



GLEN EIRA CITY COUNCIL

ORDINARY COUNCIL MEETING

THURSDAY 25 SEPTEMBER 2025

MINUTES

**Meeting was held in the Council Chambers,
Corner Hawthorn & Glen Eira Roads, Caulfield
at 7:30 PM**

Present

The Mayor, Councillor Simone Zmood
Councillor Arabella Daniel
Councillor Margaret Esakoff
Councillor Sam Parasol
Councillor Luca Ragni
Councillor Kay Rimbaldo
Councillor Kimberley Young
Councillor Li Zhang

Council Officers Present

Chief Executive Officer, Lucy Roffey
Director Customer and Corporate Affairs, Kellie Vise
Director Sustainability, Assets and Leisure, Niall McDonough
Acting Director Community Wellbeing, Rosa Zouzoulas
Acting Director Planning and Place, Lauren Richardson
Chief Financial Officer, John Vastianos
Manager Legal, Risk and Governance, Diana Vaynrib
Coordinator Councillor Business, Karling Colomiere
Councillor Business Officer, Kylie Webster
Councillor Business Officer, Mary Lennon

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1. ACKNOWLEDGEMENT OF TRADITIONAL OWNERS

The Mayor read the acknowledgement.

Glen Eira City Council Acknowledges the peoples of the Kulin Nation as Traditional Owners and Custodians, and pay our respect to their Elders past, present and emerging. We Acknowledge and uphold their continuing relationship to land and waterways. Council extends its respect to all Aboriginal and Torres Strait Islander peoples.

2. APOLOGIES

Apology

Moved: Cr Zmood

Seconded: Cr Ragni

That the apology from Cr Karslake be received and noted.

CARRIED UNANIMOUSLY

3. REMINDER TO DISCLOSE ANY CONFLICTS OF INTEREST IN ANY ITEMS ON THE AGENDA

Councillors were reminded of the requirement for disclosure of conflicts of interest in relation to items listed for consideration on the Agenda, or any item that was considered at this meeting, in accordance with Section 130(2) of the *Local Government Act 2020* and Rule 85 of the Glen Eira City Council Governance Rules. Councillors were then invited to indicate any such conflict of interest.

4. PUBLIC PARTICIPATION

There were no submissions for Public Participation.

5. WRITTEN PUBLIC QUESTIONS TO COUNCIL

There was one Written Public Question to Council received.

<p>KJ Tsanaktsidis Caulfield South</p>	<p>Question 1:</p> <p>The shops near the corner of Hawthorn and Glen Huntly Rds are in a run-down state, with significant vacancies (including the closure of the post office) and buildings requiring maintenance and investment. What levers are available to council to improve this and get these vacant spaces put to good use by local businesses?</p> <p>Answer:</p> <p>Thank you for your message and for raising your concerns about the condition and vacancies around the Hawthorn and Glen Huntly Road intersection.</p> <p>This area falls within the Caulfield South Activity Centre, which is actively monitored by Council. We conduct a Vacancy Rate Audit every six months across Glen Eira's 17 Activity Centres. As of June 2025, the vacancy rate in Caulfield South was 11%, notably down from 12% in January 2025. The area has seen a 7% turnover rate in the past six months, with 12 new businesses opening and 11 closing, making it one of the most active centres in the municipality.</p> <p>Council is working closely with local business owners to support revitalisation efforts. For example, we've been in contact with the owner of Vision Personal Training at 774 Glen Huntly Road, who is leading efforts to establish a Traders Association for the area. Once formed, this group will be able to advocate more effectively for improvements such as streetscape upgrades, furniture enhancements, and access to Community Grants.</p> <p>We also offer a Business Concierge service and are a charter member of the Small Business Friendly Council initiative run by the Department of Jobs, Skills, Industry and Regions (DJSIR). Our Economic Development Officers work closely with Traders Associations across all Activity Centres to provide tailored support.</p> <p>Revitalising vacant properties remains a key focus for our Economic Development team, and we're exploring creative approaches, like art installations, pop-up businesses, and window decals, to improve visual appeal and attract new tenants. A recent six-month trial in Glen Huntly led to several previously empty shops being leased, and we're exploring these ideas in other areas</p> <p>With regards to the condition and presentation of the shop buildings, the mix of planning controls allows owners/tenants to undertake aesthetic improvements without the need for planning permits (this may not apply to premises included within a heritage overlay). Council has no leverage in requiring maintenance or upgrades to buildings unless there is a structural issue which poses a risk to public safety. Council is better placed supporting businesses and trader groups with the training and knowledge to address improvement opportunities centre wide.</p>
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6. CONFIRMATION OF MINUTES OF PREVIOUS MEETING OR MEETINGS**Moved: Cr Rimbaldo****Seconded: Cr Parasol**

That the minutes of the Ordinary Council Meeting held on 2 September 2025 be confirmed.

CARRIED UNANIMOUSLY

7. RECEPTION AND READING OF PETITIONS AND JOINT LETTERS**7.1 PETITION: OPPOSE USER PAYS PARKING****Moved: Cr Parasol****Seconded: Cr Daniel**

That Council:

1. receives and notes the petition; and
2. Refers this petition to the relevant Council officers for investigation including a detailed response to the submitter.

CARRIED UNANIMOUSLY

8. REPORTS BY DELEGATES APPOINTED BY COUNCIL TO VARIOUS ORGANISATIONS

Cr Zhang – Municipal Association of Victoria – Board Meeting

9. REPORTS FROM COMMITTEES AND RECORDS OF ASSEMBLY**9.1 ADVISORY COMMITTEES**

Nil

9.2 RECORDS OF ASSEMBLY**9.2.1 RECORD OF ASSEMBLIES****Moved: Cr Daniel****Seconded: Cr Esakoff**

That Council notes the Records of Assemblies for:

1. 19 August 2025 Assembly;
2. 26 August 2025 Assembly; and
3. 2 September 2025 Pre-meeting.

CARRIED UNANIMOUSLY

10. OFFICER REPORTS (AS LISTED)

10.1 ELSTERNWICK CLUB REDEVELOPMENT – DRAFT CONCEPT PLANS AND COMMUNITY ENGAGEMENT

Moved: Cr Parasol**Seconded: Cr Esakoff**

That Council resolves to undertake phase 2 community consultation seeking feedback on the draft landscape concept package from 26 September to 26 October 2025.

CARRIED UNANIMOUSLY

10.2 CANOPY TREE PROTECTION LOCAL LAW PERMIT DECISION REVIEW, 4 SEAVIEW AVENUE, BENTLEIGH.

Moved: Cr Daniel**Seconded: Cr Zhang**

That Council having reviewed, under subclause 58(1) of the Glen Eira City Council Canopy Tree Protection Local Law (Local Law), the decision dated 14 August 2025, of an Authorised Officer to refuse the application for a Permit under subclause 37(1)(b) of the Local Law for the removal of the Desert Ash tree located at 4 Seaview Avenue, Bentleigh, resolves to:

1. refuse the issuance of a Permit for the removal of the Desert Ash tree in accordance with subclause 59(1)(b) of the Local Law; and
2. authorises an Authorised Officer to serve written notice of the decision in Part 1 of this resolution to the applicant who applied for review under subclause 56(1) of the Local Law of the decision by the Authorised Officer to refuse a Permit under subclause 37(1)(b).

CARRIED UNANIMOUSLY

10.3 POLICY REVIEW: BUILDING SITE MANAGEMENT CODE OF PRACTICE

Moved: Cr Ragni**Seconded: Cr Rimbaldo**

That Council adopts the Building Site Management Code of Practice (Attachment 2).

CARRIED UNANIMOUSLY

10.4 COUNCIL LEASE TO ST JOHN'S AMBULANCE

Moved: Cr Esakoff**Seconded: Cr Young**

That Council:

1. Authorises officers to enter into and finalise a new lease with St John Ambulance Australia (Victoria) Limited, ACN 688490851 for its continued occupation of 1B Birch Street, Caulfield South, Victoria 3162 for an initial term of five years, plus one option of a further four years; and
2. Executes the lease in an appropriate manner by affixing the common seal of Council.

CARRIED UNANIMOUSLY

10.5 SALE OF LAND FROM PREVIOUSLY DISCONTINUED ROAD, REAR 61 AND 63 DOWNSHIRE ROAD AND 54 AND 56 SHOOBRA ROAD, ELSTERNWICK

Moved: Cr Esakoff**Seconded: Cr Daniel**

That Council,

1. resolves, having undertaken a consultation process in accordance with section 114 of the *Local Government Act 2020*, for the proposed sale of the land from the previously discontinued road at the rear of 61 and 63 Downshire Road and 54 and 56 Shoobra Road, Elsternwick, and having received no submissions directs that the land shown as Lots 1 and 2 on TP944623J in Attachment 2 be sold by private treaty to the owners of
 - a. 54 Shoobra Road, Elsternwick (Lot 1); and
 - b. 63 Downshire Road, Elsternwick (Lot 2);
2. directs the Chief Executive Officer, or any such person that the Chief Executive Officer approves, sign any transfer and any other documents required to be signed in connection with sale and transfer to the adjoining owners

CARRIED UNANIMOUSLY

10.6 DISCONTINUANCE AND SALE OF ROAD ABUTTING 1A FLORENCE STREET, ORMOND

Moved: Cr Daniel**Seconded: Cr Zhang**

That Council, acting under clause 3 of Schedule 10 of the *Local Government Act 1989 (Act)*:

1. resolves, having followed all the required statutory procedures under s 207A and 224 of the Act pursuant to its power under clause 3 of Schedule 10 of the Act, and being of the opinion that the section of road adjoining 1A Florence Street, Ormond, 2/1 Florence Street, Ormond and 357 Koornang Road, Ormond, being part of the land contained in certificate of title volume 11520 folio 145 and shown hatched on the site plan in Attachment 1 (**Road**), is not reasonably required as a road for public use for the reasons set out in this report, to discontinue the Road ;
2. directs that a notice be published in the *Victoria Government Gazette* under clause 3(a) of Schedule 10 of the Act;
3. directs that once discontinued:
 - a. the part of the Road shown as Lot 1 on the title plan in Attachment 2 be transferred to the owner of 1A Florence Street, Ormond;
 - b. the part of the Road shown as Lot 3 on the title plan in Attachment 2 be transferred to the owner of 357 Koornang Road, Ormond; and
 - c. Council retains the balance of the Road shown as Lot 2 on the title plan in Attachment 2; and

In accordance with Council's *Road and Reserves Discontinuance and Sale Policy 2022 (Policy)*.

4. directs that any easements, rights or interest required to be created or saved over the Road by any authority be done so and not be affected by the discontinuance and sale of the Road;
5. directs that the Chief Executive Officer, or any such person that the Chief Executive Officer approves, sign any transfer and any other documents required to be signed in connection with the discontinuance of the Road and its subsequent transfer to the adjoining owners; and
6. writes to the owner of 2/1 Florence Street advising that they do not own the part of the Road contained within their property and advising them to contact Council should they wish to purchase the land at a future date.

CARRIED UNANIMOUSLY

**10.7 APPOINTMENT AND AUTHORISATION OF AUTHORISED OFFICERS -
PLANNING AND ENVIRONMENT ACT 1987**

Moved: Cr Esakoff**Seconded: Cr Parasol**

That Council in the exercise of the powers conferred by section 147(4) of the *Planning and Environment Act 1987* and section 313 of the *Local Government Act 2020*, resolves that:

1. the member of Council staff referred to in the attached Instrument of appointment and authorisation ('Instrument') be authorised as set out in the Instrument; and
2. the Instrument be sealed; and
3. the Instrument comes into force immediately after the common seal of Council is affixed to the Instrument and remains in force until Council determines to vary or revoke it, or the officer named in the instrument ceases to be an employee of Glen Eira City Council.

CARRIED UNANIMOUSLY

10.8 FINANCIAL MANAGEMENT REPORT AS AT 31 AUGUST 2025

Moved: Cr Rimbaldo**Seconded: Cr Zhang**

That Council notes the Financial Management Report for the period ending 31 August 2025.

CARRIED UNANIMOUSLY

10.9 TENDER 2025.71 FINANCE SYSTEM REPLACEMENT STAGE 2

Moved: Cr Ragni**Seconded: Cr Young**

That Council having reviewed and considered the confidential tender evaluation report (attachment 1 to this report):

1. appoints **Oracle Corporation Australia Pty Ltd, as the provider under Tender number 2025.71** for an amount of \$1,206,614 exclusive of GST, subject to a suitable contract being negotiated.
2. authorises the CEO to finalise contract negotiations.
3. prepares the contract in accordance with the Conditions of Contract included in the Tender.
4. authorises the CEO to execute the contract on Council's behalf.
5. notes the attachment to the report remain confidential in accordance with section 3(1)(g) of the *Local Government Act 2020* or until Council resolves otherwise.
6. authorises Council officers to disclose any confidential information in relation to this item, but only to the extent necessary to give effect to the resolution; and
7. authorises Council officers to disclose the successful tenderer name in the meeting minutes for this item.

CARRIED UNANIMOUSLY

10.10 TENDER 2025.139 PROVISION OF TRAFFIC MANAGEMENT SERVICES

Moved: Cr Esakoff**Seconded: Cr Zhang**

That Council having reviewed and considered the confidential Tender Evaluation report (**Attachment 1**).

1. appoints Advanced Traffic Management Pty Ltd as the panel contractor under Tender number 2025.139 for an amount in accordance with the Schedule of Rates submitted;
2. appoints Avada Traffic Pty Ltd as the panel contractor under Tender number 2025.139 for an amount in accordance with the Schedule of Rates submitted;
3. appoints BBC Traffic Victoria Pty Ltd as the panel contractor under Tender number 2025.139 for an amount in accordance with the Schedule of Rates submitted;
4. appoints Gradient Group Pty Ltd as the panel contractor under Tender number 2025.139 for an amount in accordance with the Schedule of Rates submitted;
5. appoints Miepol Pty Ltd as the panel contractor under Tender number 2025.139 for an amount in accordance with the Schedule of Rates submitted;
6. appoints Prestige Paving Pty Ltd as the panel contractor under Tender number 2025.139 for an amount in accordance with the Schedule of Rates submitted;
7. prepares the contracts in accordance with the Conditions of Contract included in the tender;
8. authorises the CEO to execute the contracts on Council's behalf;
9. notes the attachment to the report remain confidential in accordance with section 3(1)(g) of the *Local Government Act 2020* or until Council resolves otherwise; and
10. authorises Council officers to disclose any confidential information in relation to this item, but only to the extent necessary to give effect to the resolution.
11. authorises Council officers to disclose the successful tenderer name in the meeting minutes for this item.

CARRIED UNANIMOUSLY

10.11 TENDER 2025.138 DELIVERY OF ROAD RESURFACING AND ASSOCIATED CIVIL WORKS

Moved: Cr Ragni**Seconded: Cr Parasol**

That Council having reviewed and considered the confidential Tender Evaluation report (**Attachment 1**).

1. appoints Prestige Paving Pty Ltd as the contractor under Tender number 2025.138 for an amount in accordance with the Schedule of Rates submitted;
2. prepares the contracts in accordance with the Conditions of Contract included in the tender;
3. authorises the CEO to execute the contracts on Council's behalf;
4. notes the attachment to the report remain confidential in accordance with section 3(1)(g) of the *Local Government Act 2020* or until Council resolves otherwise; and
5. authorises Council officers to disclose any confidential information in relation to this item, but only to the extent necessary to give effect to the resolution.
6. authorises Council officers to disclose the successful tenderer name in the meeting minutes for this item.

CARRIED UNANIMOUSLY

10.12 TENDER 2025.107 PROVISION OF CLEANING SERVICES TO AQUATIC AND LEISURE FACILITIES

Moved: Cr Young**Seconded: Cr Parasol**

That Council having reviewed and considered the confidential Tender Evaluation report (**Attachment 1**).

1. appoints Alpha Corporate Property Services Pty Ltd as the contractor under Tender number 2025.107 for an amount in accordance with the Schedule of Rates submitted;
2. prepares the contracts in accordance with the Conditions of Contract included in the tender;
3. authorises the CEO to execute the contracts on Council's behalf;
4. notes the attachment to the report remain confidential in accordance with section 3(1)(g) of the *Local Government Act 2020* or until Council resolves otherwise; and
5. authorises Council officers to disclose any confidential information in relation to this item, but only to the extent necessary to give effect to the resolution.
6. authorises Council officers to disclose the successful tenderer name in the meeting minutes for this item.

CARRIED UNANIMOUSLY

11. URGENT BUSINESS

Nil

12. ORDINARY BUSINESS**12.1 Requests for reports from a member of Council staff**

Nil

12.2 Right of reply

Nil

12.3 Notice of Motion / Notice of Rescission**Notice of Motion No. 25/004 – Strategy to Combat Antisemitism**

Moved: Cr Esakoff

Seconded: Cr Daniel

That Council officers bring a report to a Council meeting on 25 November 2025 which:

1. Outlines the current mechanisms Council is using to combat antisemitism at the local level.
2. Addresses what role Council can play in ensuring that both the Jewish community and the broader community, feel safe to live, shop, worship, recreate and just 'be' a member of the Glen Eira community.
3. Explores the broader implications and opportunities associated with Council developing a stand-alone strategy to address antisemitism and promote social cohesion at the local level.
4. Considers additional frameworks or resources that could be used to strengthen community resilience against hatred and extremism including the *Model Antisemitism Strategy for Local Councils* published by Waverley Council and the *Local Government Antisemitism Action Plan* provided at the Combat Antisemitism Movement's 2025 Australian Mayors Summit against antisemitism.

CARRIED UNANIMOUSLY

Extension of Speaking Time

Moved: Cr Zmood

Seconded: Cr Young

That Cr Daniel be granted a one minute extension of speaking time.

CARRIED UNANIMOUSLY

12.4 Councillor questions

Nil

13. CONFIDENTIAL ITEMS**Moved: Cr Esakoff****Seconded: Cr Daniel**

That pursuant to Section 66(1) and 66(2)(a) of the Local Government Act 2020, the Council resolves that so much of this meeting be closed to members of the public, as is required for Council to consider the following matters that are confidential in accordance with Section 3(1) of the Act:

13.1 Relocation of the Elsternwick Maternal and Child Health Service

This agenda item is confidential information for the purposes of section 3(1) of the Local Government Act 2020:

- because it is Council business information, being information that would prejudice the Council's position in commercial negotiations if prematurely released (section 3(1)(a)); and
- This agenda item seeks to resolve an upper amount for negotiation on the lease of a property. This needs to remain confidential to ensure Council is not placed at a financial disadvantage

CARRIED UNANIMOUSLY

The gallery was cleared and the livestream disabled ahead of the discussion on Item 13.1- Relocation of the Elsternwick Maternal and Child Health Service.

Following Item 13.1 the meeting was closed.

14. CLOSURE OF MEETING

The meeting closed at 9.07pm.

Confirmed this 16 October 2025

Chairperson.....