



Discussion Paper

Review of Wards, Boundaries and Councillor Representation Levels

The City of Mandurah invites the community to consider the current ward system and councillor representation levels and suggest options for change. Details of the current ward system, the review process and, to assist with providing feedback, the options for change, are set out in this Discussion Paper.

If you have questions please contact the Governance Services team on 9550 3777 or governance@mandurah.wa.gov.au for more information.

Submissions must be received by 4:30pm, Monday 14 November 2022

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Introduction

In accordance with the *Local Government Act 1995*, the City of Mandurah (the City) is reviewing its Ward system, Ward boundaries and Councillor representation levels across the City of Mandurah District.

The purpose of the Ward review is to assess the City's current structure and to evaluate options to ensure that the Ward system and representation levels best suit the characteristics of the district and community.

This Discussion Paper outlines five options which have been developed to encourage discussion and input from the community. It should be noted that the options presented do not represent all possible options, and through this Discussion Paper the City is seeking input from the community on the options set out within, or suggestions for an alternative.

Summary of Statutory Requirements

Under the *Local Government Act* (the Act) the City is required to review its wards from time to time and at least every eight years. The current Ward system and its boundaries were last reviewed in 2014.

A local government's ward and representation requirements are set out in the Act.

The key requirements are:

- a Council must comprise of no fewer than six and no more than 15 elected members including a Mayor popularly elected (section 2.17); and
- a district (local government area) can be divided into wards (section 2.2).

A ward system provides for the division of the local government district into wards with councillors elected from each ward. A no ward system provides for all councillors to be elected by all electors throughout its district. Regardless of whether a local government has a ward system or not, the Act sets out that councillors are to represent all the electors and residents across the entire local government district, not just those electors within their respective ward.

Schedule 2.2 of the Act provides that a local government that has a ward system is required to carry out reviews of:

- a) its ward boundaries; and
- b) the number of offices of councillor for each ward from time to time so that not more than eight years elapse between successive reviews.

The Act provides that when undertaking a review of wards and representation any of the following may be considered:

- Creating new wards in a district already divided into wards
- Changing the boundaries of a ward
- Abolishing any or all of the wards into which a district is divided
- Changing the name of a district or a ward

- Changing the number of offices of councillor on a council
- Specifying or changing the number of offices of councillor for a ward.

Community Consultation

Prior to conducting the review, the City must provide at least six weeks local public notice that a review will be carried out. The purpose of the local public notice is to inform the community of the proposed review and invite comments and submissions which will inform the review process.

The public is invited to consider the City's current ward system and suggest options for ward and representation change, and the local government can facilitate this by providing some options of ward and representation change as suggestions.

The City cannot constrain the public to certain options, and must consider all options put forward by the public. Upon receiving the public comments, the City will conduct a review, taking into account the public comments and with regard to the following assessment factors:

- Physical and topographic features
- Demographic trends
- Economic factors
- Community of interest
- Ratio of Councillors to electors in the various Wards

The results of this review and consultation process is expected to be completed early 2023 to ensure the changes are in place for the next ordinary local government election in October 2023.

How to make a Submission

Submissions must be received by **4:30pm, Monday 14 November 2022**.

Please email your submission to governance@mandurah.wa.gov.au. Submissions can also be hand delivered to the City of Mandurah Administration Building at 3 Peel St, Mandurah or posted to PO Box 210, Mandurah, WA 6210.

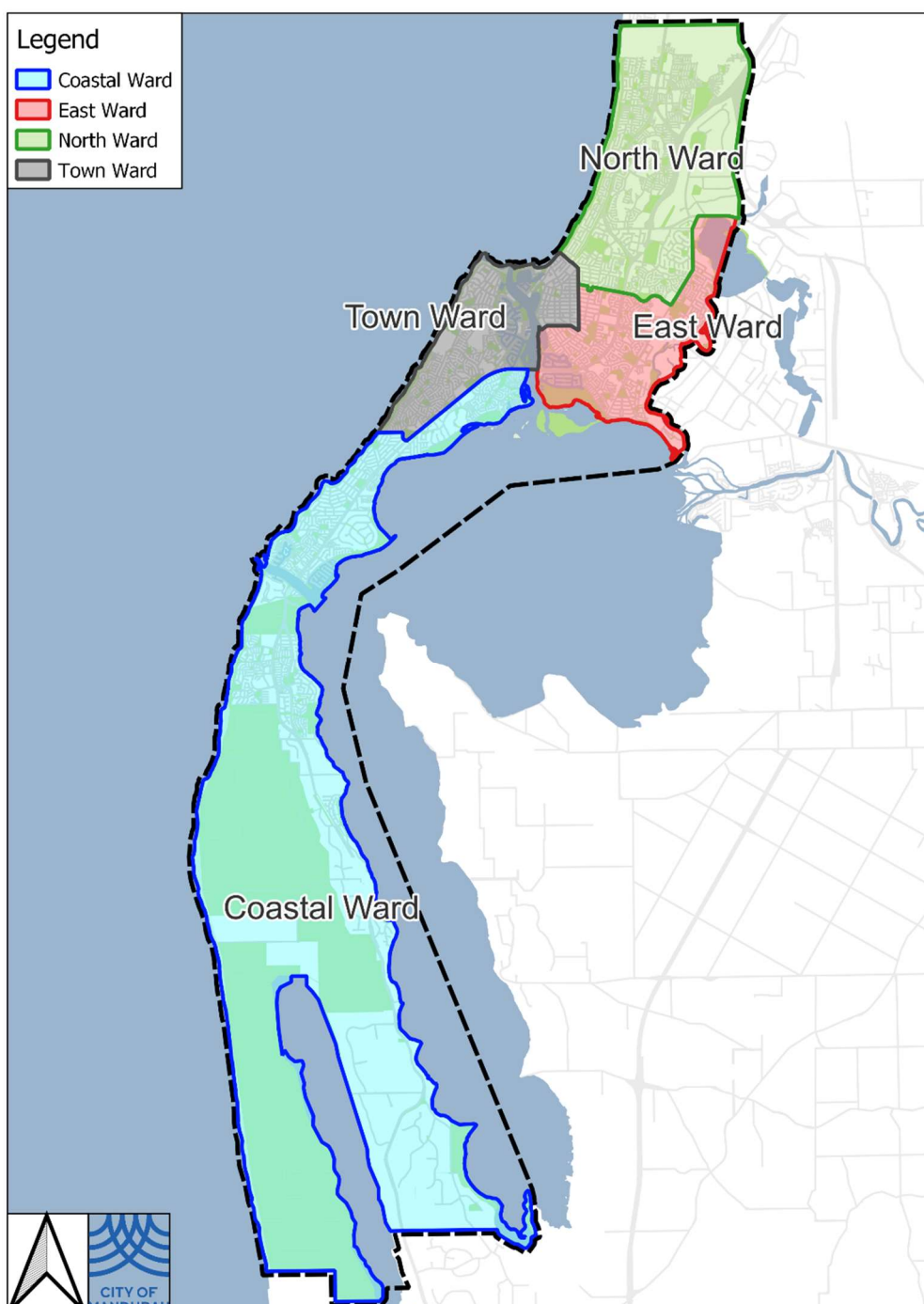
If you have questions please contact the Governance Services team on 9550 3777 or governance@mandurah.wa.gov.au for more information.

Current Ward and Councillor Representation

Since 1992, the City has had four Wards with 12 councillors. The last ward review, conducted in 2014, resulted in no changes to the Ward system or councillor representation levels. Due to the rapid population growth within the District, if the ward system remains, an adjustment to the Ward boundaries is required to ensure the ratio between councillor and elector remains within a deviation of plus or minus 10%.

The structure of the City of Mandurah Council currently consists of a Mayor, who is popularly elected by the City's electors and 12 Councillors elected from four Wards, with three councillors representing each Ward.

A map depicting the current Ward boundaries is below:



Assessment Factors

When considering changes to Ward boundaries and councillor representation levels, the Act specifies certain factors that must be taken into account as part of any review process, including:

- Physical and topographic features
- Demographic trends
- Economic factors
- Community of interest
- Ratio of Councillors to electors in the various Wards

Each of the above factors are addressed for the District of Mandurah as a whole and where relevant, addressed within the context of each option.

Physical and Topographical features

These may be natural or man-made features that will vary from area to area. Water features such as rivers and catchment boundaries may be relevant considerations. Coastal plain and foothills regions, parks and reserves may also be relevant as may other man-made features, such as railway lines and freeways.

City of Mandurah Response:

The District of Mandurah covers 173 square kilometres, is 50km long yet only 8km wide (at its widest point), and stretches from Madora Bay and Lakelands in the north to Herron and Clifton in the south. Mandurah's natural environment and visual landscape forms part of the District's Ward boundaries, including Peel-Harvey Estuary, Mandurah Estuary, Peel Inlet, the Indian Ocean and Yalgorup National Park. Significant physical built features include the Old Coast Road, Mandjoogoordap Drive, Pinjarra Road and Mandurah Road and key bridge infrastructure including Dawesville, Mandurah and Estuary bridges.

A summary of most significant physical and topographical features for each Ward is set out below:

Coastal Ward

The Coastal Ward consists of seven suburbs which are located at the southern end of Mandurah, abutting the East and Town Ward Boundaries. The suburbs of Bouvard, Clifton and Herron are largely rural residential areas situated in the most southern end of the District. The Old Coast Road, the RAMSAR listed Peel-Harvey Estuary, Yalgorup National Park, Island Point, Tims Thicket Beach, Thrombolites and the Indian Ocean are some of the key features of these areas.

The suburb of Dawesville is located between the Peel-Harvey Estuary and the Indian Ocean south of the Dawesville Channel and east of the Old Coast Road. This includes Southport, which is part of the Port Bouvard canal development bordering the Dawesville Cut. Dawesville includes localities of Melros and Florida Beach, and several landmarks including Pyramids Beach, the Cut Golf Course, Caddadup Reserve, Dawesville Foreshore Reserve and Warrungup Spring Reserve.

Falcon locality spans the northern part of the Ward and the suburb is between the Indian Ocean to the west and the Peel-Harvey Estuary to the east, its southern boundary abutting Wannanup

and its northern boundary abutting Halls Head (Seascapes) and Erskine. Falcon includes Cox Bay, Falcon Bay, Novara Beach, Pleasant Grove Reserve.

Wannanup and Erskine share a boundary with Falcon. Wannanup is bounded by Falcon in the north, Peel Inlet in the east, the Dawesville Channel in the south and the Indian Ocean in the west. Some of the key features include Avalon Beach, North Port and East Port canals and Village Beach. Erskine is bounded by Old Coast Road and the Mandurah Bypass in the north, the Mandurah Estuary in the east, Peel Inlet in the south. Some of the most significant physical features of Erskine include Len Howard Conservation Park, Mandurah Quay Marina and Boundary Island.

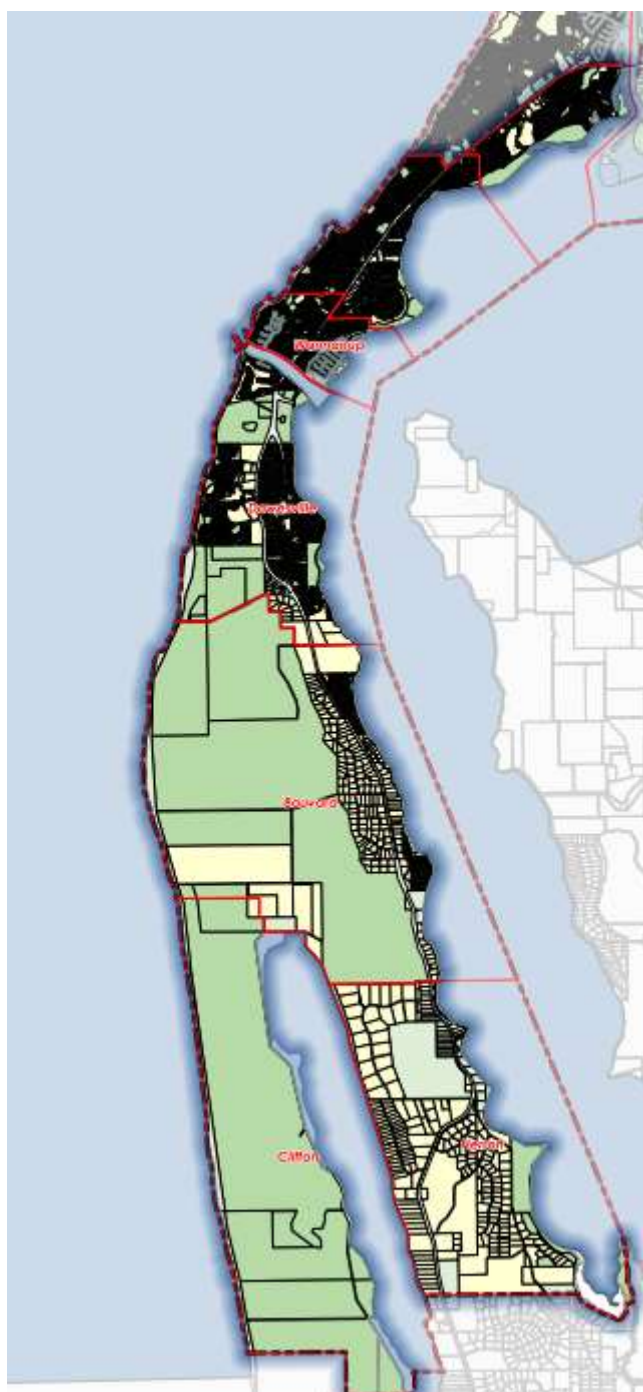


Image: Coastal Ward Boundary (current)

Town Ward

The Town Ward consists of three suburbs. Mandurah is bounded by the Indian Ocean, Henson Street and Mandurah Terrace in the north, Mandurah Road in the east, Boundary Road and near Pinjarra Road in the south and the Mandurah Estuary in the west. Some of the key features include the Mandurah Bridge, Kwillena Gabi Pool, Town Beach, Mandurah Ocean Marina and the Eastern Foreshore Reserve. The suburb of Mandurah is shared with the East and North Ward.

Halls Head is bounded by the Indian Ocean in the north and west, the Mandurah Estuary in the east and the Mandurah Bypass/Old Coast Road and a line north of Vanessa Road, Falcon in the south. A large suburb, Halls Head includes localities of Old Halls Head and Seascapes and several landmarks including Robert Point, Doddies Beach, Blue Bay Beach and Mandurah Country Club and Port Mandurah canals.

A small portion of Dudley Park is included in the Town Ward. Refer to East Ward below for the key physical and topographical features of the Dudley Park suburb.



Image: Town Ward Boundary (current)

North Ward

The North Ward consists of eight suburbs.

Silver Sands and San Remo are smaller beachside housing estates that consist of local parks and coastline. They are bounded by the Indian Ocean in the west and Mandurah Terrace/Mandurah Road in the east.

Parklands is bounded by Mandjoorgoordap Drive and Kwinana Freeway to the north, Stock Road to the east, Mandjoorgoordap Drive to the west and Gordon Road to the south. Parklands is home to Marlee Reserve, Lakes Lawn Cemetery and is a rural residential housing estate. Lakelands is bounded by the City of Rockingham boundary in the north, Mandjoorgoordap Drive in the east, suburb of Meadow Springs in the south and Mandurah Road in the west. Lakelands is home to Black Swan Lake, Paganoni Lake and wetlands.

Madora Bay is bounded by the City of Rockingham boundary in the north, Mandurah Road in the east, Karinga Road in the south and the Indian Ocean in the west. Madora Bay is home to beachside estate consisting of, local parks, reserves and coastline.

Meadow Springs is bounded by the Mandjoorgoordap Drive in the east, Gordon Road in the south and Mandurah Road in the west. This suburb includes Meadow Springs Golf and Country Club and Quarry Adventure Park.

Greenfields is bounded by Gordon Road/Lakes Road in the north, Mandurah Road in the west, Pinjarra Road in the south and Serpentine River in the east. The suburb includes Geogrup Lake Nature Reserve and Bortolo Park. Greenfields is shared with the East Ward.

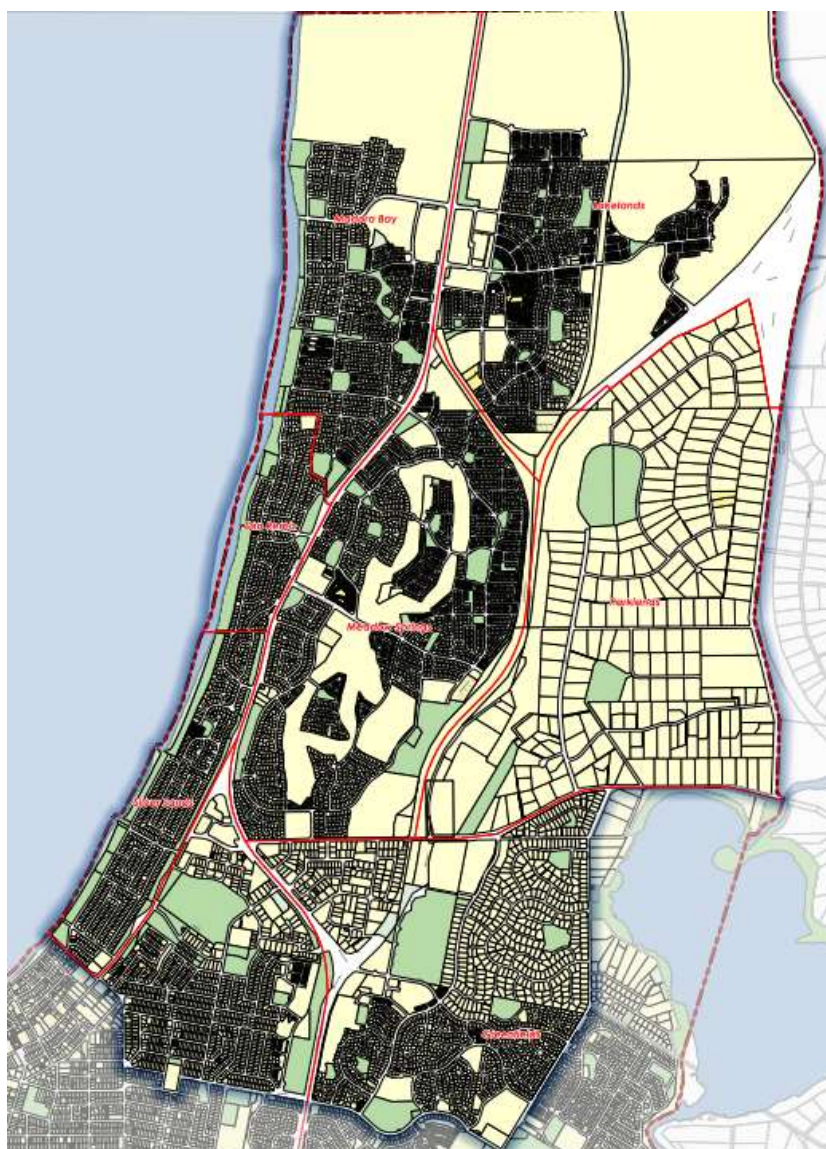


Image: North Ward Boundary (current)

East Ward

In addition to the suburbs of Dudley Park, Greenfields and Mandurah which are shared with Town and North Ward, the suburb of Coodanup is bounded by Pinjarra Road in the north, the Serpentine River in the east, Peel Inlet in the south and by Wanjeep Street, Coodanup Drive and the Mandurah Bypass in the west. Some of the key features include Coodanup and Riverview Foreshore and Beacham Reserve.

Dudley Park is bounded by Pinjarra Road, Boundary Road, and Coodanup Drive in the north, Wanjeep Street in the east, Peel Inlet in the south and the Mandurah Estuary in the west. Features includes Soldiers Cove, Creery Wetlands, Samphire Cove Nature Reserve and Mariners Cove canals. A small portion of suburb of Dudley Park is located in the Town Ward.

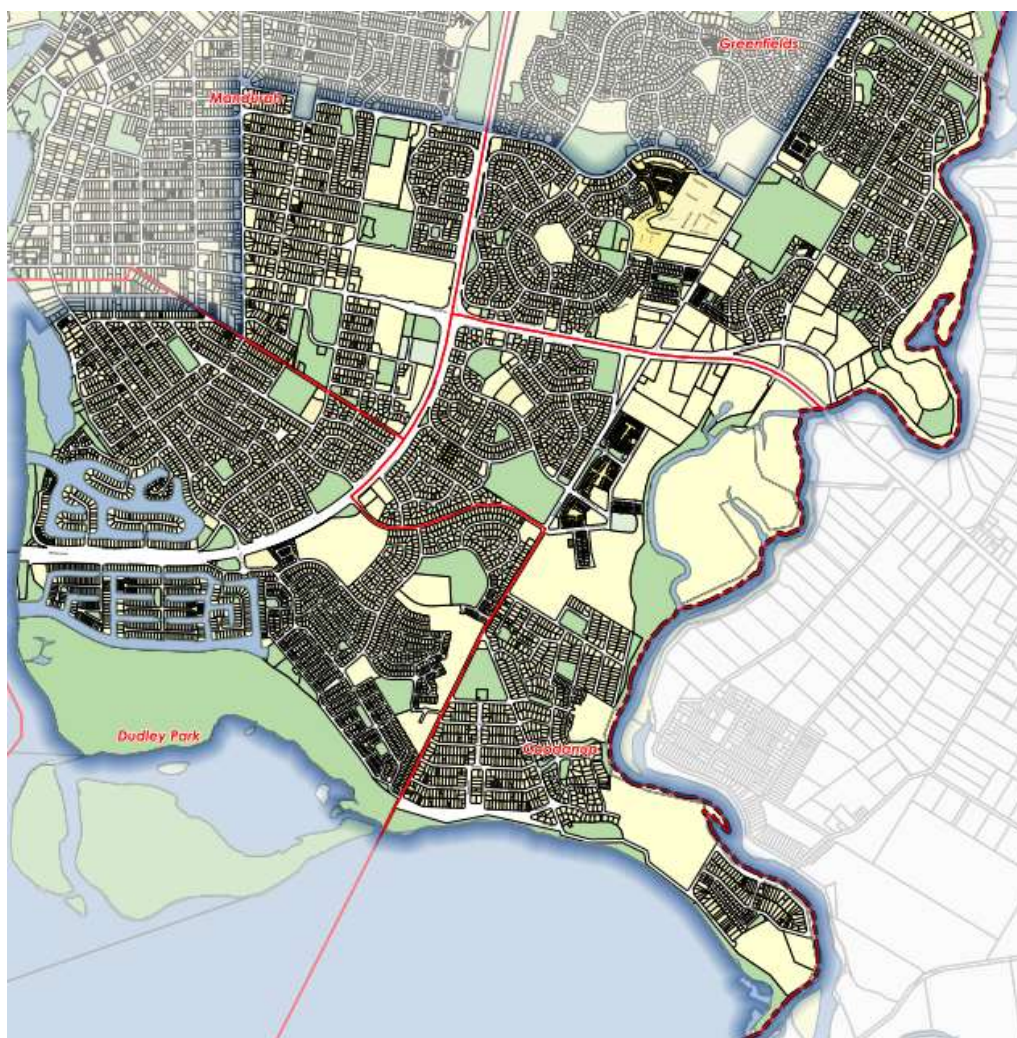


Image: East Ward Boundary (current)

Demographic Trends

Several measurements of the characteristics of populations, such as population size, and its distribution by age, gender, occupation and location provide important demographic information. Current and projected population characteristics are relevant, as well as similarities and differences between areas within the local government.

City of Mandurah Response

Over the last two decades, Mandurah has experienced a rapid expansion in the size of its population, with annual growth of more than 3 per cent per annum between 2000 and 2020.

The City has a current population of 93,414¹. It is anticipated that the population by 2036, will be 119,877².

City of Mandurah	Forecasted Population
Year	2036
City of Mandurah	119,877
Coodanup	6,093
Dawesville - Bouvard - Herron - Clifton	13,636
Dudley Park	8,059
Erskine	6,307
Falcon	6,263
Greenfields - Parklands	13,490
Halls Head	17,080
Lakelands	10,888
Madora Bay	7,724
Mandurah	14,004
Meadow Springs	9,257
Silver Sands - San Remo	2,532
Wannanup	4,545

Table: Population and household forecast, by 2036 (Forcast ID).

Mandurah will become home to approximately 26,000³ new residents over the next 15 years. This equates approximately 14,000⁴ additional dwellings being required to be built within Mandurah.

The most significant developments are located within the North Ward. The Madora Bay North, Lakelands East and Ocean Hills developments could result in approximately 4650 new residential dwellings being developed and approximately 13,000 new residents over the next five to ten years. Other suburbs for significant development, located in the south, are Florida and Melros, which will result in approximately 500 dwellings accommodating an additional 1400 new residents over the next five years.

In addition, through the implementation of the City's Local Planning Strategy, the suburb of Mandurah may result in the densification of dwellings, with an estimated increase of 8,500 dwellings. Significant areas of land have already been zoned to allow for infill development within these areas. However, this will take some time and is not likely to be of significance for this Ward review.

¹ 2021 Australia Bureau of Statistics (ABS) Census Population for Mandurah District

² ID Forecast

³ 2021 ABS Census population for Mandurah District is 93,414. ID Forecast population estimates at 2036 for Mandurah is 119,877

⁴ 2021 ABS Census for the number of dwellings is 44,094. ID Forecast estimates the number of dwelling at 2036 for Mandurah is 58,443.

The median age for the City is 45 years of age compared to 38 years of age for Western Australia and Australia. The highest proportion of the population is aged between 65 and 69 years of age and 70 – 74 years of age compared to Western Australia’s highest proportion age group being 35 – 39 years of age. 66% of Mandurah’s population is born in Australia, with the next highest country of birth being England at 11.3 per cent.

The City’s unemployment rate is 5.4%⁵, and is higher than that of the Western Australia average of 3.4%. Mandurah also has a significantly lower rate of participation in the labour force than the rest of Western Australia, attributable to its older population (including early retirees) and low rates of workforce engagement among females and young people.

Mandurah has a substantially lower share of professionals and a higher share of machinery operators and drivers, and sales workers relative to Western Australia. Professionals make up 14% per cent of the total workforce, compared with 20.5% for Western Australia. In contrast, technicians and trade workers form 19.7% per cent of Mandurah’s most common occupations compared to 16.2% for Western Australia.

The table below demonstrates the unemployment rate across the District of Mandurah.

	Unemployed	Labour Force	Unemployment Rate
Dawesville - Bouvard	139	3,622	3.8%
Falcon - Wannanup	161	4,183	3.8%
Greenfields	334	3,755	8.9%
Halls Head - Erskine	277	8,626	3.2%
Mandurah	491	3,608	13.6%
Mandurah - North	280	9,755	2.9%
Mandurah - South	330	3,982	8.3%
Total City of Mandurah	2,012	37,531	5.4%

There is a higher proportion of couple families without children at 46.3% in Mandurah compared with 38.8% for Western Australia. There is a lower proportion of couple families with children under 15 years of age at 35.3% compared with 44.6% for Western Australia. There is a slightly higher proportion of one-parent families in Mandurah at 17.1%, compared with 15.1% for Western Australia.

⁵ March 2022 National Skills Commission Small Area Labour Markets

Economic Factors

Economic factors can be broadly interpreted to include any factor that reflects the character of economic activities and resources in the area.

This may include the industries that occur in a local government district (or the release of land for these) and the distribution of community assets and infrastructure such as road networks.

City of Mandurah Response

For the most part, the Ward boundaries do not align to similar economic activities as Mandurah's unique tourism and commercial offerings overlap Wards. Mandurah has historically been seen as a tourism destination with its natural assets in abundance making the tourism industry a significant contributor to the City's economy. The Mandurah Foreshore and Peel Harvey Estuary and surrounds remain significant tourist attractions. Across all Wards, Mandurah's beaches, waterways and national parks provide the basis for a range of recreation and leisure activities, as well as retail and commercial opportunities.

The majority of identified tourism sites are located within the Mandurah City Centre precinct. The Mandurah Terrace, Mandurah Ocean Marina and Mandurah City Centre Precincts provide for a mix of tourism accommodation, tourist related commercial, restaurant and retail functions required for Mandurah to continue to operate as a tourism destination.

The Mandurah Quay Precinct in the Coastal Ward contains the Mandurah Quay Resort and Boundary Island Brewery. The City's Tourism Strategy highlights the importance of retaining this site for tourism purposes due to its location adjacent to an established resort with facilities and amenities, and adjacent to the waterfront.

The City has identified three 'district centres' within the District of Mandurah located within the suburbs of Lakelands, Halls Head, and Falcon. District centres generally serve the main weekly household shopping, service and community needs of the district. District centres are predominantly retail focused, but may include a limited mix of other uses such as offices, medical and professional services, hospitality and entertainment and housing.

Under Local Planning Scheme No. 12, light, service and general industries, showroom and bulky goods developments are accommodated within the Industrial, Service Commercial zones and Activity Centres. The Service Commercial zones and Activity Centres are within the precincts of Pinjarra Road, Gordon Road, Mandurah Ocean Marina, Lakelands, Halls Head and Galbraith Loop.

The Gordon Road Precinct has also been identified as being ideally situated in terms of its central location, access to regional roads and infrastructure, to be considered a Service Commercial and Light Industry zone.

Community of interest

The term community of interest has a number of elements. These include:

- *A sense of community identity and belonging*
- *Similarities in the characteristics of the residents of a community*
- *Similarities in the economic activities.*

It can also include dependence on the shared facilities in an area as reflected in catchment areas of local schools and sporting teams, or the circulation areas of local newspapers.

Neighbourhoods, suburbs and towns are important units in the physical, historical and social infrastructure and often generate a feeling of community and belonging.

City of Mandurah Response

The Peel-Harvey Estuary is highly valued by the community for its natural and recreational values and is a significant tourism drawcard. The Peel-Harvey Estuary forms part of the Peel Yalgorup RAMSAR listing and is one of the largest and most diverse estuarine complexes in South Western Australia supporting an array of species and communities.

The District of Mandurah has 28 public and private schools providing both primary and secondary education, as well as special education programs. The Murdoch University Peel Campus, is co-located with John Tonkin College and Challenger TAFE at the Peel Education Campus.

Peel Health Campus provides a wide range of healthcare services with a 24-hour emergency care centre and comprehensive medical, surgical, maternity and rehabilitation services. The hospital accommodates a specialist medical centre as well as pharmacy and diagnostic services.

The City is home to a number of key sporting and recreation facilities including Mandurah Aquatic and Recreation Centre and Rushton Park, in addition to a range of sporting grounds and courts available across the district. The District of Mandurah has a broad range of sporting clubs with 65 sporting groups operating across all Wards, however are predominately located in the East Ward.

There are three libraries within the District of Mandurah, with Mandurah Library located in the Eats Ward, Falcon e-Library and Community Centre located in the Coastal Ward and Lakelands Library and Community Centre in the North.

Ratio of Councillors to electors

It is expected that each local government will have similar ratios of electors to councillors across the wards of its district. A balanced representation would be reflected in the ratio deviation being within plus or minus 10% for all wards.

The percentage ratio deviation is calculated by subtracting the councillor/elector ratio for a ward from the average councillor/elector ratio for the whole district. The result is then divided by the average councillor/elector ratio for the whole district and multiplied by 100 to give a percentage.

A **negative** result indicates that the ward is **under-represented**, and a **positive** result indicates the ward is **over-represented**.

The City's current Ward system, demonstrates that there is an imbalance in representation across the City as following:

- North Ward and Coastal Ward being **under-represented** (-16.44% and -10.79% respectively).
- Town Ward and East Ward are considered to be **over-represented** (13.20% and 14.03% respectively).

The percentage ratio deviation shown in the table below, provides an indication of the current percentage difference between the average Councillor/elector ratio for the whole of the City district (one Councillor to 5,602 electors) and the Councillor/elector ratio for each Ward⁶.

Ward Name	Suburb (No. of Electors)	No. of Electors Per Ward	No. Councillors	Councillor: Elector Ratio	% Ratio Deviation	Comment
Coastal Ward	Bouvard (732) Dawesville (5,259) Clifton (0) Erskine (4,559) Falcon (4,449) Herron (366) Wannanup (3,254)	18,619	3	1 : 6,206	-10.79%	<i>Ratio of councillor to elector is under-represented</i>
East Ward	Coodanup (3,265) Dudley Park (4,954) Greenfields (4,680) Mandurah (1,548)	14,447	3	1 : 4,816	14.03%	<i>Ratio of councillor to elector is over-represented</i>
North Ward	Greenfields (2,948) Lakelands (3,998) Madora Bay (2,704) Mandurah (1,521) Meadow Springs (6,066) Parklands (453) San Remo (773) Silver Sands (1,105)	19,568	3	1 : 6,523	-16.44%	<i>Ratio of councillor to elector is under-represented</i>
Town Ward	Dudley Park (398) Halls Head (10,710) Mandurah (3,480)	14,588	3	1 : 4,863	13.20%	<i>Ratio of councillor to elector is over-represented</i>
TOTAL		67,222	12	1 : 5602		

⁶ 14 September 2022 Statistical Area Level 1, Western Australian Electoral Commission

Options for Consideration

The City has put forward a number of options for Ward and representation change for discussion and to encourage submissions and comments. It is important to note that the options are provided for discussion purposes only and are not intended to be all encompassing or to indicate which options would be supported by the City. Members of the community are invited to provide any options for change to the City for consideration as part of the ward and representation review process.

Ward System (Options 1 and 2)

Options 1 and 2 propose to retain the current four Ward System, noting a boundary adjustment is required for both options due to the current ratios. Option 1 retains the same number of Councillors and Option 2 proposes a reduction to the number of Councillors.

It should be noted that the current Ward boundaries for the most part, do not align with physical and topographical features, such as the Peel Inlet and Dawesville Channel, Old Coast Road/Mandurah Road, and Pinjarra Road. Further, current Ward boundaries divide a number of localities. For example, Greenfields is represented by both North and East Wards, Dudley Park is represented by both East and Town Wards, and Mandurah is represented by North, East and Town Wards.

Whilst it is preferable that any future amendments to Ward boundaries do not dissect suburbs, this has not been fully achieved in this Ward Review, however the City has attempted, where available, to use main roads to define the boundaries.

A Ward system divides the local government district into Wards with Councillors elected from each Ward and representing the electors in that Ward.

The **advantages** of a ward system may include:

- Councillors may be more accessible to electors of the Ward they represent.
- Different sectors of the community can be represented ensuring a good spread of representation and interests amongst elected members.
- There is potentially more opportunity for elected members to have a greater knowledge and interest in the issues in their ward.
- It may be easier for a candidate to be elected if they only need to canvass one ward.

The **disadvantages** of a ward system may include:

- Elected members can become too focused on their wards and less focused on the affairs of other wards and the whole local government.
- An unhealthy competition for resources can develop where electors in each ward come to expect the services and facilities provided in other wards, whether they are appropriate or not.
- The community and elected members may regard the local government in terms of wards rather than as a whole community.
- Ward boundaries may appear to be placed arbitrarily and may not reflect the social interaction and communities of interest of the community.

- Balanced representation across the local government may be difficult to achieve, particularly if a local government has highly populated urban areas and sparsely populated rural areas.

Reduction in Councillor Representation

The ideal number of Councillors for a local government is determined independently by each local government. The City of Mandurah Council currently has 12 Councillors, and a popularly elected Mayor.

Options 2, 4 and 5 propose a reduction in the number of Elected Members.

The **advantages** of a reduction in the number of elected members may include the following:

- The decision-making process may be more effective and efficient if the number of elected members is reduced.
- Cost efficiencies for the City and ratepayers, saving approximately \$42,000⁷ per Councillor per annum.
- Fewer elected members are more readily identifiable to the community.
- Fewer positions on council may lead to greater interest in elections with contested elections and those elected obtaining a greater level of support from the community.

The **disadvantages** of a reduction in the number of elected members may include the following:

- A smaller number of elected members may result in an increased workload for incumbent members and may reduce efficiency and effectiveness.
- There is the potential for dominance in the council by a particular interest group.
- A reduction in the number of elected members may limit the diversity of interests around the council table.
- Opportunities for community participation in council's affairs may be reduced if there are fewer elected members for the community to contact.

The options are further explained below.

Option 1 – Four Wards, 12 Councillors

Option 1 Overview

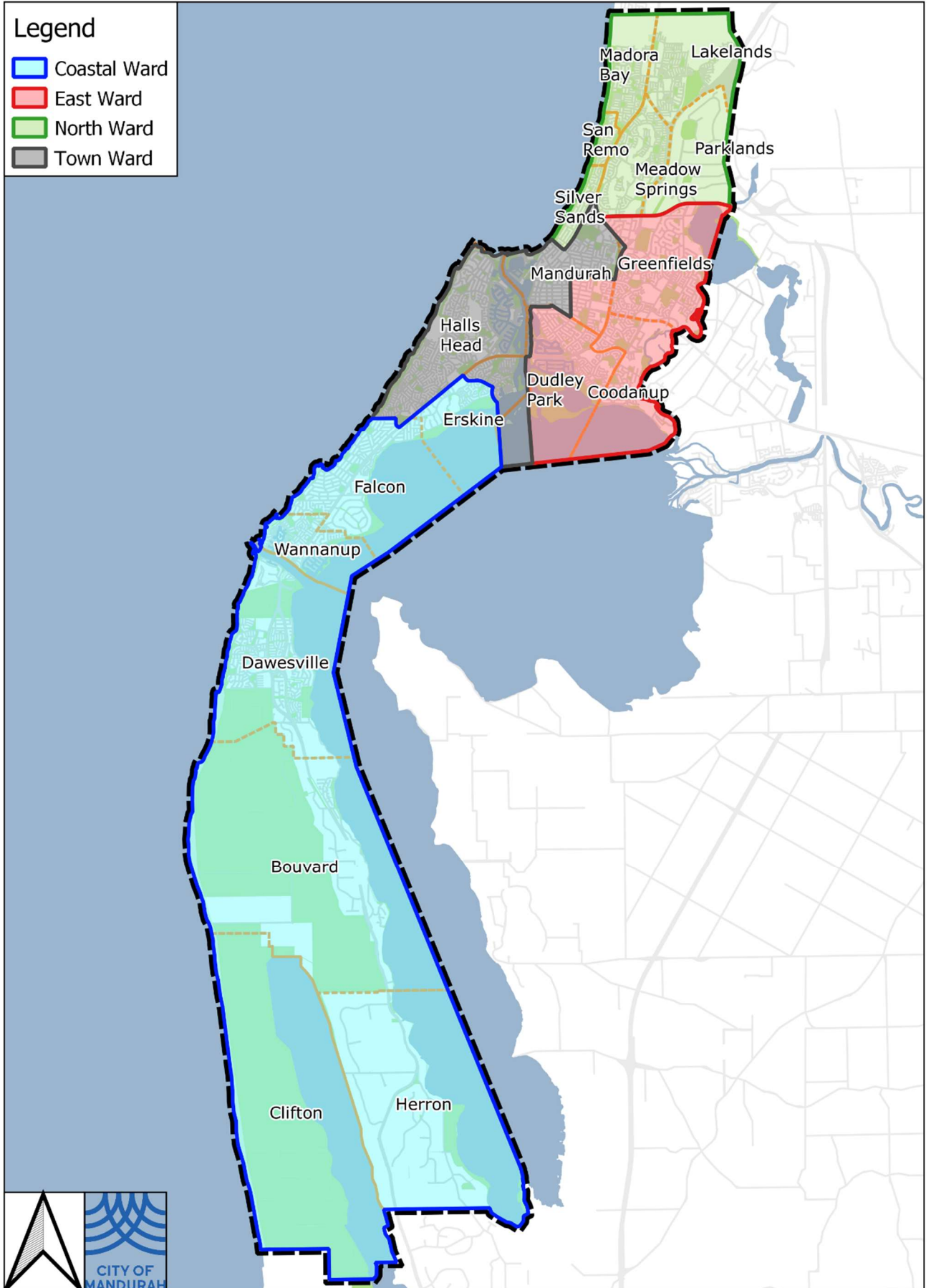
- 12 Councillors
- Four Ward System (North, East, Town and Coastal)
- Adjustments to the boundaries to rectify the imbalance of councillor to elector ratio

⁷ 2022/23 Councillor Sitting Fee \$32,470; ICT Allowance \$3,500; Training Allocation \$4,000; Home Office \$125; Clothing \$500; Mileage/travel \$1,405

Option 1: District Ward Maps

Legend

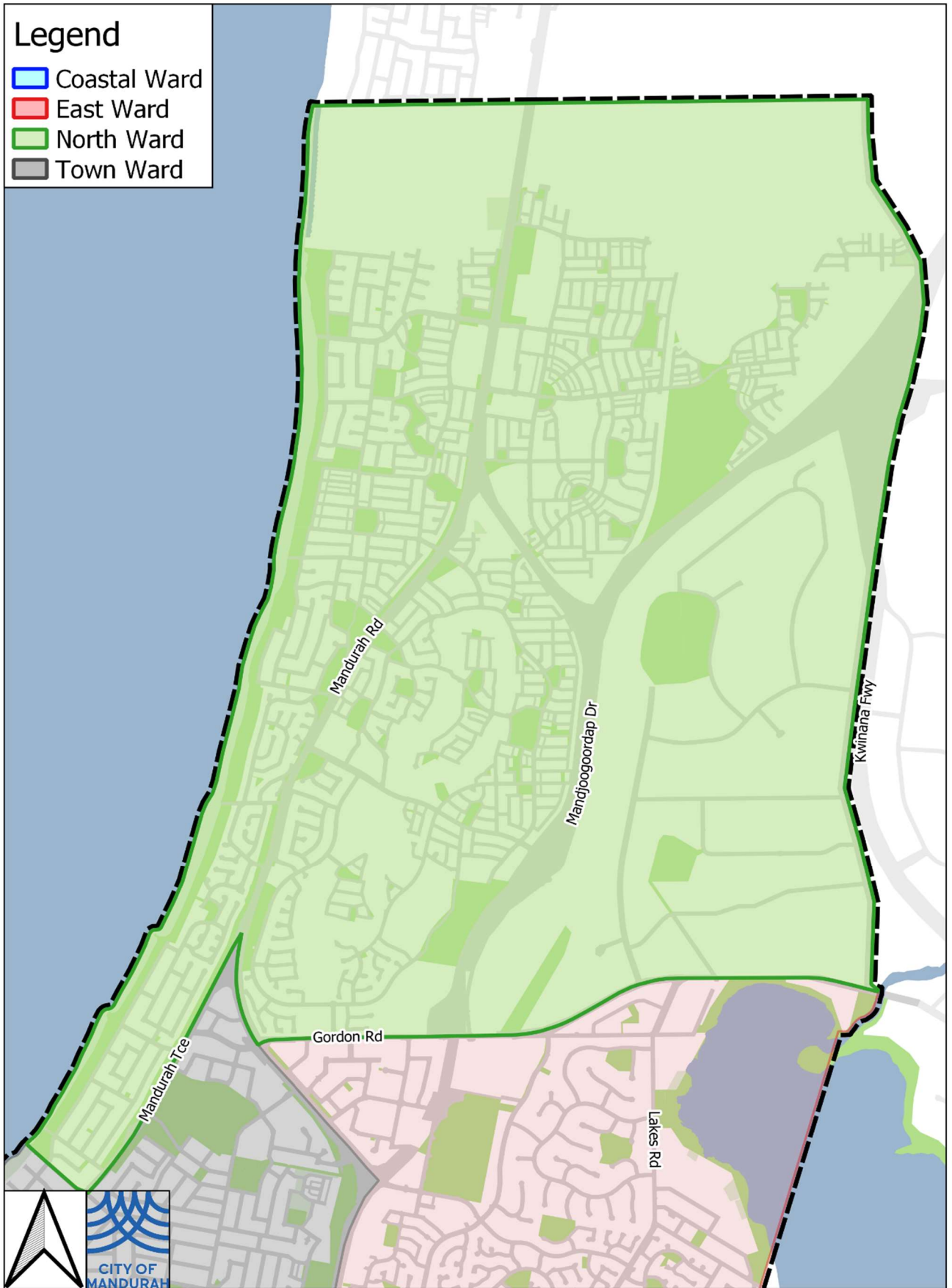
- Coastal Ward
- East Ward
- North Ward
- Town Ward



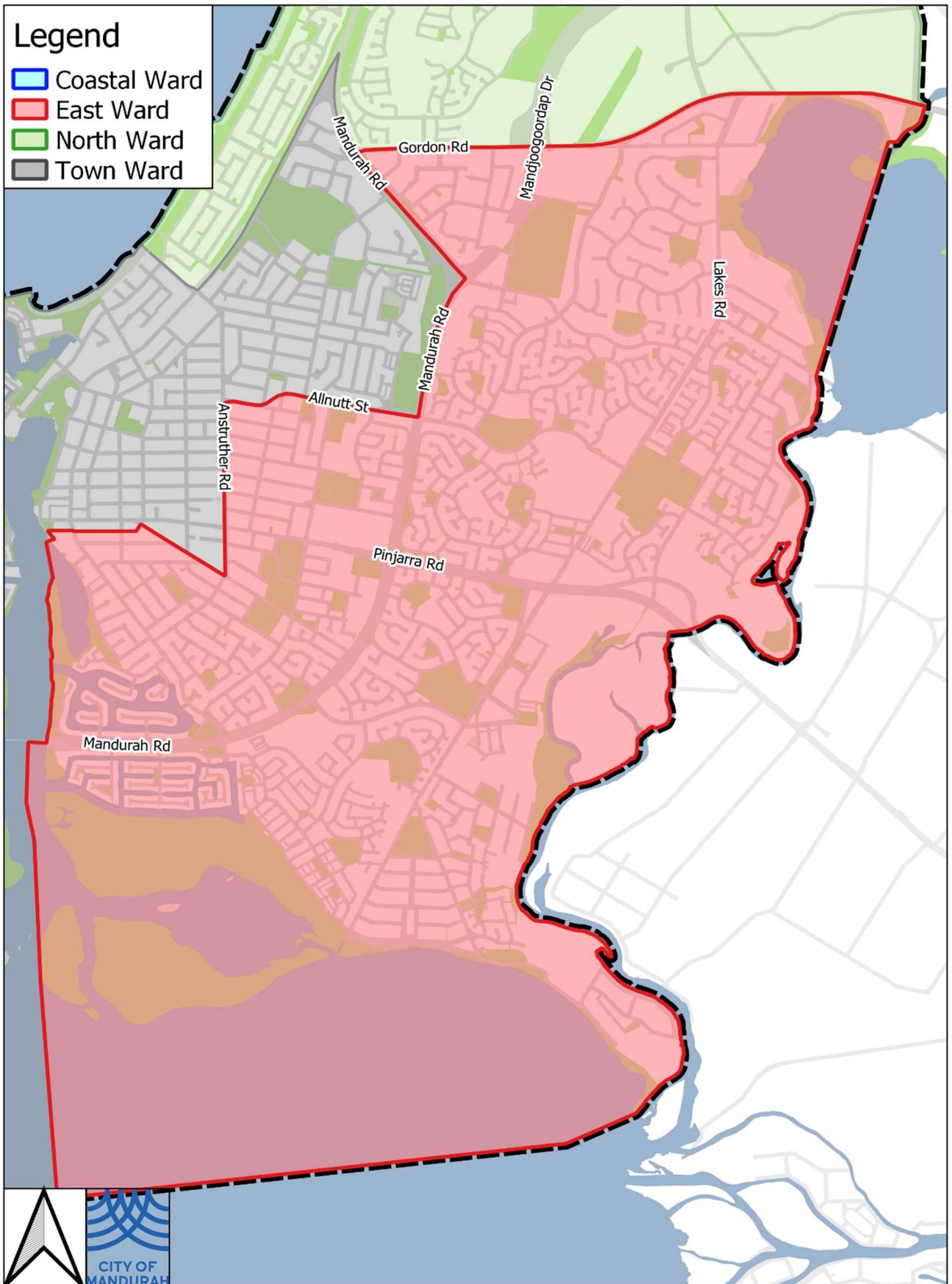
Option 1 - North Ward Map

Legend

-  Coastal Ward
-  East Ward
-  North Ward
-  Town Ward



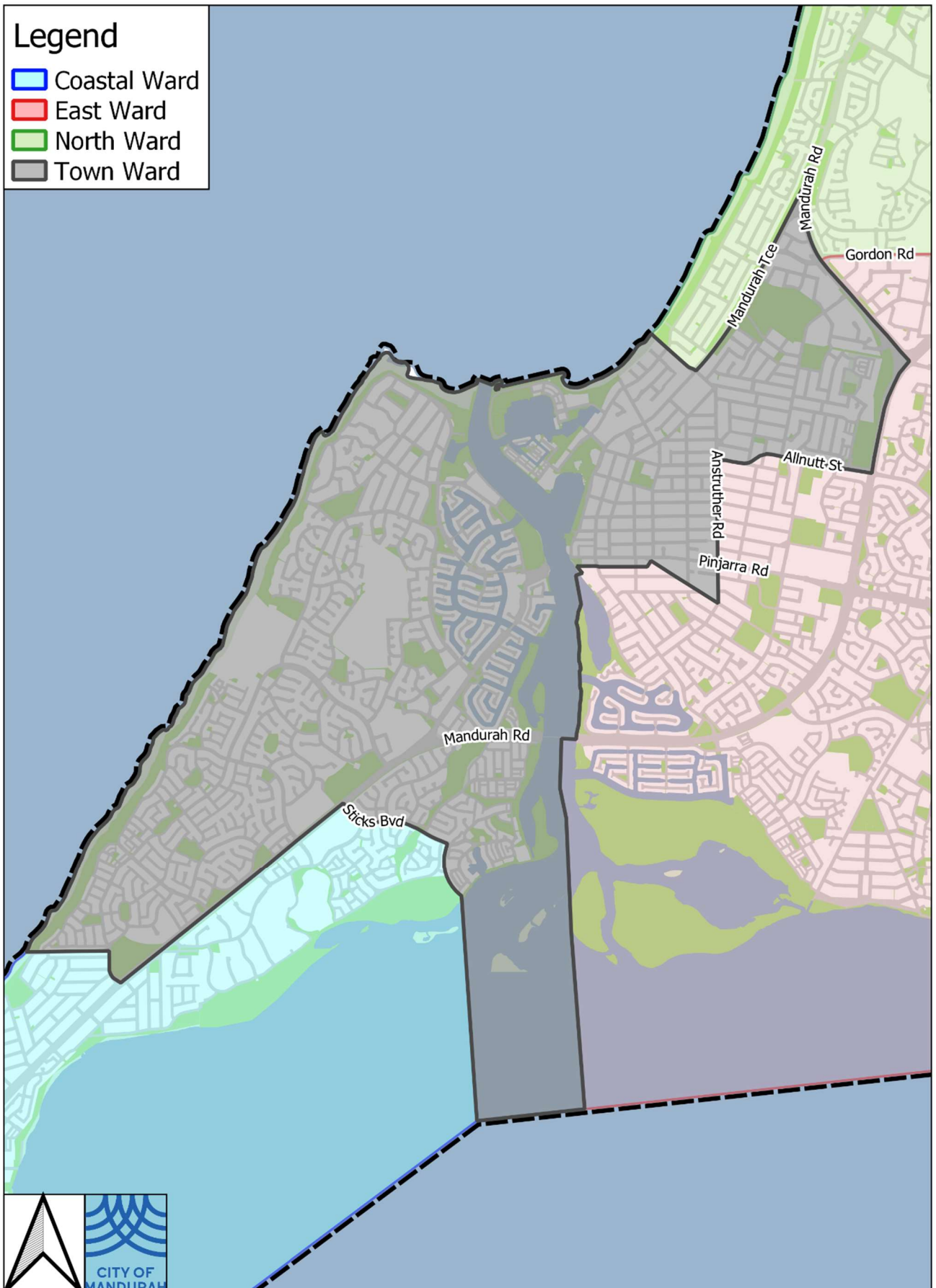
Option 1 - East Ward Map



Option 1 - Town Ward Maps

Legend

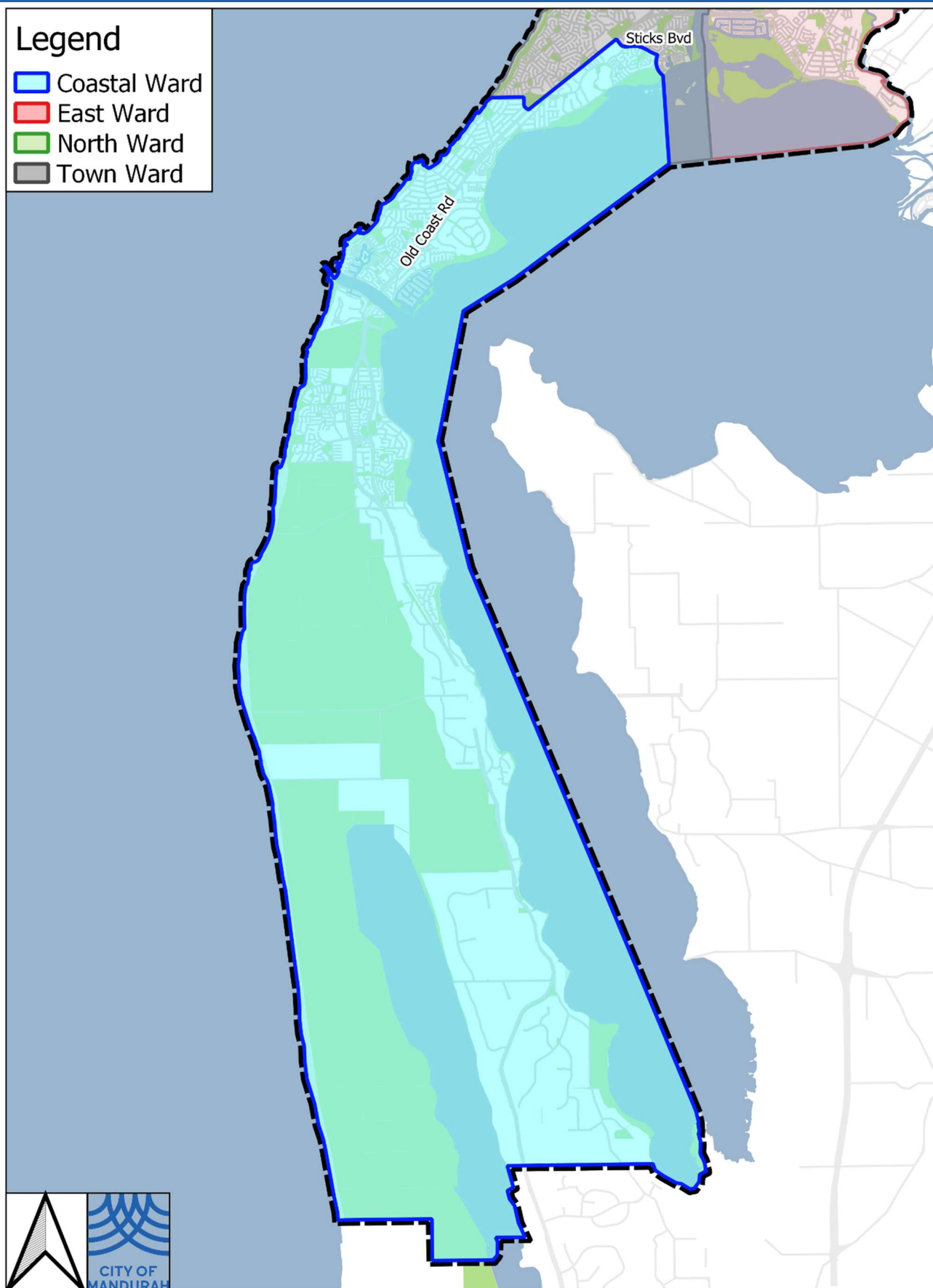
- Coastal Ward
- East Ward
- North Ward
- Town Ward



Option 1 - Coastal Ward Maps

Legend

-  Coastal Ward
-  East Ward
-  North Ward
-  Town Ward



Option 1: Ratio of Councillors to Electors				
Ward Name	No of electors	No of councillors	Councillor to elector ratio	% Ratio deviation
Coastal Ward	16,855	3	5,618	-0.29%
East Ward	17,489	3	5,830	-4.07%
North Ward	15,099	3	5,033	10.15%
Town Ward	17,779	3	5,926	-5.79%
Totals	67,222	12	5,602	

Note: significant growth is forecasted for the North Ward, therefore a ratio marginally greater than 10% (10.15%) is proposed for this Ward. This is further explained in the demographic trends of the Option1 and 2 Assessment Factor section below.

Option 2 – Four wards, 8 Councillors

Option 2 Overview

- 8 Councillors with a transition period, where the 2023 Local Government Election reduces the representation to 10 (reducing North and Coastal to two councillors between 2023-2025 and only one seat at the 2023 election is vacant) and the final adjustment is made at the 2025 Local Government Election where the representation reduces to 8 (reducing the East Ward and Town Ward to two councillors and only one seat at the 2025 election is vacant).
- Four Ward System (North, East, Town and Coastal)
- Adjustments to the boundaries to rectify the imbalance of councillor to elector ratio – as per Option 1 Ward Maps

Option 2 - Ratio of Councillors to Electors				
Ward Name	No of electors	No of councillors	Councillor to elector ratio	% Ratio deviation
Coastal Ward	16,855	2	8,428	-0.29%
East Ward	17,489	2	8,745	-4.07%
North Ward	15,099	2	7,550	10.15%
Town Ward	17,779	2	8,890	-5.79%
Totals	67,222	8	8,403	

Note: significant growth is forecasted for the North Ward, therefore a ratio marginally greater than 10% (10.15%) is proposed for this Ward. This is further explained in the demographic trends of the Option1 and 2 Assessment Factor section below.

Option 1 and 2 Assessment Factors

Physical and topographic features	<ul style="list-style-type: none"> • Adjustment to the East Ward boundary will align, at the Northern and Western sides, to main roads of Gordon Road and Mandurah Road. This adjustment will result in the suburb of Greenfields forming part of East Ward. An additional boundary adjustment will result in the whole suburb of Dudley Park forming part of the East Ward. • North Ward boundary will align, at the southern end to Gordon Road and Mandurah Road. This adjustment will place the northern portion of Mandurah in the Town Ward and the southern component of Greenfields in the East Ward. This adjustment will reduce the suburbs in the North Ward from eight to six to include Silver Sands, San Remo, Meadow Springs, Parklands, Madora Bay and Lakelands. • Town Ward boundary at the northern end will align to Mandurah Road and Mandurah Terrace resulting in the Mandurah Train station forming part of the Town Ward boundary. • The northern end of the Coastal Ward boundary will align with the existing suburb boundary of Halls Head of the Western side and a new boundary of the Eastern side of Sticks Boulevard (Erskine).
Demographic trends	<ul style="list-style-type: none"> • East Ward population is expected to experience slow growth and low potential for expansion in the coming years and any growth is unlikely to impact on the ratios.

	<ul style="list-style-type: none"> • Madora Bay North, Lakelands East and Ocean Hill District plans within North Ward is expected to be the largest growth areas which the population forecast to increase by approximately 4650 new residential dwellings being developed and approximately 13,000 new residents over the next five to ten years. • Coastal Ward's population forecast is expected to increase through residential developments in Florida and Melros with a potential increase in approximately 500 dwellings accommodating an additional 1400 new residents over the next five years. • The Mandurah City Centre precinct which includes the suburb of Mandurah has been identified as a significant growth area. It is anticipated through this regeneration and redevelopment of the inner Mandurah area, approximately 8,455 new dwellings will be created, however this increase will unlikely impact on this ward review and could take decades to be realised.
<p>Economic factors</p>	<ul style="list-style-type: none"> • Due to the close proximity to the Town Ward, a portion of the northern end of Erskine, which includes the Boundary Island Brewery would form part of the Town Ward. • The southern end of Mandurah, located between Mandurah Terrace, Mandurah Road and Allnutt Street (currently in North Ward) contains commercial, residential and transport (Mandurah Train Station). It is proposed that these areas form part of the Town Ward. This area is in close proximity to the City Centre.
<p>Community of interest</p>	<ul style="list-style-type: none"> • The boundary adjustment will result in the Murdoch University Mandurah Campus forming part of the East Ward (currently North Ward). There are clear synergies with the University Campus forming part of the East Ward as the University Campus specialises in health courses including Nursing and postgraduate Counselling-Creative Arts Therapies. Bortolo Pavilion, Greenfields will also form part of the East Ward. Foundation Christian College would form part of East Ward (currently North Ward). • North Mandurah Primary School and Mandurah High School would form part of Town Ward (currently North Ward). • There are no other significant impacts to the other boundary adjustments.

No Ward Systems (Options 3 – 5)

A no Ward System provides for all Councillors to be elected by all constituents. These Councillors represent all electors across the entire local government district.

The **advantages** of a no ward system may include:

- Elected members are elected by the whole community not just a section of it. Knowledge and interest in all areas of the council's affairs would result in broadening the views beyond the immediate concerns of those in a ward.
- Members of the community who want to approach an elected member can speak to any elected member.
- Social networks and communities of interest are often spread across a local government and elected members may have a broader overview and understanding of these.
- Elected members can use their specialty skills and knowledge for the benefit of the whole local government.
- There is balanced representation with each elected member representing the whole community.
- The election process is much simpler for the community to understand and for the council to administer.

The **disadvantages** of a no ward system may include:

- Electors may feel that they are not adequately represented if they don't have an affinity with any of the elected members.
- Elected members living in a certain area may have a greater affinity and understanding of the issues specific to that area.
- There is potential for an interest group to dominate the council.
- Elected members may feel overwhelmed by having to represent all electors and may not have the time or opportunity to understand and represent all the issues.
- It may be more difficult and costly for candidates to be elected if they need to canvass the whole local government area.

Reduction in Councillor Representation

[As outlined above.](#)

Option 3 – No wards, 12 Councillors

Option 3 Overview

- 12 Councillors
- No Wards

Option 3 - Ratio of Councillors to electors		
Number of Electors	No of councillors	Councillor to elector ratio
67,222	12	1:5,602

Option 4 – No wards, 10 Councillors

Option 4 Overview

- 10 Councillors
- 10 Councillors with no transition period, resulting in 10 councillors at the 2023 Local Government Election
- No Wards

Option 4 - Ratio of Councillors to electors		
Number of Electors	No of councillors	Councillor to elector ratio
67,222	10	1:6,722

Option 5 – No Wards, 8 Councillors

Option 5 Overview

- 8 Councillors
- 8 Councillors with a transition period, where the 2023 Local Government Election reduces the representation to 10 and the final adjustment is made at the 2025 Local Government Election where the representation reduces to 8.
- No Wards

Option 5 - Ratio of Councillors to electors		
Number of Electors	No of councillors	Councillor to elector ratio
67,222	8	1:8,403

Option 3, 4 and 5 Assessment Factors

The assessment factors – community of interest, physical and topographic features, demographic trends and economic factors have not been addressed for Options 3 – 5 as each Councillor would represent the entire Mandurah district, rather than only one Ward.