

CITY OF MOUNT GAMBIER (SPECIAL MEETING) BUILDING FIRE SAFETY COMMITTEE

Meeting held Tuesday 7<sup>th</sup> March 2017 at 1.00 p.m. in the  
Conference Room, Level One - Operational Services, Civic Centre

MINUTES

PRESENT: Cr Ian Von Stanke (Presiding Member)  
Daryl Sexton (Director Operational Services)  
Andy Sharrad (Metropolitan Fire Service) - by telephone  
Grant Riches (Professional Building Services) – by telephone

COUNCIL OFFICERS: Chris Tully (Building Officer)  
Tania Hassan (Building Officer)

OTHER ATTENDANCES: Nil

APOLOGIES: Nil

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

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

The Director Operational Services reported:

- (a) Council received a request from the managers of the International Motel at 300 Jubilee Highway West, Mount Gambier, to inspect the fire alarm system at the motel as they were concerned about how they, as new managers, had been instructed to operate the system;
- (b) Council, together with the Metropolitan Fire Service, attended the site on Friday, 3<sup>rd</sup> March 2017 and the report from Mr Alex Withers of the Mount Gambier Metropolitan Fire Service is attached to the agenda;
- (c) on Tuesday, 7<sup>th</sup> March 2017, Mr Daryl Sexton (Authorised Officer) and Mr Chris Tully of the City of Mount Gambier attended the site and carried out a further inspection (report attached to the agenda).

**Cr Von Stanke moved it be recommended:**

- (a) **The report be received.**
- (b) **The Building Fire Safety Committee note the origins of the requirement of the Building Fire Safety Committee to install an AS1670.1 alarm system to the International Motel, 300 Jubilee Highway West, Mount Gambier and the subsequent compliance with this requirement.**
- (c) **The Building Fire Safety Committee receive the report from Acting Station Officer Alex Withers (2505) of the MFS Mount Gambier dated 3<sup>rd</sup> March 2017.**
- (d) **The Building Fire Safety Committee receive the report of Mr Daryl Sexton (authorised Officer) summarising the results of an inspection at the International Motel conducted on Tuesday 7<sup>th</sup> March 2017. The report notes that there was no written evidence of detectors working, the fire insulation panel was reporting faults at the time of the inspection, a number of out of date fire extinguishers and evidence of at least one emergency light missing.**

- (e) The Building Fire Safety Committee, having considered all the evidence now available, is of the opinion that the occupation and use of the International Motel, 300 Jubilee Highway West, Mount Gambier presents an unacceptable risk to the occupants. Both the owner and manager of the motel be advised that pursuant to Section 71(3)(b)(iii) of the Development Act 1993 they are prohibited from offering occupation and use of the building (apart from the managers occupying the managers residence) until the Building Fire Safety Committee is satisfied that the fire hazard no longer exists (evidenced by the alarm and detection system previously required by the Building Fire Safety Committee being a fully operational system and certified by an independent expert, all fire fighting services have been tested and appropriately tagged by an independent expert and all emergency lighting being fully compliant with the previous requirements of the Building Fire Safety Committee).**
- (f) The Building Fire Safety Committee authorises Mr Daryl Sexton (authorised Officer) to monitor the requirements of this notice and when satisfied, remove this notice to allow the motel to recommence use and occupation subject to Mr Sexton providing immediate notification to the Building Safety Committee of his actions at the appropriate time.**

**Grant Riches seconded**

**Carried**

The meeting closed at 1:26 p.m.