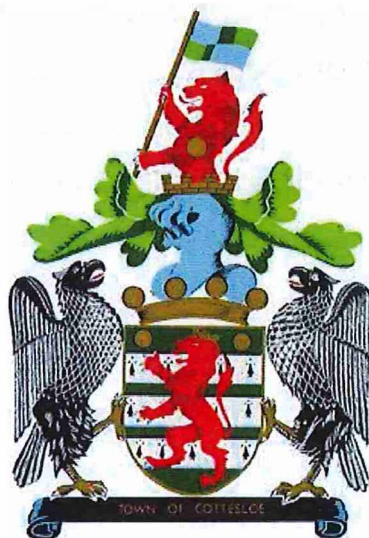


# TOWN OF COTTESLOE



## FORESHORE PRECINCT ADVISORY COMMITTEE MEETING MINUTES

FORESHORE PRECINCT ADVISORY COMMITTEE MEETING  
HELD IN THE

War Memorial Hall, Cottesloe Civic Centre, 109 Broome Street, Cottesloe  
4:00pm Thursday, 11 February 2021

A handwritten signature in blue ink, appearing to read 'MATTHEW SCOTT', is written over a blue horizontal line.

**MATTHEW SCOTT**  
Chief Executive Officer

17 February 2021

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**1 DECLARATION OF MEETING OPENING/ANNOUNCEMENT OF VISITORS**

The CEO, Mr Matthew Scott announced the meeting opened at 4.05pm and read the Acknowledgement of Country.

**1.1 ACKNOWLEDGEMENT OF COUNTRY**

I would like to begin by acknowledging the Whadjuk Nyoongar people, Traditional Custodians of the land on which we meet today, and pay my respects to their Elders past and present. I extend that respect to Aboriginal and Torres Strait Islander peoples here today.

**1.2 APPOINTMENT OF A PRESIDING MEMBER**

In the absence of Mr Adrian Fini, Cr Sadler nominated Cr Harkins as Presiding Member for this FPAC Committee meeting. Cr Harkins accepted the nomination and was voted in unanimously (unopposed).

**2 DISCLAIMER**

The Presiding Member drew attention to the Town's Disclaimer.

**3 ANNOUNCEMENTS BY PRESIDING MEMBER WITHOUT DISCUSSION**

The Presiding Member announced that the meeting is being recorded, solely for the purpose of confirming the correctness of the Minutes.

**4 ATTENDANCE****Members**

Cr Melissa Harkins	Elected Member
Cr Helen Sadler	Elected Member
Cr Paul MacFarlane	Elected Member
Cr Kirsty Barrett	Elected Member
Ms Tina Arthur	Committee Member
Mr Dick Donaldson	Committee Member
Mr Simon Rodrigues	Committee Member
Cr Michael Tucak	Elected Member, Deputy Member

**Officers**

Mr Matthew Scott	Chief Executive Officer
Mr Shaun Kan	Director Engineering Services
Mr David Lappan	Manager Projects and Assets
Ms Rachel Cranny	Executive Services Officer

**Visitors**

Tom Griffiths	Aspect Studios
Simon Pental	Simon Pental Architects
Cr Lorraine Young	Elected Member (observer)
Public gallery x 2	

**Apologies**

Mr Adrian Fini	Presiding Member
Mayor Philip Angers	Elected Member
Mr Deon White	Committee Member

**5 DECLARATION OF INTERESTS**

Nil

**6 CONFIRMATION OF MINUTES**

**001/2021**

**Moved Cr MacFarlane                  Seconded Cr Barrett**

**That the Minutes of the Foreshore Precinct Advisory Committee Meeting held on Thursday 19 November 2020 be confirmed as a true and accurate record.**

**Carried 8/0**

**7 PRESENTATIONS**

Simon Pental Architect

Aspect Studios

Mr Simon Pental and Tom Griffiths from Aspect Studio presented on the Toilet Block Concept Design.

## 8 REPORTS

### 8.1 REPORTS OF OFFICERS

#### 8.1.1 COTTESLOE FORESHORE REDEVELOPMENT PROJECT - TOILET BLOCK CONCEPT

**File Ref:** SUB/3025  
**Attachments:** 8.1.1(a) COTTESLOE FORESHORE REDEVELOPMENT TOILET BLOCK CONCEPT  
**Responsible Officer:** Shaun Kan, Director Engineering Services  
**Author:** Shaun Kan, Director Engineering Services  
**Author Disclosure of Interest:** Nil

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#### SUMMARY

The Foreshore Precinct Advisory Committee (FPAC) is asked to consider the three toilet block options, provide feedback and recommend the preferred concept suggested by Aspect Studios to Council for this to be further developed at detail design. This will then be incorporated into the 100 percent Foreshore Redevelopment Project Design.

#### BACKGROUND

At the December 2020 Ordinary Meeting, Council as part of their conditional approval for the Foreshore Redevelopment 85 percent detail design:

- Permitted the extension of Aspect Studio's contract to include a public toilet design;
- Required for all stages of the toilet designs to be provided to FPAC for feedback before incorporating this into the 100 percent Foreshore Redevelopment Design; and
- Allow for a \$240,000 construction budget in the final Foreshore Redevelopment cost estimate.

Following this resolution, Aspect Studios have been commissioned to undertake the works and have recently developed three options and proposed a preferred concept that will achieve the intent and fit the \$240,000 targeted cost set by Council (See Attached).

#### STRATEGIC IMPLICATIONS

This report is consistent with the Town's *Strategic Community Plan 2013 – 2023*.

Priority Area 3: Enhancing beach access and the foreshore

Major Strategy 3.1: Implement the 'Foreshore Redevelopment Plan' in consultation with the community.

This report is consistent with the Town's *Corporate Business Plan 2020 – 2024*.

Priority Area 4: Managing Development.

Major Strategy 4.2: Oversee the proper, orderly Planning of sites within the community recognising Heritage, Height controls and neighbour considerations.

**POLICY IMPLICATIONS**

There are no perceived policy implications arising from the officer's recommendation.

**STATUTORY ENVIRONMENT**

*Local Government Act 1995*

**FINANCIAL IMPLICATIONS**

A \$240,000 budget line item will be incorporated into the Cottesloe Foreshore Redevelopment Project cost estimate to source the required construction funding.

**STAFFING IMPLICATIONS**

There are no perceived staffing implications arising from the officer's recommendation.

The design will be done by Aspect Studios and built as part of the project's construction contract.

**ENVIRONMENTAL SUSTAINABILITY IMPLICATIONS**

There are no perceived sustainability implications arising from the officer's recommendation. Sustainability has been achieved by allowing for natural lighting and ventilation as part of the design.

**CONSULTATION**

FPAC

Elected Members

Town of Cottesloe Staff

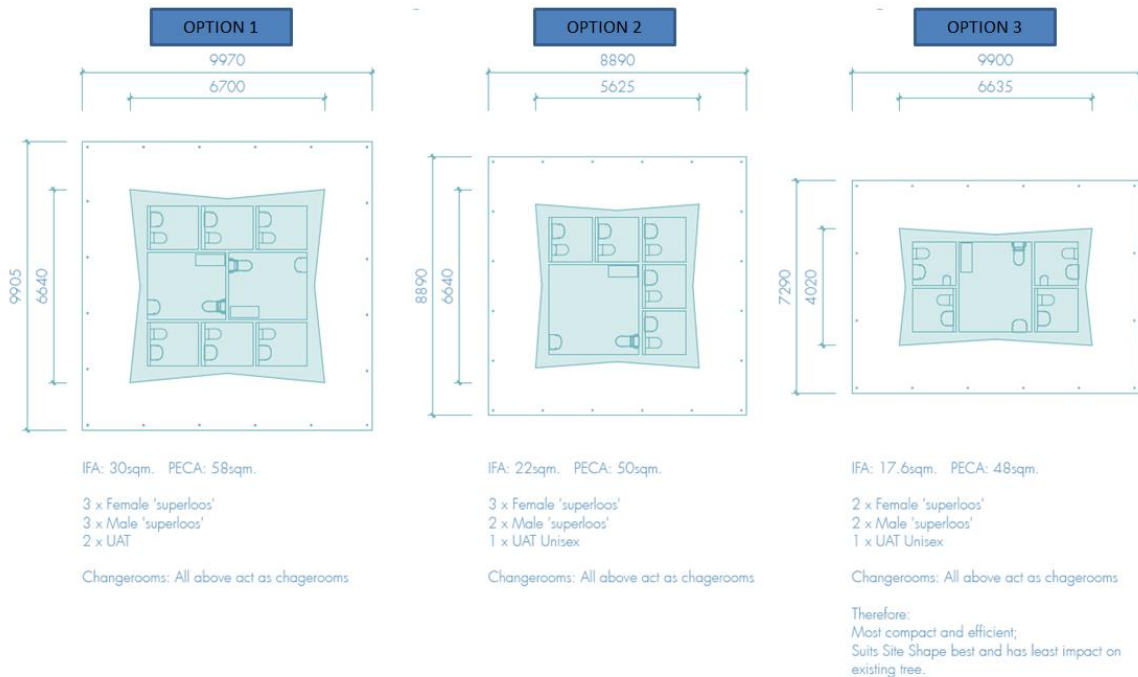
**OFFICER COMMENT****Locality**

As shown on the enclosed document and indicated with an 'X' on the diagram below, an area immediately to the north of the parking plaza has been marked for the construction of a toilet facility. This would provide the required amenity for the vicinity and particularly for visitors to the playground as the next available facility is a fair distance away either at the Indiana Teahouse to the south or Barchetta in North Cottesloe.



**Options and Costings**

Aspect Studios have developed three toilet block options, each comprising of a different number of cubicles. A document detailing the various layouts has been attached and summarised below:



Option One - \$300,000, Option Two - \$250,000 and Option Three - \$225,000

Each toilet, whilst gender allocated, can be made unisex should FPAC or Council prefer for this to occur.

**Design Considerations**

The options have been developed based on the principles of aesthetics, structural resilience and being compatible to the surrounding environment. Other considerations include public safety assurance by providing direct access from an open space instead of corridors with blind spots away from public view (potential crime location).

FPAC is also asked to note that the design also allows for each toilet to be used as a change facility.

A roof type chamber as shown below has also been incorporated as part of the building features so as to avoid the facility being viewed as a toilet amenity at the initial glance and at the same time, promote sustainability by allowing the penetration of skylight and natural ventilation.

There is the alternative of adopting a similar but lower roof design should there be concerns of views being obstructed.



### **Options Analysis and Preferred Concept**

The consultants have recommended option three as the preferred concept for the following reasons:

- This fits within the \$240,000 target cost specified by Council;
- Anticipates that this is a sufficient number of toilets to service the demand outside events; and
- Minimised footprint to avoid the risk of the facility being prominent on the foreshore

FPAC can amend the officer's recommendation and progress the other options accordingly, noting that the other two alternatives would most likely exceed the targeted budget approved by Council.

### **VOTING REQUIREMENT**

Simple Majority

### **OFFICER RECOMMENDATION**

THAT the Foreshore Precinct Advisory Committee recommends;

THAT Council:

1. NOTES the options and associated developed by ASPECT STUDIOS;



2. APPROVES option three as shown in the Options sub section within the Officer's Comment as the Preferred Concept to progress through to Detail Design; and
3. NOTES that the recommendation in Point Two is within the \$240,000 targeted budget set by Council at the December 2020 Ordinary Meeting

**002/2021**

**Moved Cr Harkins      Seconded Cr Barrett**

**THAT the Foreshore Precinct Advisory Committee recommends the matter be laid on the table for approximately. Two weeks for Aspect Studios to consider the following points based on option 3;**

1. **Incorporate greater visual permeability and consider sculptural elements (lantern)**
2. **Integrate the toilet block with other elements of the foreshore design**
3. **Aspects to present an artist impression of the area**

**Carried 7/1**

**For: Cr Harkins, Cr Sadler, Cr MacFarlane, Cr Barrett, Member Arthur, Mr Donaldson and  
Member Rodrigues  
Against: Cr Tucak**

**Advisory Note:**

Following the committee's recommendation, it was brought up via correspondence that the toilets should be unisex and designed as such.

Council is asked to note the above point raised after the meeting but was discussed by the advisory committee.

**8.2 ITEMS FOR DISCUSSION**

Nil

**9 GENERAL BUSINESS**

**9.1 COMMITTEE MEMBERS**

**9.2 OFFICERS**

**10 MEETING CLOSED TO PUBLIC**

**10.1 MATTERS FOR WHICH THE MEETING MAY BE CLOSED**

**11 NEXT MEETING**

**12 MEETING CLOSURE**

The Presiding Member announced the meeting closed at 5.45pm.