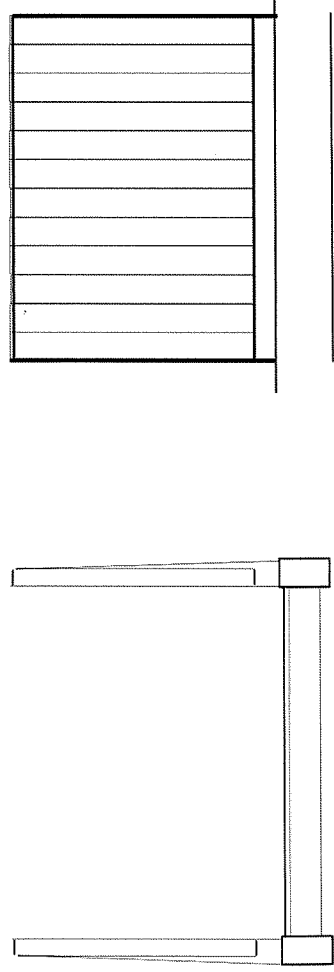
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BOARDWALK DESIGN



ELEVATION— NTS



SECTION— NTS

SK01 2 OCT 2020



**MOUNT BARKER HILL ADVISORY
COMMITTEE**

MINUTES

Section 5.9(2)(a) LGA 1995

Committee Brief

The duties of the committee are to advise the Council with regard to:

- a) The mechanisms needing to be employed to light the communication tower;*
- b) Working with the Trails Advisory Committee regarding integration of trails into other Mount Barker Hill proposals; and*
- c) Further development of the present Rotary lookout and the potential for other lookouts, including information boards.*

A meeting of the Mount Barker Hill Advisory Committee was held at the Shire of Plantagenet Committee Room, Mount Barker at 4.00pm on 23 January 2020.



**Rob Stewart
CHIEF EXECUTIVE OFFICER**

Committee Members:

Cr Chris Pavlovich, Cr Ken Clements, Cr S Etherington and Cr Woltering (Resolution No. 284/19)

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1 DECLARATION OF OPENING / ANNOUNCEMENT OF VISITORS

4:00PM The Executive Manager of Strategic Development declared the meeting open.

2 RECORD OF ATTENDANCE / APOLOGIES

Members Present:

Cr Chris Pavlovich Shire President
Cr K Clements Councillor
Cr S Etherington Councillor
Cr K Woltering Councillor

In Attendance:

Mr Andrus Budrikis Executive Manager Strategic Development

Apologies

Nil

Visitors

Nil

3 DISCLOSURE OF INTEREST

Cr C Pavlovich

Item: 3
Type: Code of Conduct Disclosure (S5.103 LGA/Reg 34C Local Government Administration Regulations) Perceived interests (Clause 2.3 Code of Conduct)
Nature: Owns land in the vicinity of the Mount Barker Hill
Extent: N/A

4 ELECTION OF PRESIDING MEMBER

Cr Woltering was elected Presiding Member unopposed and took the chair.

5 CONFIRMATION OF MINUTES

There were no previous Minutes.

6 MOUNT BARKER HILL CONCEPT PLAN (GSCORE)

The draft brief from GSCORE for the Mount Barker Hill (Tower Hill/ Pwakkenbak) mountain trail concept planning had been previously circulated and was discussed. The following points were made:

- a) Include the 2011/12 Peter Duncan concept plan in the brief;
- b) Adequate parking for cars and long vehicles/ buses to be provided – at least 50 car spaces to provide a similar amount to the Granite Skywalk;
- c) A boardwalk as per the 2011/12 plan was required (or modified to suit new trails). The Committee to review the 2011/12 plan and decide whether to incorporate the design into the current brief;
- d) Toilets as appropriate were required;
- e) The road loop on Tower Hill should be one way and widened to incorporate bus/caravan parking around it; and
- f) Pathways should be lit by solar-powered lighting bollards.

7 MOUNT BARKER HILL SURVEYS

The Executive Manager Strategic Development outlined the surveys that GSCORE wished to carry out to undertake the concept planning for the Mount Barker Hill trails. These included:

- a) Aboriginal Heritage Survey;
- b) Fauna Survey;
- c) Flora Survey; and
- d) Dieback Survey.

The survey requirements were discussed and the following points made:

- a) There are no identified Aboriginal heritage sites on the Landgate maps or heritage register;
- b) Further consultation with the local Noongar group should be undertaken; and
- c) GSCORE to present the trail concept planning to the Noongar Centre (Cr Pavlovich to discuss with Sgt. Johnson).

8 OTHER BUSINESS

8.1 Noongar Culture

The group acknowledged that the GSCORE plan to dual name trails and features with both English and Noongar names where applicable was appropriate. The local Noongar group should also be consulted on naming.

8.2 Mount Barker Hill

The group confirmed that the preferred name for the Mount Barker Hill development was 'Tower Hill'.

8.3 Tower Lighting

The proposal to light the tower on 'Tower Hill' was discussed. The following points were noted:

- a) The tower when lit should be visible from Albany;
- b) The project should be finished in time for the 2 March 2021 150 year celebration; and
- c) A lighting engineer should be engaged to develop a lighting scheme and provide a cost estimate.

A provisional completion date of 1 March 2021 was set for the project. Mr Budrikis to bring back an estimate by March for inclusion in the 2020-21 budget.

Moved: Cr K Clements, Seconded: Cr S Etherington

That the Executive Manager Strategic Development obtain a quote from suitable lighting engineers to develop a concept plan and cost estimate for lighting the tower on Tower Hill.

CARRIED

8.4 Re-seal of Tower Road

Mount Barker Road is being widened and resealed in 2020 by the Shire. The road will be widened to 6m (less than the 7m width required for line marking) and the seal extended to St Werburghs Road.

9 NEXT MEETING

To be advised.

10 MEETING CLOSURE

5.05pm The Presiding Member declared the meeting closed.

CONFIRMED: PRESIDING MEMBER _____ DATE: _____

PROJECT MOUNT BARKER HILL TOURISM INFRASTRUCTURE

DESCRIPTION COST ESTIMATE SUMMARY

PRINT DATE: 21/10/2020



ITEM	ESTIMATE ALL XGST	REFERENCE
1		
STAGE 1 - BOARDWALK AND WALKWAYS		
2	\$ 29,200	Emerge Cost Estimate Stage 1
3	\$ 123,000	Emerge Cost Estimate Stage 1
4	\$ 105,000	Emerge Cost Estimate Stage 1
5	\$ 25,000	Emerge Cost Estimate Stage 1
6	\$ 85,460	Emerge Cost Estimate Stage 1
7	\$ 25,200	Emerge Cost Estimate Stage 1
8	\$ 37,000	Emerge Cost Estimate Stage 1
9	\$ 98,000	Emerge Cost Estimate Stage 1
10	\$ 527,860	
11		
STAGE 2 - MTB TRAILS & INFRASTRUCTURE		
12	\$ 22,100	Emerge Cost Estimate Stage 2
13	\$ 559,146	Magic Dirt Cost Plan - \$399,390 Lenore advises adding 40% to Magic Dirt Estimate
14	\$ 45,800	Emerge Cost Estimate Stage 2
15	\$ 14,840	Magic Dirt Cost Plan
16	\$ 161,500	Magic Dirt Cost Plan
17	\$ 324,200	Emerge Cost Estimate Stage 2
18	\$ 124,500	Emerge Cost Estimate Stage 3
19	\$ 1,252,086	
20		
TOWER HILL LIGHTING		
21	\$ 25,000	
22	\$ 124,578	BCA Cost Estimate
23	\$ 50,000	
24	\$ 199,578	
25	\$ 1,979,524	

ITEM	PROJECT COSTS AND CONTRIBUTION SCENARIOS BBRF GRANT APPLICATION	ESTIMATE	REFERENCE
26			
27	1 TOTAL PROJECT ALL COMPONENTS	\$ 1,979,524	
28	FEDERAL MAX CONTRIBUTION (50%)	\$ 989,762	
29	DROUGHT COMMUNITIES PROGRAM EXTENSION	\$ 375,000	
30	BBRF	\$ 614,762	
31	SHIRE FURTHER CONTRIBUTION	\$ 989,762	
32	MUNI BUDGET FY 2020-21	\$ 80,000	
33	SHIRE FURTHER CONTRIBUTION	\$ 909,762	
34			
35	2 PROJECT EXCLUDING TOWER LIGHTING	\$ 1,779,946	
36	FEDERAL MAX CONTRIBUTION (50%)	\$ 889,973	
37	DROUGHT COMMUNITIES PROGRAM EXTENSION	\$ 375,000	
38	BBRF	\$ 514,973	
39	SHIRE FURTHER CONTRIBUTION	\$ 889,973	
40	MUNI BUDGET FY 2020-21	\$ 80,000	
41	SHIRE FURTHER CONTRIBUTION	\$ 809,973	