

# Port Mandurah Residents' Association

Newsletter—April 2008  
www.portmandurah.com.au



PO Box 1339  
Mandurah WA 6210

## Sundowner at “MOFSC” 5.30pm Thursday May 1st 2008

Our first Sundowner for the year will be held at the Mandurah Offshore Fishing and Sailing Club, so please come along and enjoy the hospitality and camaraderie your Association has to offer. To make transportation easier, those members who wish to come along by boat, may now do so. All members and those intending to become members are most welcome to attend.

Please note in your diary the following dates for the coming Sundowners:-

June 5th, September 4th and November 13th.

All the above are to be held at the MOFSC.

## JETTY LICENCES

Several PMRA members have questioned what Port Mandurah residents get for the annual licence fee they pay to the Department for Planning and Infrastructure (DPI) in respect of jetties that are within jetty envelopes associated with private property. In this matter we consider the whole of the canal estate to be private property.

Residents argue, and the PMRA Committee agrees, that jetties should be treated like any other addition that is made to private property. If this were the case there would be a requirement to obtain a building licence from the City of Mandurah and to comply with the relevant structural standards and by-laws only. There does not appear to be any need for the DPI to be involved.

In researching this matter, PMRA found that a person cannot sell their jetty with their house unless they have agreement from the DPI to transfer the jetty licence. The DPI may not approve the transfer if the jetty has not been maintained to the standard that they (DPI) require. Some real estate agents and settlement agents are unaware of this requirement and it could become a legal problem, for both previous and new owner, if the DPI were to refuse the transfer.

The 1926 regulations under which the DPI levy the annual licence fee state that the fee may be levied “irrespective of ownership of the waters” and we believe the DPI’s to be an incorrect interpretation of the intent of the legislation, and unjust. This interpretation may date back to a time when a person could seek permission to erect a jetty in a river (or similar) even when they did not live on/own the adjacent property. PMRA has written to the DPI seeking to have the annual licence fee discontinued. A copy of the letter can be found on our website at [www.portmandurah.com.au](http://www.portmandurah.com.au)

## CHRISTMAS LIGHTS COMPETITION 2007 WINNERS

The Christmas Lights Competition winners were selected by independent judges Dr Kim Hames MLA and Mandurah Councillor Gary Brown. The addresses of the winners are:

**Eunamara Retreat** nos. 23, 24, 25, 26 and 30.  
**Starfire Close** nos. 11, 12, 13, 14 and 21  
**Brindabella Crescent** nos. 17, 19 and 22  
**Finistere Island Retreat** nos. 6, 7 and U2/33  
**Aztec Island Retreat** no. 3

**Arika Mews** no. 3

**Nyari Court** nos. 16 and 21

**Santavea Mews** no. 6

**Cambria Island Retreat** no. 52.

Winners received a bottle of wine and an invitation for a two hour catered cruise on our Principal Sponsor’s boat “Dancing Dolphin”. The cruise was held on a lovely night and was considered a great success.

## TRAFFIC MANAGEMENT MODIFICATIONS

The City of Mandurah has announced plans to make some changes to traffic management plans in the city centre area (in the vicinity of the Old Bridge) to improve traffic movement. The principal changes are:

1. Reversing the traffic flow in Mandurah Terrace between Tuckey St and Pinjarra Rd. and changing the parking markings accordingly. The intersection of Mandurah Tce. with Pinjarra Rd. to be controlled by a “Give Way” sign. There will be no right turn from Mandurah Tce. on to the Old Bridge.
  2. Parking bays on the north side of Pinjarra Rd. between Mandurah Terrace and Sholl St. will become a Clearway during morning and afternoon peak hours. The parking bays on Pinjarra Rd between Sholl St. and Sutton St. will be removed. There is alternate parking in and off Sholl St. and off Leslie St.
  3. Right turns from Pinjarra Rd. into the Post Office car park and into the Westpac Bank premises will no longer be permitted.
  4. The “T” intersection of Sutton St. and Pinjarra Rd. will be modified to allow 2 lanes of traffic to turn right from Sutton St. into Pinjarra Rd.
  5. A proper four way roundabout will be created at the intersection of Sholl St. and Tuckey St. (thus eliminating the need to drive through Woolworths’ car park).
  6. The roundabout at the intersection of Tuckey St. and Sutton St. will become a four way intersection with “Stop” signs in Tuckey St.
  7. The traffic lights on Pinjarra Rd. at Sholl St. and Sutton St. will be “synchronised” to improve traffic flow.
- The City of Mandurah is to be congratulated for tackling the problem of traffic congestion in this area. The work will commence during April 2008. For further details please see the PMRA website at [www.portmandurah.com.au](http://www.portmandurah.com.au).



## Our Principal Sponsor is: Bouvard Cruises

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[www.bouvardcruises.com.au](http://www.bouvardcruises.com.au)

### INVITATION TO MANDURAH MARINA RESIDENTS TO JOIN PMRA

The Port Mandurah Residents' Association (PMRA) has been established for about 15 years and has averaged about 50% membership of all eligible properties over the past 5 years (last year 300 households) which means that it has one of the highest proportions of potential members of any ratepayer organisation in the State. It has funds and assets in the vicinity of \$30k, a well visited website, regular Newsletters and social functions.

The generic function of PMRA is to have an organised representation structure to ensure that general rates collected from canal property owners are spent in a fair and effective manner. Issues that we would expect to be addressed in Port Mandurah would probably also relate to Mandurah Marina so widening the membership base would give us more "clout" when addressing such issues.

As an example, a recent letter from the CEO of the City of Mandurah indicated the City is examining the possibility of changing the basis for rates from "unimproved" value to "improved" value. Implementation of such a system would see canal residents, who already pay a disproportionate percentage of the total rates collected, pay even more.

The principal formal functions of the PMRA are to oversee the expenditure of the Specified Area Rate (SAR) and to provide representation on behalf of residents of the precinct (not just members) to the Mandurah City Council. In this latter function we have been successful on many, but not all, fronts.

Expansion of our membership base is seen as desirable if we are to keep pressure on a Council that includes elements that are seen by some residents as "anti-canal", despite the significant benefits that canal developments have brought to Mandurah. Income from the SAR in Port Mandurah alone is approaching \$100k /year and this year expenditure on specific canal related issues will be approx \$90k. The City of Mandurah is holding in excess of \$200k in reserves. Much of this expenditure is generic and benefits all canal residents, visitors and the wider Mandurah community.

PMRA has a part-time Administrator and it's own office equipment. We maintain a comprehensive database and a fully interactive data retrieval and membership information system.

We have a loose working relationship with the Waterside Assoc. and some of us have been involved in the recent establishment of the Port Bouvard group. It is likely that we will closely support the establishment and possible affiliation with the emerging group at Mariners Cove.

We are offering all Mandurah Marina residents the opportunity of joining PMRA (as Affiliate Members initially). There is a possibility that we may have to alter some of the definitions in the PMRA Constitution to permit full membership and we are seeking advice on this. We are also aware of and sympathetic to the possible "loss of identity" that may be felt by putting the whole precinct under one label, and as a result some change in name or description may need to be considered.

Membership fees are on a sliding scale between \$40 for a single year membership to an enduring (15year) membership of \$300. Most pay about \$120 for 5 years and we encourage this as it significantly reduces administration costs and provides an assured income from invested "future" subscriptions.

Social functions play an important part for PMRA, especially for new residents as they allow "neighbours" to get to know each other in an informal setting.

If members attend all social functions the subsidies provided to members usually approach or exceed the membership fee.

Commercial sponsorship from businesses is encouraged and many have been sponsors since they were first introduced about 4 years ago. Sponsors have access to the Newsletter, Website and to those members and their guests who attend functions.

Sponsorship funds help keep function costs low. A membership application form is included in this Newsletter.

### HIRE BOATS AND WATER TAXIS

The Port Mandurah Residents' Association was recently asked by our Ward Councillor to discuss and make comment on proposals to expand the boat hire facilities in Mandurah. PMRA supports in principle the development of a Water Taxi business within the Canal and City precinct and such a service, if well organised, could receive considerable patronage from some of our members. We also support the hire boat style of business and, despite increased traffic within the canal system, we have had few complaints. We feel that there is an opportunity for a premium level of boat hire as can be seen in some European cities. If you have views on this subject please view in full the letter on the webpage that was sent to the CoM and make your comments.

### WOULD A GROUYNE HELP AT THE NORTHERN ENTRANCE TO PM CANALS?

PMRA has formally requested that an investigation into the possibility of modelling the effects of a small groyne extending eastward from the SE corner of Henry Sutton Reserve be undertaken. The purpose of such a groyne would be to produce a small protected beach on the North side and have the effect of assisting the maintenance of safe passage depths at the mouth of the Port Mandurah Channel. Funds were allocated in the 2008 SAR budget for such an investigation and this was one of the ideas supported by PMRA in the 2020 Foreshore Focus Study.

### MOVING CORMORANTS ON

PMRA is concerned at the negative effect that the smell caused by the cormorants on the Southern groyne will have on visitors to the Peel Region. We are interested to receive ideas about how we might convince them (the cormorants) to move on to a different location, without hurting them.

In the meantime we are proposing to try stringing "humming wire" between star pickets. The humming wire will need to be protected by heavy fishing line or the seagulls will break it. If you are prepared to help with the installation of the humming wire or if you have a better idea, please give a call to one of the PMRA Committee members.

**Port Mandurah Resident's Association**  
**— Major Sponsors —**



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**Port Mandurah Canal Precincts and the PMRA Committee**

Please contact the following 2007 Committee members for information and assistance on any matter pertinent to your canal precinct.

<i>Brindabella Crescent, Ragamuffin Point, Syrenka Turn &amp; Leisure Way</i>	President & Administration Committee	John Randall – 9582 9914
<i>Siska Court, Leighton Place, Amity Cove &amp; Perie Banou Close</i>	Vice President & Canal Management Comm.	Peter Hick—9535 5098
<i>Starfire Close, Arika Mews, Condor Mews &amp; Leeuwin Place</i>	V/President & Canal Management Comm.	Stephen Dean—9535 5370
<i>Santavea Mews, Solstraale Place &amp; Eunamara Retreat</i>	V/President & Activities Committee	Rene Jorgenson—9534 7348
<i>Quayside Close, Parkwater, Leighton Rd East &amp; Sovereign Gardens</i>	Canal Management Committee	Faye Grey—9535 2681
<i>Genevieve Court, Picaroon Place &amp; Finistere Island Retreat</i>	Social Committee	Kerrie Andrews—9586 8161
<i>Aztec Island Retreat</i>	Hon. Secretary & Events Committee	Selby Munsie—9581 4178
	Social Committee	Althea Munsie—9581 4178
<i>Baruna Court &amp; Cambria Island Retreat</i>	Activities Committee	Malcolm Eales—9582 8190
<i>Bermuda Place, San Marco Quays, Rialto Place &amp; Apollo Place</i>	Hon. Treasurer & Canal Management Comm.	Terry Rohde—9590 8430
<i>Piccolo Place, Fistina Ramble &amp; Nyari Court</i>	Social Committee & Newsletter	Judy Gault—9535 7202
<i>Reverie Mews, Weatherly Place &amp; Monterey Apartments</i>	Social Committee	Anne McGrath—9581 5881
	Website Administrator	Megan Rohde—9590 8430
	Administrator & Database	Jill Randall—9582 9914



**PORT MANDURAH RESIDENTS' ASSOCIATION**

**Application for NEW Membership ONLY**

*(If you are already members, renewal invitations are sent out when your membership expires)*

I/We wish to apply for membership of the Port Mandurah Residents' Association. I/We agree to abide by the Constitution as formally amended on 13th January 2005. Each residence receives **two full memberships** for each year's membership fee and all permanent members of the household enjoy various membership privileges as Associate Members (no fee).

<i>Insert names – use preferred Christian Names</i>			
Member		Full Members – see Membership Package schedule below for fee	
Member			
Member of family		Associate Member: Free	
Member of family		Associate Member: Free	
Member of family		Associate Member: Free	
Member of family		Associate Member: Free	
Member of family		Associate Member: Free	
Canal property address			
Mailing address		Only if mail can't be delivered to canal property address	
<b>Our email address is:</b>			
Phone		Mobile	
<b>Membership Packages available – 2 memberships per calendar year per fee.</b>		<i>Tick your choice</i>	
Enduring Fees	Notionally 15 years	<input type="checkbox"/>	\$300
5 years	2008, 2009 2010, 2011, 2012 [inclusive]	<input type="checkbox"/>	\$120
3 years	2008, 2009 2010 [inclusive]	<input type="checkbox"/>	\$80
1 year	2008	<input type="checkbox"/>	\$40
<i>Please make your cheque payable to: <b>Port Mandurah Residents' Association</b> or electronically transmit to our bank account: Bank West Mandurah: BSB 306-072: Account No: 418295-0</i>			
Signed:	Date:	Cheque for the sum of \$..... is enclosed	
<i>It would be appreciated if you could provide us with the following extra information if applicable to your property, or if you have a boat, in the Port Mandurah precinct.</i>			
<b>Jetty</b>	Wood <input type="checkbox"/> :	Floating <input type="checkbox"/> :	Extra piles <input type="checkbox"/> :      None <input type="checkbox"/> :
<b>Lifter</b>	Electric <input type="checkbox"/> :	Hydraulic <input type="checkbox"/> :	Floating <input type="checkbox"/> :      Derrick <input type="checkbox"/> :      None <input type="checkbox"/> :
<b>Boat</b>	Type:	Rego No.	Name:
<b>Boat</b>	Type:	Rego No.	Name:
<b>Boat</b>	Type:	Rego No.	Name:

**Mail to:**

**Port Mandurah Residents' Association, P.O. Box 1339 MANDURAH WA 6210**

**Privacy Policy**

*The Port Mandurah Residents' Association will not disclose any of your personal information to other organisations or people and will only use summaries of such information to support its position in matters relating to the precinct of Port Mandurah, Western Australia.*