

CITY OF MOUNT GAMBIER BUILDING FIRE SAFETY COMMITTEE

Meeting to be held on Wednesday 27th August 2014 at 12.00 p.m. in the
Conference Room, Level One - Operational Services, Civic Centre

AGENDA

1. BUILDING FIRE SAFETY COMMITTEE - ACTIVE8 COMPLEX - 99 PENOLA ROAD - Ref: AF14/10
2. BUILDING FIRE SAFETY COMMITTEE - INTERNATIONAL MOTEL - 300 JUBILEE HIGHWAY WEST - Ref: AF11/255
3. BUILDING FIRE SAFETY COMMITTEE - LAKES APARTMENTS - 3 LAKE TERRACE WEST - Ref: AF11/2445
4. BUILDING FIRE SAFETY COMMITTEE - PAPA'S RICH NOODLES, LAKES VILLAGE BUTCHERS - 18 HELEN STREET - Ref: AF14/11
5. BUILDING FIRE SAFETY COMMITTEE - VACANT BUILDING (FORMERLY KNOWN AS TONIC) - 29 PERCY STREET - Ref: AF12/397

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Meeting to be held on Wednesday 27th August 2014 at 12.00 p.m. in the
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AGENDA

PRESENT: Cr Merv White (Presiding Member)
Mr Bruce Noble (MFS proxy), Mr Grant Riches and Mr Daryl Sexton

COUNCIL OFFICERS: Hayden Cassar - Building Officer
Chris Tully - Building Officer
Kathy Allen - Administration Officer

OTHER ATTENDANCES: Mr Dave Colliar - SA Regional Metropolitan Fire Service Manager

APOLOGY/IES: Andy Sharrad moved the apology received from be received.
seconded

MINUTES: moved that the Minutes of the Meeting held on Wednesday,
18th June 2014 be taken as read and confirmed.
seconded

QUESTIONS: (a) With Notice - nil submitted.
(b) Without Notice -

1. **BUILDING FIRE SAFETY COMMITTEE - ACTIVE8 COMPLEX - 99 PENOLA ROAD** - Ref:
AF14/10

The Building Officer - Hayden Cassar reported:

(a) The Building Fire Safety Committee at its meeting held on Wednesday, 18th June 2014 resolved:

“(a) The report be received;

(b) The Building Fire Safety Committee await the completed report from Chapman Herbert Architects.”

(b) The Committee shall consider the appropriateness of the design submitted (copy is attached to the agenda) both in terms of the suitability of the proposed upgrades to ensure the safety of occupants and the omission of items which are possibly unnecessary (e.g. disabled egress ramps in particular) to reduce the economic implications of the upgrade on the building owner.

moved it be recommended:

(a) The report be received.

(b) The design report prepared by Chapman Herbert Architects be received.

(c) (To be determined at the meeting).

seconded

2. BUILDING FIRE SAFETY COMMITTEE - INTERNATIONAL MOTEL - 300 JUBILEE HIGHWAY WEST - Ref: AF11/255

The Building Officer - Chris Tully reported:

- (a) The Building Fire Safety Committee at its meeting held on Wednesday, 18th June 2014 resolved:
 - (a) *"The report be received;*
 - (b) *Council write to the owner of the International Motel, seeking clear and concise details of his/her intentions to complete works as required by the Building Fire Safety Committee including timeframes. On receipt of the required information the Building Fire Safety Committee will reconsider its position in light of the advice received. Advice to be received with 28 days of the date of the letter."*
- (b) Council has received a copy of correspondence, dated 25th June 2014, sent to Robert Miles, Robert Miles Architects in response to the letter sent to David Wong, owner of the International Motel, dated 19th June 2014 (copy is attached to the agenda). This correspondence seeks clear and concise details of the owners intentions to complete works as required by the Building Fire Safety Committee.
- (c) As indicated in the email, David Wong has instructed Robert Miles to arrange outstanding works required.
- (d) An inspection was carried out on the 15th August 2014 by Chris Tully, Building Officer which found that outstanding works are still to be completed.
- (e) At the time of the inspection Council was informed from the manager of the Motel (Shane Madden) that quotes had been obtained for the installation of an onsite fire hydrant, but no works had been undertaken to complete fire separation to the individual wings.
- (f) The manager advised they will contact the owner in regards to the outstanding fire safety issues and report back to Council.
- (g) Council has also contacted Robert Miles (by telephone) on 18th August 2014 requesting a report be provided to Council.
- (h) Council has not received any further correspondence in relation to this matter.

moved it be recommended:

- (a) The report be received.
- (b) To be left lie on the table pending a report to be provided to Council.

seconded

3. BUILDING FIRE SAFETY COMMITTEE - LAKES APARTMENTS - 3 LAKE TERRACE WEST - Ref: AF11/2445

The Building Officer - Chris Tully reported:

- (a) The Building Fire Safety Committee at its meeting held on Wednesday, 18th June 2014 resolved:

“(a) The report be received;

(b) Council write to the owner of the Lakes Apartment, seeking clear and concise details of his/her intentions to complete works as required by the Building Fire Safety Committee including timeframes. On receipt of the required information the Building Fire Safety Committee will reconsider its position in light of the advice received. Advice to be received with 28 days of the date of the letter.”

- (b) Council has not received any further correspondence in relation to this matter.

moved it be recommended:

(a) The report be received.

(b) To be left lie on the table pending a report to be provided to Council.

seconded

4. BUILDING FIRE SAFETY COMMITTEE - PAPA'S RICH NOODLES, LAKES VILLAGE BUTCHERS - 18 HELEN STREET - Ref: AF14/11

The Building Officer - Hayden Cassar reported:

- (a) The Building Fire Safety Committee at its meeting held on Wednesday, 18th June 2014 resolved:

“(a) The report be received;

(b) The correspondence received from Federation Centres, including as Essential Service Review prepared by Norman Disney & Young, dated 27th February 2014, be received.

(c) The Building Fire Safety Committee endorse the Norman Disney & Young report consistent with Council's tentative advice to the property owner.

(d) The Building Fire Safety Committee advise the applicant to lodge a development application for a fire safety upgrade to formalise the upgrade.”

- (b) An inspection is to be conducted prior to the meeting and a verbal report provided to Members at the meeting.

moved it be recommended:

(a) The report be received.

(b) (To be determined at the meeting).

seconded

5. BUILDING FIRE SAFETY COMMITTEE - VACANT BUILDING (FORMERLY KNOWN AS TONIC) - 29 PERCY STREET - Ref: AF12/397

The Director - Operational Services reported:

- (a) The Building Fire Safety Committee at its meeting held on Wednesday, 18th June 2014 resolved:

“(a) The report be received;

(b) Council advise the owner of the building of 29 Percy Street, Mount Gambier that there is to be no occupancy of the upper storey until all issues with the building as previously raised by the Building Fire Safety Committee are adhered to the satisfaction of the Committee.

(c) The Building Fire Safety Committee further advise that the lower storey works previously identified are to be completed within 60 days (as per report and plan previously submitted by the owner) of the date of this notification”.

- (b) A letter was issued to the owner (A D & S Hill) dated 19th June 2014, however Council has not received any further correspondence in relation to this matter.

- (c) An inspection is to be conducted prior to the meeting and a verbal report provided to Members at the meeting.

moved it be recommended:

- (a) The report be received.
(b) (To be determined at the meeting).

seconded

MOTIONS WITHOUT NOTICE

GENERAL BUSINESS

- (a) Date of next Building Fire Safety Meeting.

The meeting closed at _____ pm.