

QUEEN ELIZABETH II MEDICAL CENTRE TRUST  
ANNUAL REPORT

2012





Aerial view of QEIMC – June 2012

## STATEMENT OF COMPLIANCE

For the year ended 30 June 2012

HON KIM HAMES  
MINISTER FOR HEALTH

In accordance with section 63 of the *Financial Management Act 2006*, we hereby submit for your information and presentation to Parliament, the Annual Report of the Queen Elizabeth II Medical Centre Trust for the financial year 30 June 2012.

The Annual Report has been prepared in accordance with the provisions of the *Financial Management Act 2006*.

A copy of this report is being furnished to the Senate of the University of Western Australia in accordance of section 15(5) of the *Queen Elizabeth II Medical Centre Act 1966*.

S Cole  
Chairman  
Queen Elizabeth II Medical Centre Trust  
Date: 19 September 2012

G McMath  
Member  
Queen Elizabeth II Medical Centre Trust  
Date: 19 September 2012

# VISION

To be globally recognised  
as a centre of excellence  
in health care,  
research and education

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QUEEN ELIZABETH II MEDICAL CENTRE TRUST  
C/O Sir Charles Gardiner Hospital  
Hospital Avenue NEDLANDS WA 6009  
Email: [qeimctrust@health.wa.gov.au](mailto:qeimctrust@health.wa.gov.au)  
Website: [www.qeii.health.wa.gov.au](http://www.qeii.health.wa.gov.au)

This Report has been produced in electronic format and can be viewed on the QEIMC website  
Alternative formats are available upon request

# 2012 IN REVIEW

## RECEIVED

**\$4.8** million

in revenue to manage the QEIIMC and reinvest into facilities, infrastructure and services.

## EMPLOYEES

Over **8,000**

full time equivalent employees work for tenants at QEIIMC site

## REDEVELOPMENT

**6** major infrastructure projects

are currently being built at QEIIMC

## PUBLIC TRANSPORT

**\$0.45** million

is spent on funding public transport to travel to and from the QEIIMC

## PARKING

**3,500** staff

parked offsite during the QEIIMC redevelopment

## ENVIRONMENT

Landscape Master Plan commenced to enhance and develop the landscape and bushland at QEIIMC

In 2011, we set specific objectives in the following areas:

## PLANNING



We said we will maintain the relevance of and deliver the QEII MC Master Plan.

### HIGHLIGHTS

- Received Development Application approvals for the construction of the New Children's Hospital and the Mental Health Unit.
- Successfully planned and implemented the various parking strategies for visitors and staff throughout the redevelopment.
- Approved the public art proposal for PathWest.
- Working with each construction team to ensure all the applicable guidelines, policies and procedures are adhered to.

## LEASING



We said we will ensure the QEII MC Trust's Site leasing strategy will accommodate future planning needs.

### HIGHLIGHTS

- Completed various leasing documents for the multi-deck car park.
- Working with Tenants to complement the various ground leases.
- Standardised lease framework adopted.
- Reviewed the changes to Occupational Health and Safety in regards to the ground lease provisions.

## FACILITIES



We said we will become a fully functional with common use facilities, services and operations.

### HIGHLIGHTS

- Working towards a new tenant charging system and developing a communication plan.
- Adopted the Retail Outlet Policy.
- Reviewed the Urban Design Guidelines.

# 2012 IN REVIEW continued....

## INDEPENDENCE



We said that QEIIMC Trust will work towards being independent, financially secure, and soundly governed.

### HIGHLIGHTS

- Finalised the Trust's 2020 Strategic Plan.
- Developed new key performance indicators linking to the Trust's strategic objectives.
- Implemented and communicated the Retail Policy Framework.

## IMAGE AND BRANDING



We said that we would work towards the QEIIMC Trust and the Site having a reputable image and branding for all internal and external stakeholders.

### HIGHLIGHTS

- Preparing a branding and communication policy and strategy for the QEIIMC Trust and QEIIMC site.
- Improved communication initiatives are in place between the QEIIMC Trust, Site Tenants and the local community.
- Involved the local primary schools to design the QEIIMC Guide.
- New entry signs built at prime locations.

## SUSTAINABILITY



We said we would ensure environmental and social sustainability for the Site and its Users.

### HIGHLIGHTS

- Commenced the review of the QEIIMC Travel Plan.
- Two additional buses have been included in the 79 bus route from January 2012.
- Conducted a public transport review on and around QEIIMC.
- Commenced the preparation of the QEIIMC Landscape Master Plan.
- Opened the TravelSmart Junction along E Street.

# CHAIRMAN'S REPORT



Mr Steven Cole. Chairman



During the past year the Queen Elizabeth II Medical Centre Trust continued its work in developing the reserve as a centre of excellence in the provision of health care services, medical research and medical education.

The Board of the Trust faced some challenging issues during the past year and I thank my fellow board members for their continued dedication and professionalism in addressing those issues. The matters considered by the Board often have an underlying complexity that requires considerable time and effort.

Public visibility of development on the Queen Elizabeth II Medical Centre increased significantly when construction of the multi-deck car park and the New Children's Hospital began on land adjacent to Winthrop Avenue. Adding these projects to the continuing work on the new central energy plant; the new PathWest building and the Western Australian Institute for Medical Research building means that almost 50% of the Queen Elizabeth II Medical Centre is under construction or associated with construction. This scale of construction activity has not been seen on the site since the development

of most of the existing buildings during the 1970s and 80s.

Regrettably, the scale of current development on the site has caused some inconvenience and at times frustration for patients visitors and staff as well as the local community. Whilst temporary, the development will take a few more years to complete and the forbearance and understanding of those affected is appreciated and I believe will be rewarded in the longer term.

Significant progress was made in reviewing and enhancing leasing arrangements for site tenants. Activities primarily centred on the lease negotiations for the New Children's Hospital and in developing a relatively standardised ground lease and associated Site Services Agreement. The outcome will enable the Trust to more effectively manage lease arrangements with primary tenants who will have the capacity to enter into, and have the responsibility for managing, sublease arrangements. This framework will enable the Trust to minimize lease management effort and focus on strategic site management.

As in previous years, I thank Dr David Russell-

Weisz and his North Metropolitan Health Service staff for the services they have provided in supporting the Trust and meeting the challenges of managing site operations on behalf of the Minister for Health who is the Trust's Delegate under the *Queen Elizabeth II Medical Centre Act 1966*.

The year ahead will continue to present challenges for the Trust but the development of the Site into an excellent and comprehensive health, research and education campus is one that will benefit and serve the people of Western Australia well into the future.

**Mr S Cole**  
Chairman



#### CASE STUDY

#### Multi-deck car park Probuild

Constructing the largest car park in Western Australia (3,094 parking bays) and working within a medical centre that is operational 24/7 has posed many unique challenges for the Probuild crew.

Being within metres of Hospital Avenue and the emergency entrance of Sir Charles Gairdner Hospital has meant that Probuild had to vary the way we conduct our day to day business.

Probuild have had to change their working hours and develop a number of temporary access routes to the Site to ensure all the QEIIIMC Tenants are able to conduct their business without any interruptions.



# EXECUTIVE SUMMARY

We are now at the half way point of stage 1 of the QEIIIMC redevelopment. We are starting to see what some of the buildings are going to look like at our globally recognised medical centre.

## QEIIIMC Redevelopment

This year we saw the commencement of the sixth major infrastructure project at QEIIIMC – the New Children’s Hospital. With five tower cranes on site, the QEIIIMC has become a landmark on the Nedlands skyline and surrounding suburbs. Unlike most construction sites, over 35 organisations continue to conduct their day to day business, including one of Australia’s busiest hospitals, Sir Charles Gairdner Hospital.

## New Children’s Hospital

In January 2012, Premier Colin Barnett and Health Minister Kim Hames officially broke ground on the construction site of Western Australia’s new children’s hospital.

The \$1.2 billion new children’s hospital will replace Princess Margaret

Hospital (PMH) and provide tertiary level paediatric health services and key secondary health services including inpatient and outpatient care and ambulatory care services.

Due to the location at the corner of Monash and Winthrop Avenue, a temporary helipad was constructed near the corner of Hospital Avenue and Aberdare Road. The permanent helipad will be built on the roof of the new children’s hospital.

The building will also house the Telethon Institute of Child Health Research, research and education programs from The University of Western Australia, Curtin University and PMH.

## Multi-deck car park

In October 2012, stage 1 of the multi-deck car park will be completed delivering over 800 parking bays for visitors, patients and staff to use.

The multi-deck car park project includes the construction of a seven storey parking facility which will deliver more than 3,000 parking bays, a child care centre and retail space.

Existing car parks are in the process of being reconfigured to increase the efficiency and capacity of existing bays.

Parking will increase to 5,100 parking bays overall upon completion of the new children’s hospital in 2015.

The car park project is a Build Own Operate and Transfer (BOOT) public private partnership opportunity. Under the contract, the design, construction and operation of the facility is fully financed by Capella Parking.

The Capella Parking consortium comprises Capella Capital as the sponsor and asset manager, Probuild as the

builder, and Wilson Parking, will operate the car park.

Capella Parking will manage parking on the Site from October 2012.

### Western Australia Institute of Medical Research (WAMIR)

Since breaking ground for a major \$112 million medical research facility in early 2011, the project has come a long way. WAIMR is the result of State and Federal government funding assisted by the University of Western Australia.

The building will be home to hundreds of staff from WAIMR, UWA, Lions Eye Institute and other research organisations. When completed in 2013, the building will contain six levels of laboratory and

clinical research space, two floors of shared facilities and public areas encouraging greater understanding of innovative medical research.

### Cancer Centre Stage 2

Three concrete bunkers with 2.5 metre thick solid walls are nearing structural completion in Stage II of the Comprehensive Cancer Centre. The bunkers will house six linear accelerators which deliver targeted radiation therapy to patients, which are currently housed at two different locations on site.

The first stage of the Cancer Centre has been operational since 2006 and when Stage II is completed it will link directly into Stage I and into Watling Walk – Sir Charles Gairdner

Hospital's main pedestrian thoroughfare.

The new Cancer Centre will feature technology yet to be seen in the Asia-Pacific region and will be the largest cancer centre in Western Australia.

### PathWest

The QEII MC redevelopment officially began in 2010, starting with the new PathWest facility.

The PathWest building is now visible from Hospital Avenue with its colourful panels, transforming the building into a memorable land mark.

The panels design represents the red blood cells and the main entrance has been designed to represent an



New Children's Hospital construction site – May 2012

electrocardiogram trace to reflect the continuous diagnostic and monitoring functions within PathWest.

The building will feature advanced level automation to improve efficiency, handle larger workloads and deliver greater reliability of results by freeing up scientific staff from labour intensive manual processes.

### Central Energy Plant (CEP)

The significant increase in infrastructure created a demand for utilities and services that would soon outstrip the capacity of the existing central energy plant. This led to the construction of a larger capacity facility using contemporary and innovative production.

As part of the Central Energy Plant construction there has been many changes to the QEIIIMC site. A new workshop has been built and engineering has moved in on the western side of the Site. A new waste management building has also been constructed to replace the one which was located in the old CEP.

Construction of the new CEP and services tunnel has been the most

disruptive on Site due to the tunnel being built in an east-west direction across the Site.

As a result of this, a major car park was closed in July 2011 for the construction of the CEP services tunnel. In March 2012, half of the car park was reinstated for parking, along with the new car park, on the eastern side of Crawford Lodge. Construction of the CEP building itself is on schedule for completion in early October 2012.

The remaining part of Anstey House was demolished late last year for the CEP building. This required the relocation of the 'before and after' school child care centre to a temporary facility facing Verdun Street.

Other redevelopment works as a result of the CEP project include the installation of a new steam generator within the SCGH main block which replaces the existing steam generator in the old CEP.

### Mental Health Unit

The new mental health facility will replace the existing mental health unit (Ward 20) within Sir Charles Gairdner Hospital "D Block".

The design development documentation has been signed off and the project is well into the construction documentation phase.

Careful consideration is being given to the selection of materials and massing of the building to provide an architectural solution sensitive to the location and respectful of the close proximity to adjacent residential areas to Hollywood Private Hospital. Construction for the new mental health facility is to commence work later in the year and it is expected that the building will be completed in 2014.

### Ronald McDonald House

Within the last 18 months a number of temporary parking strategies were explored. One included utilising the small area of remnant bushland abutting Monash Avenue.

The Board commissioned an independent environmental flora and fauna study of this area.

This study did not identify any rare or significant flora or fauna worthy of special consideration or conservation. A much needed temporary car park was constructed pending more significant development of portion of

the area in the medium to long term.

Within the next few years, this area is to become Ronald McDonald House's new home for families with children undergoing treatment for cancer or other serious illness at the New Children's Hospital.

## Financial Performance

The QEIIMC Trust generates its own revenue to meet its operating expenditure.

In 2011/12 the QEIIMC Trust grossed \$4.8 million in revenue. The majority of the revenue was derived from parking, which represents 86% of the total revenue. Parking revenue increased from the prior year as the Trust pursued strategies to better manage Site access and transport options as well as positioning parking charges more consistently with rates generally applicable at major hospital sites in WA and to support funding of the new multi-deck car park on Site.

The remainder is generated from commercial rents and other recoups.

The QEIIMC Trust's expenditure is summarised into broad categories.

Employee benefits comprise 34% of the total expenditure, which includes salary costs, together with superannuation and leave entitlements.

Depreciation, impairments and amortisation of 23% primarily reflect the expense incurred on ageing infrastructure and equipment assets under management by the Delegate.

Repairs, maintenance and upgrades, represented 18% of expenditure, of which approximately half was for the implementation of the pay as you go parking initiative for QEIIMC staff and upgrading of the current parking software and equipment.

Other expenses make up 25% of total expenses including funding of public transport, legal and consultancy fees to develop and review various planning and leasing documentation.

## Corporate Governance

The QEIIMC Trust has continued to deliver the high standards of governance by enhancing and implementing a number of governance initiatives.

Earlier in the year, the QEIIMC Trust finalised its

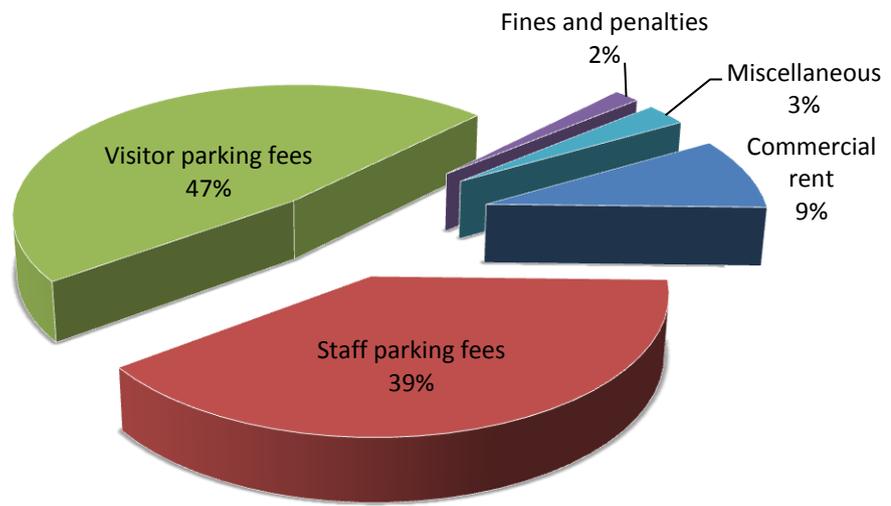
2020 Strategic Plan, including a new mission statement - "*globally recognised as a centre of excellence in health care, research and medication*".

A number of strategic goals were established which include:

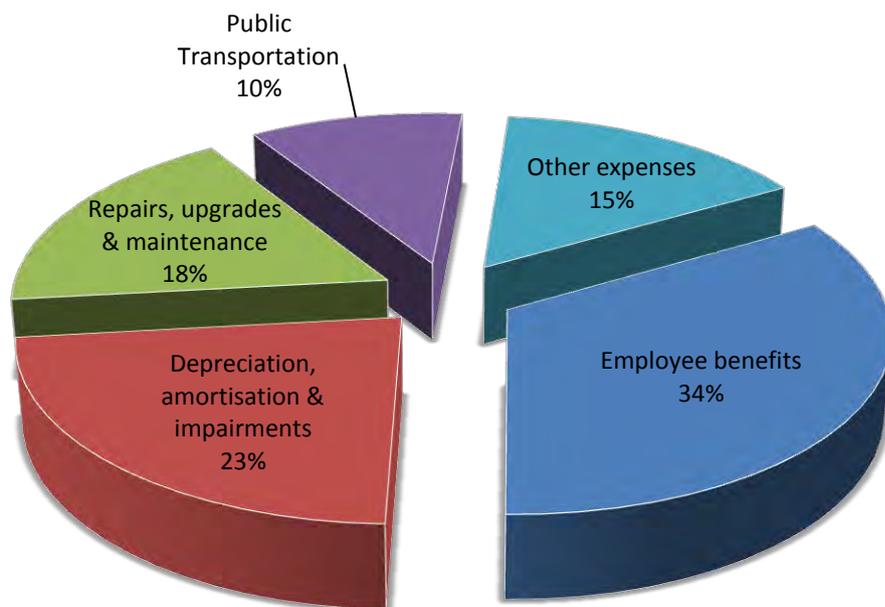
- maintaining and driving the Master Plan as a planning tool;
- ensuring the Trust's Site leasing strategy accommodates future planning needs;
- functional co-operation between the Site's academic, health and research tenants;
- fully functional Site and tenant common use facilities, services and operations;
- QEIIMC Trust being independent and soundly governed;
- QEIIMC Trust being financial independent and secure;
- QEIIMC Trust and QEIIMC Site having a reputable image and branding for all stakeholders; and
- Ensuring environmental and social sustainability for the Site and its Users.

With the endorsement of the Strategic Plan new key performance indicators have been developed to measure the efficiencies

## Revenue received in 2011/12



## Expenditure in 2011/12



and effectiveness of all the Trust's strategic goals.

The Trust recommended various amendments to the *QEII MC Act 1966* arising from the five year review of the efficiency and effectiveness of this Act. These amendments have been drafted and are awaiting introduction to Parliament.

The *QEII MC (Delegated Site) By-laws 1986* were updated throughout the year to include the latest parking fees and other regulations to enhance the management of the QEII MC Site, although it is noted that a disallowance motion regarding these fees was made in June by the Joint Standing Committee on Delegated Legislation .

With many new organisations coming onto the QEII MC Site, the Trust is in the process of granting a number of ground leases and also is reviewing the current ground lease arrangements with existing tenants.

## Tenant services and operations

In July 2011 and in January 2012, parking fees increased for both staff and visitors.

The revenue received from parking fees has assisted the Trust to further fund:

- public transport 79 and 97 bus services;
- maintenance and repairs on roads and paths;
- external security;
- gardens and grounds including bores and underground reticulation;
- the maintenance and repairs on parking machines, boom gates and parking areas; and
- Travelsmart initiatives.

Significant progress has been made over the last 12 months to develop the QEII MC community. New communication strategies have been implemented to ensure the latest and relevant information is provided about the redevelopment, access to the Site and the Trust's vision, objectives and initiatives.

Improved way finding on the Site is ongoing. Upgrades and temporary signs are throughout the Site, include directional and interpretive signs. Due to the redevelopment, maps are constantly being updated and are available to all staff, patients and visitors.

A new QEII MC Guide has been published and

available throughout the Site. The Guide has also been tailored to visitors who are visually impaired with an "easy to read" map and also details key services and organisations on Site. The QEII MC Guide is planned to be updated regularly.

## Delivering a sustainable access environment

The behaviour of staff and visitors travelling to the Site is slowly changing though a number of significant initiatives. This change is required in order for the Trust to achieve a sustainable access environment at the QEII MC Site. .

### Hospital Avenue Study

Especially with all the works occurring on Site, Hospital Avenue has a number of competing demands, and, if not managed well it could lead to long term access issues for the QEII MC site. A Hospital Avenue study is underway to identify issues and solutions for:

- Tenant requirements;
- Proposed light rail services;
- Existing and future bus services; and
- Pedestrian and cyclist access

The study is estimated to be completed in late 2012.

### Public Transport

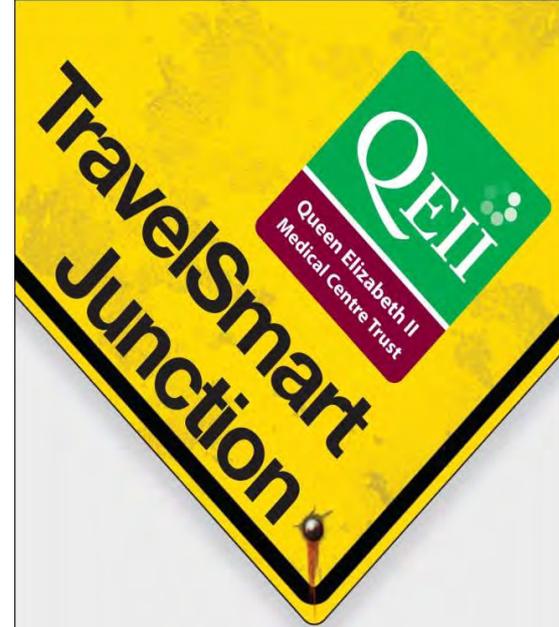
Due to the stresses of parking onsite, more and more staff and visitors are catching public transport and this is expected to increase while parking bay availability is impacted during the redevelopment

Currently the Trust is partly funding the 79 and 97 bus services along Hospital Avenue which transport over 45,000 people a month. In January 2012, an additional two buses were added onto the 79 bus route to alleviate peak time pressures.

The Trust continues to be involved with the Department of Planning "Directions 2031" project to ensure the Site and the surrounding area will be able to respond to traffic

demands in a sustainable way in the medium and long term.

QEIIIMC staff are currently working with the Department of Transport on the light rail project to further improve the movement of transport and to fund public transport to and from the QEIIIMC site.



## helping you get here...

Visit us at the TravelSmart Junction for information on your alternatives for travelling to the QEII Medical Centre

### CASE STUDY

#### TRAVELSMART JUNCTION



QEIIIMC TravelSmart Officers  
K Winters (L), C White

The new TravelSmart Junction opened on 1 May 2012 and since the opening we have been receiving over 200 enquires from out-patients, visitors and staff on how they can travel to and from the QEIIIMC site.

Being located on E Street has been has made TravelSmart more accessible and convenient to everyone.

Visitors and out-patients are able to find out about the numerous local, state and federal initiatives available to them to make their journey stress free. Staff now have at all the alternative travel information and incentives available to them to make their travel cheaper and easier.

# ORGANISATIONAL STRUCTURE

## ENABLING LEGISLATION

The QEIIMC Trust is constituted under the *Queen Elizabeth Medical Centre Act 1966* to develop, manage and control the medical centre. (Reserve 33244)

The QEIIMC Trust was established under Section 7 of the *Queen Elizabeth II Medical Centre Act 1966*, to undertake the development, control and management of the QEIIMC Reserve established under Section 6 of the Act.

*The Queen Elizabeth II Medical Centre Act 1966*, appointed the Board of Management of Sir Charles Gardiner Hospital (SCGH) as the delegate of the QEIIMC Trust to exercise a range of executive powers in relation to controlling and managing the QEIIMC site. The Delegation Instrument was published in the Government Gazette in October 1986.

Under current legislative arrangements, the current Delegate is the Minister for Health as the Board of Management of SCGH.

The Delegate, is an Accountable Authority for

the day to day management of the QEIIMC reserve, including the general administration, management and other statutory requirements in relation to the Reserve.

## BOARD GOVERNANCE SUMMARY

The QEIIMC Trust is committed to high levels of governance and strives to foster a culture that values ethical standards, personal and corporate integrity and respect for others. The Board governs the Trust consistent with its business strategy and commitment to a transparent and accountable governance system.

The Board has instigated a formal governance charter which is informed by accepted public sector management principles and recommendations.

The Board has established an Audit and Risk Management Committee which meets separately from the Board and gives advice and recommendations to the Board within the scope of its remit.

## Risk Management

The QEIIMC Trust believes that the identification and management of risk is central to achieving the strategic objectives. Periodically, the Board reviews and considers the risk profile for the QEIIMC. The risk profile covers both operational and strategic risks. The Board has assigned the oversight of risk management to the Audit and Risk Committee, although the Board retains overall accountability for Trust's risk profile.

# BOARD MEMBERS

As set out in the *Queen Elizabeth II Medical Centre Act 1966*, the QEIIIMC Trust Board shall consist of five members of whom:

- The Chairman shall be appointed by the Governor on written nomination of the Minister and the University of Western Australia Senate, to hold office during the Governor's pleasure.
- Two members shall be appointed by the Governor on the written nomination of the Minister to hold office during the Governor's pleasure.
- Two Members shall be appointed by The University of Western Australia Senate to hold office during its pleasure



**MR STEVEN COLE**

Appointed as Chairman in November 2008.

Mr Cole has over 35 years of professional, corporate and business experience through senior legal consultancy, as well as a range of executive management and non executive appointments.

He is currently the Chairman of Brightwater Care Group Inc, Deputy Chairman of ASX listed Reed Resources Limited and board member of a number of other corporations and corporate trusts.

Mr Cole has attended all nine board meetings throughout the year.

Mr Cole is also a member of the QEIIIMC Trust Audit and Risk Management Sub Committee.



**MS GAYE McMATH**

Appointed as a member in January 2005 and is also the Deputy Chairman.

Ms McMATH is the Executive Director, Finance and Resources at the University of Western Australia.

Ms McMATH is a Fellow of CPA Australia and Australian Institute of Company Directors. She is currently a Director of Western Australia Treasury Corporation, Gold Corporation and Verve Energy.

Ms McMATH also chairs the QEIIIMC Trust Audit and Risk Management Sub Committee.

Ms McMATH has attended eight board meetings throughout the year.

## BOARD MEMBERS



### PROFESSOR IAN PUDDEY

Appointed as a member in January 2005.

Professor Ian Puddey is the Dean of the Faculty of Medicine, Dentistry and Health Sciences at the University of Western Australia.

Professor Puddey is a Fellow of the Royal Australasian College of Physicians, and member of the High Blood Pressure Research Council of Australia, Australian Medical Association and International Society for Hypertension.

Professor Puddey has attended six board meetings throughout the year.



### MR WAYNE SALVAGE

Appointed as a member in October 2009.

Mr Salvage is the Executive Director of Resource Strategy in the Department of Health. The role involves managing resource acquisition and internal resource allocation within WA Health, co-ordination of infrastructure, and the provision of a range of corporate services, including legal services, corporate governance and communications.

Prior to this current role, Mr Salvage has held a number of senior positions within the Department, most recently as Acting Chief Executive of WA Country Health Services.

Mr Salvage is also a member of the QEIIIMC Trust Audit and Risk Management Sub Committee.

Mr Salvage has attended all the nine board meetings.



### MR IAN ANDERSON

Appointed as a member in May 2006.

Mr Anderson is the Chief Executive Officer for St John of God, Midland Public and Private Hospital.

Mr Anderson's previous positions include Director Capital Management and Executive Director, Finance and Corporate Services both for North Metropolitan Area Health Services, Chairman of Resonance Health Ltd, Director of Leadership WA, General Manager (Performance Consulting) with Gerard Daniels Australia and Chief Executive Officer of SKG Radiology.

Mr Anderson has an MBA from the UWA and is a Fellow of the Australian Institute of Company Directors.

Mr Anderson has attended six meetings throughout the year.



## CASE STUDY

### QEII MC LANDSCAPE MASTER PLAN

Place Laboratory held a workshop earlier in the year with a cross selection of QEII MC staff, volunteers and out-patients to develop a landscape master plan for QEII MC.

From the workshop some of the strategies derived included:

- offering a variety of outdoor experiences to the community;
- developing and enhancing the bushland;
- providing a landscape that is safe, comfortable and universally accessible; and
- developing a landscape that is recognised for its contribution to improve health outcomes.

# AGENCY PERFORMANCE

## Site Management

The QEII MC Trust's function is to develop, manage and control the Reserve.

Having six major infrastructure projects on Site has been, at times, quite challenging to ensure patients, visitors and staff are able to access the Site safely and efficiently.

The QEII MC Trust's asset maintenance program has maintained the Trust's infrastructure and equipment to minimise risk and maximise efficiency.

Several upgrades to the parking software and equipment were undertaken with respect to the car parks and lighting throughout the Site.

A new limestone wall signage has been built at the entrance of the Site along Aberdare Road and Monash Avenue which has become a prominent feature on the QEII MC Site.

## Smoke Free QEII MC

With over 600,000 people entering the QEII MC site every year, maintaining a

smoke free site can be quite challenging.

A QEII MC Smoke Free Committee has been established with representatives from the major QEII MC Tenants with the aim to develop a number of smoke free initiatives for the Site. The purpose of the Committee is to encourage all the QEII MC Tenants to develop their own smoke free policies and initiatives.

A QEII MC Smoke Free policy has been developed and will be endorsed by each of the Tenants.

Earlier in the year, land belonging to The University of Western Australia became smoke free as they too, have a smoke free policy.

A number of QUIT commercials are broadcast on television screens throughout the Site to spread the smoke free message. The major tenants have established a number of smoke free initiatives that are available to their staff, patients and visitors.

## Communication

Communicating with the public and staff regarding Site access and the services provided on the Site has been challenging over the years.

To improve communication, seven television screens have been placed throughout the site in high pedestrian traffic areas, advertising all the core services, tenants and important messages in regards to access and the redevelopment on Site.

This initiative has been successful and more televisions will be purchased and installed in the new buildings.

## Planning

The Strategic Plan was endorsed by the Board earlier this year and design commenced on a number of initiatives and plans to ensure the strategic objectives will be met.

A number of planning documents are being revised or developed including the Urban Design Guidelines, Landscape Master Plan and the Retail Master Plan.

A number of leases are being prepared to achieve the aim that all Tenants by June 2013 will have a formal lease agreement in place.

The tenant charging policy and system has been endorsed by the Board and an implementation strategy is being developed to manage the impact on Tenants.

## Sustainable Access Environment

Within the next five years, the QEIIIMC Site will have grown significantly in terms of services, patients, visitors, staff and students.

Work is currently being undertaken in regards to public transport, parking and other Site access systems to support and reinforce the services and activities at QEIIIMC.

### Parking

Over 1,000 staff and visitor parking bays have been temporarily lost since the commencement of the redevelopment. This has been challenging for patients, visitors, staff and local residents with parking at a premium.

Since September 2011, more than 3,500 staff have

been parking at the temporary off-site parking facilities at Graylands Hospital or the Royal Perth Hospital Shenton Park campus. Free shuttle buses have been running regularly from 6.00am to 7.45pm to ensure all staff arrive on work on time.

To ease the parking pressure for visitors, The University of Western Australia provided the UWA Boatshed Car Park over the Christmas and New Year period. This assisted greatly whilst developing new visitor parking on-site.

To further ease parking pressures, Car Park 7 (southern end) is also a visitor's car park between 8am to 4pm. Outside these hours, staff are encouraged to park in this area.

The temporary car park built on the Monash Avenue remnant bushland area has been open to consultants, PathWest and UWA staff 24 hours a day.

In January 2012, the Pay As You Go parking initiative became operational with over 5,500 QEIIIMC staff members currently using the system.

To assist staff in paying for parking, QEIIIMC staff are now able to pay online, or through the number of kiosks at their own time and

pleasure, elevating the pressures from payroll.

Also in June 2012, the Trust introduced on-line parking application forms to allow staff to now apply on-line and through their smart phone for parking approval on site.

Additional Parking Officers have been hired throughout the year to assist visitors and staff on where to park throughout the redevelopment. Their role has also changed from a "parking role" to an "educational and access management role".

### TravelSmart

With the opening of the TravelSmart Junction and the of new TravelSmart programs and branding in 2012, the QEIIIMC TravelSmart program is providing to be increasingly not only to QEIIIMC staff and visitors but also to organisations throughout the State.

With the TravelSmart Junction located in E Street, the TravelSmart message is now hard to miss.

The focus is now aimed at regular out-patients and visitors to assist them on how they can travel to the Site more easily with less stress.

The main objective of the Junction is for TravelSmart to become more accessible not only to staff but also to provide outpatients and visitors the TravelSmart message. Since opening, the Junction has been receiving over 200 queries a week on how to travel to the Site.

A significant challenge for the QEII MC has been and still is Site access through adequate public transport.

Approximately 45,000 visitors, patients, staff and students take public transport per month along Hospital Avenue. This demonstrates the strong demand for services.

Two additional buses have been included in the 79 bus route since January 2012 and services have increased within peak time with the 97 bus route to the Subiaco Train Station.

Cycling has grown significantly since the commencement of the current redevelopment and the limitation of availability of on-site parking bays.

Currently, the two End of Trip Bike Facilities which the Site has are now oversubscribed and the QEII MC Trust is currently purchasing additional bike racks to keep up with the demand until the new three

End of Bike Facilities are completed within the next six to 18 months time.

The QEII MC Trust made a conscious effort to continue with a number of TravelSmart initiatives throughout the redevelopment, including car pooling and Green Commuters whereby car poolers were still able to park onsite instead of off-site.

## Gardens and Grounds

The Gardens and Grounds team continued to maintain the limited green spaces on site. Work within this area has slowed down within the last 12 months primarily due to the redevelopment but will accelerate as developments draw towards completion.

Dredging of the compensation basin has been delayed until September 2013 as the area is currently being used as a contractor's car park.

The Gardens and Ground team have implemented a range of new plantings including seasonal displays of annual bedding plants along Hospital Avenue.

The team has also been involved in assisting the

development of the Landscape Master Plan and is working with Place Laboratory to develop a maintenance and reticulation plan and schedule within the next five years.

The maintenance program will recommence once certain capital works projects have been completed.



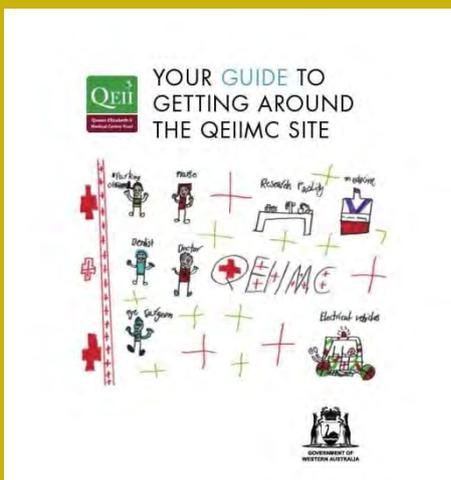
**CASE STUDY**

**QEII MC Guide Cover Competition**

Liam Howgate from Rosalie Primary School is the first of four winners who entered in a competition to design the front cover of the QEII MC Guide. The theme of the competition was "what do you think the QEII MC does?".

Over 100 entries were received from the local primary schools and all entries were displayed along Watling Walk.

Four winners were chosen by the SCGH Art Curator. One design will be printed on the cover of each Guide.



# SIGNIFICANT ISSUES

## IMPACTING THE TRUST

### Current and emerging issues and trends

#### Services, Facilities and Infrastructures

The QEIIIMC site remains the State's busiest medical centre with over 300,000 visiting the Site every year.

High levels of visitation continue to apply pressure on existing operations and infrastructure, requiring ongoing upgrades and review.

This requires the ongoing upgrade and review of facilities and has various implications:

- Higher maintenance requirements on aging infrastructure and assets.
- Increased pressure on resources (human and financial) to maintain the gardens and grounds, infrastructure and parking and to ensure visitors, patients and staff safety and security.
- Increasing expenses to maintain and sustain the Site.

#### Funding and Revenue

QEIIIMC is open to the community 24 hours a day, every day of the year. The community's expectation of extremely high standards of presentation and service are maintained at QEIIIMC.

As a result of this, the QEIIIMC Trust needs to continue its business development program focusing on implementing sustainable funding strategies for the current and long term enhancement of QEIIIMC.

Under the agreement for the privately developed and operated multi-deck car park, from October 2012, revenue for the Trust will reduce substantially which means that the QEIIIMC Trust must continually review budgets and operational outcomes to support the high level of visitation and subsequent and operational costs impacting on service delivery.

The QEIIIMC Trust has commenced seeking new partnerships to fund its short to long term priority projects, landscape and

maintenance and to ensure an effective strategic alliance.

#### QEIIIMC Car Parks

Stage 1 of the multi-deck car park will become operational in October 12 with over 800 parking bays available to staff and visitors.

A return strategy for staff to park at QEIIIMC has been developed and will commence in October 2012. Over 600 parkers will be returning at this time.

By April 2013, it is anticipated that the remaining QEIIIMC staff will return to park onsite and parking at Graylands Hospital and Royal Perth Hospital, Shenton Park will cease.

The QEIIIMC Trust along with key stakeholders are working towards managing and implementing the various policies, procedures and controls within the Agreements between Capella, the State and the QEIIIMC Trust.

## Travelling to the Site

Traffic management, public transport and adequate parking will continue to be a challenge for the Site throughout the future.

Public transport to the QEIIMC Site needs improvement to cope with existing needs in particular to the significantly increased patronage to the Site as the second half of the redevelopment progresses. The QEIIMC Trust is continuously seeking to increase the number of bus services to the Site and also to find ways to fund these services.

## Likely developments and forecasts of operations – the year ahead

The year ahead will see significant progress on key projects and the introduction of many new projects.

Key projects include:

## Landscape Master Plan

Key focus remains on the development and enhancement of the landscape at QEIIMC, to achieve environmental targets along with providing

a landscape that contributes to improved health outcomes.

The Landscape Master Plan will be finalised later in the year and an implementation and maintenance program will be prepared to ensure the upkeep of the Site for years to come.

## Way finding Master Plan

As some buildings are at the near of completion, a detailed way finding master plan is being developed. This will include the policy for naming buildings, pedestrian and vehicle entries and access, incorporating directional, regulatory and interpretive information for staff, visitors and patients.

Progress has been made in regards to signage around the surrounding area and are currently working with the local councils.

The scope of way finding has been extended electronically, whereby the map of the site can be loaded to any smartphone. This will be available to the community within the next six months.

## Funding and Revenue

The QEIIMC site is opened to the community 24 hours a day, everyday of the year. The QEIIMC Trust must continually review it's financial positions to ensure high standard of service and facilities are maintained and expected by the community.

Through business development activities the QEIIMC Trust actively seeks external funding in order to improve or provide additional facilities to maintain QEIIMC a world class facility.

## QEIIMC Travel Plan

The QEIIMC Travel Plan is in the process of being reviewed.

The Site has grown extensively and the behaviour and culture of people travelling to work has changed since the original Travel Plan was launched in 2007.

A Travel survey will be undertaken in September 2012 to provide the benchmark for the new Tavelsmart initiatives

# DISCLOSURE AND LEGAL COMPLIANCE



**WESTERN AUSTRALIAN INSTITUTE FOR MEDICAL RESEARCH**  
(PHASE A) NORTH

This world class facility is being developed by the Western Australian Institute for Medical Research (WAIR) and will house WAIR's new research and clinical services. The project is being developed by the State Department of Health, the University of Western Australia and other research groups who will be involved with this building to provide the Western Australian health care community.

Project Manager	PROFESSIONAL PROJECT MANAGEMENT (PPM)
Architect	HARDY SHARPLEY
Quantity Surveyor	BARROCKS (P/L)
Mechanical Engineer	BARROCKS ENGINEERING CONSULTANTS
Electrical, Fire Systems and Hydraulic Engineer	SWA
Structural, Acoustic and Fire Engineer	ARUP
Security and Life Cycle Consultant	ECG
Cost Engineer	REAL
ESD	AURICON
Acoustic Engineer	HEBEC, DORS
BCA Compliance	ARC BUILDING SUBPODS
GLS	BMS
Builder	DORIC CONTRACTORS

Logos for various stakeholders and partners are listed at the bottom of the board.

**DANGER**  
CRANE WORKING OVERHEAD

**WARNING**  
WEIGHT BEHINDS ARE PROHIBITED  
AND PROVISION SAFETY LEVELS  
MAY BE EXCEEDED IN THIS AREA

**DANGER**  
NO UNAUTHORISED ENTRY

**REGISTER TO RIDE**

**SURVIVOR RIDE TO CONQUER CANCER**

CONQUERCANCER.ORG.AU 1800 99 RIDE (7473)

# AUDIT OPINION



Auditor General

## INDEPENDENT AUDITOR'S REPORT

To the Parliament of Western Australia

### THE QUEEN ELIZABETH II MEDICAL CENTRE TRUST

#### Report on the Financial Statements

I have audited the accounts and financial statements of The Queen Elizabeth II Medical Centre Trust.

The financial statements comprise the Statement of Financial Position as at 30 June 2012, the Statement of Comprehensive Income, Statement of Changes in Equity and Statement of Cash Flows for the year then ended, and Notes comprising a summary of significant accounting policies and other explanatory information.

#### *Trust's Responsibility for the Financial Statements*

The Trust is responsible for keeping proper accounts, and the preparation and fair presentation of the financial statements in accordance with Australian Accounting Standards and the Treasurer's Instructions, and for such internal control as the Trust determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

#### *Auditor's Responsibility*

As required by the Auditor General Act 2006, my responsibility is to express an opinion on the financial statements based on my audit. The audit was conducted in accordance with Australian Auditing Standards. Those Standards require compliance with relevant ethical requirements relating to audit engagements and that the audit be planned and performed to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgement, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the Trust's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances. An audit also includes evaluating the appropriateness of the accounting policies used and the reasonableness of accounting estimates made by the Trust, as well as evaluating the overall presentation of the financial statements.

I believe that the audit evidence obtained is sufficient and appropriate to provide a basis for my audit opinion.

#### *Opinion*

In my opinion, the financial statements are based on proper accounts and present fairly, in all material respects, the financial position of The Queen Elizabeth II Medical Centre Trust at 30 June 2012 and its financial performance and cash flows for the year then ended. They are in accordance with Australian Accounting Standards and the Treasurer's Instructions.

### **Report on Controls**

I have audited the controls exercised by The Queen Elizabeth II Medical Centre Trust during the year ended 30 June 2012.

Controls exercised by The Queen Elizabeth II Medical Centre Trust are those policies and procedures established by the Trust to ensure that the receipt, expenditure and investment of money, the acquisition and disposal of property, and the incurring of liabilities have been in accordance with legislative provisions.

#### *Trust's Responsibility for Controls*

The Trust is responsible for maintaining an adequate system of internal control to ensure that the receipt, expenditure and investment of money, the acquisition and disposal of public and other property, and the incurring of liabilities are in accordance with the Financial Management Act 2006 and the Treasurer's Instructions, and other relevant written law.

#### *Auditor's Responsibility*

As required by the Auditor General Act 2006, my responsibility is to express an opinion on the controls exercised by The Queen Elizabeth II Medical Centre Trust based on my audit conducted in accordance with Australian Auditing and Assurance Standards.

An audit involves performing procedures to obtain audit evidence about the adequacy of controls to ensure that the Trust complies with the legislative provisions. The procedures selected depend on the auditor's judgement and include an evaluation of the design and implementation of relevant controls.

I believe that the audit evidence obtained is sufficient and appropriate to provide a basis for my audit opinion.

#### **Opinion**

In my opinion, the controls exercised by The Queen Elizabeth II Medical Centre Trust are sufficiently adequate to provide reasonable assurance that the receipt, expenditure and investment of money, the acquisition and disposal of property, and the incurring of liabilities have been in accordance with legislative provisions during the year ended 30 June 2012.

### **Report on the Key Performance Indicators**

I have audited the key performance indicators of the The Queen Elizabeth II Medical Centre Trust for the year ended 30 June 2012.

The key performance indicators are the key effectiveness indicators and, the key efficiency indicators that provide information on outcome achievement and service provision.

#### *Trust's Responsibility for the Key Performance Indicators*

The Trust is responsible for the preparation and fair presentation of the key performance indicators in accordance with the Financial Management Act 2006 and the Treasurer's Instructions and for such controls as the Trust determines necessary to ensure that the key performance indicators fairly represent indicated performance.

#### *Auditor's Responsibility*

As required by the Auditor General Act 2006, my responsibility is to express an opinion on the key performance indicators based on my audit conducted in accordance with Australian Auditing and Assurance Standards.

An audit involves performing procedures to obtain audit evidence about the key performance indicators. The procedures selected depend on the auditor's judgement, including the assessment of the risks of material misstatement of the key performance indicators. In making these risk assessments the auditor considers internal control relevant to the Trust's preparation and fair presentation of the key performance indicators in order to design audit procedures that are appropriate in the circumstances. An audit also includes evaluating the relevance and appropriateness of the key performance indicators for measuring the extent of outcome achievement and service provision.

I believe that the audit evidence obtained is sufficient and appropriate to provide a basis for my qualified audit opinion.

*Basis for Qualified Opinion*

As disclosed in the Key Performance Indicators report, the Trust has not reported customer satisfaction survey results for the seven key effectiveness indicators for Outcome 1. Survey results are the approved measure for each of these indicators. In lieu of the survey results, the Trust has reported qualitative statements. However, these statements do not adequately provide information on the extent to which Outcome 1 was achieved during the year.

**Qualified Opinion**

In my opinion, except for the effects of the matter referred to in the Basis for Qualified Opinion paragraph, the key performance indicators of The Queen Elizabeth II Medical Centre Trust are relevant and appropriate to help users assess the Trust's performance and fairly represent the indicated performance for the year ended 30 June 2012.

**Independence**

In conducting this audit, I have complied with the independence requirements of the Auditor General Act 2006 and Australian Auditing and Assurance Standards, and other relevant ethical requirements.

**Matters Relating to the Electronic Publication of the Audited Financial Statements and Key Performance Indicators**

This auditor's report relates to the financial statements and key performance indicators of The Queen Elizabeth II Medical Centre Trust for the year ended 30 June 2012 included on the Trust's website. The Trust's management is responsible for the integrity of the Trust's website. This audit does not provide assurance on the integrity of the Trust's website. The auditor's report refers only to the financial statements and key performance indicators described above. It does not provide an opinion on any other information which may have been hyperlinked to/from these financial statements or key performance indicators. If users of the financial statements and key performance indicators are concerned with the inherent risks arising from publication on a website, they are advised to refer to the hard copy of the audited financial statements and key performance indicators to confirm the information contained in this website version of the financial statements and key performance indicators.



COLIN MURPHY  
AUDITOR GENERAL  
FOR WESTERN AUSTRALIA  
Perth, Western Australia  
21 September 2012

# FINANCIAL STATEMENTS

## CERTIFICATION OF FINANCIAL STATEMENTS

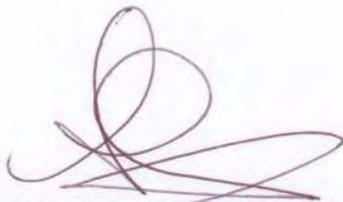
The accompanying financial statements of the Queen Elizabeth II Medical Centre Trust have been prepared in compliance with the provision of the Financial Management Act 2006 from proper accounts and records to present fairly the financial transactions for the financial year ending 30 June 2012 and the financial position as at 30 June 2012.

At the date of signing we are not aware of any circumstances which would render the particulars included in the financial statements misleading or inaccurate.



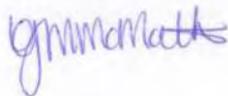
A St Flour  
Chief Finance Officer  
Queen Elizabeth II Medical Centre Trust

Date: 18/9/2012



S Cole  
Chairman  
Queen Elizabeth II Medical Centre Trust

Date: 19 September 2012



G McMath  
Member  
Queen Elizabeth II Medical Centre Trust

Date: 19 September 2012

## Statement of Comprehensive Income

For the year ended 30 June 2012

	Note	2012 \$	2011 \$
<b>COST OF SERVICES</b>			
<b>Expenses</b>			
Employee benefits expense	6	1,460,519	1,421,095
Depreciation expense	7	584,890	694,684
Asset impairment losses	18	406,966	-
Repairs, maintenance and consumable equipment	8	768,181	659,040
Other expenses	9	1,113,730	741,055
<b>Total cost of services</b>		<b>4,334,286</b>	<b>3,515,874</b>
<b>INCOME</b>			
<b>Revenue</b>			
Parking Revenue	10	4,270,213	3,505,220
Interest Revenue		-	120,752
Other Revenue	11	550,707	780,528
<b>Total revenue</b>		<b>4,820,920</b>	<b>4,406,500</b>
<b>Total income other than income from State Government</b>		<b>4,820,920</b>	<b>4,406,500</b>
<b>NET COST OF SERVICES</b>		<b>(486,634)</b>	<b>(890,626)</b>
<b>INCOME FROM STATE GOVERNMENT</b>			
Services appropriations	12	683,272	694,684
Assets assumed / (transferred)	13	28,500	-
<b>Total income from State Government</b>		<b>711,772</b>	<b>694,684</b>
<b>SURPLUS FOR THE PERIOD</b>		<b>1,198,406</b>	<b>1,585,310</b>
<b>OTHER COMPREHENSIVE INCOME</b>			
Changes in asset revaluation reserve	22	7,776,293	(2,538,926)
<b>TOTAL COMPREHENSIVE INCOME FOR THE PERIOD</b>		<b>8,974,699</b>	<b>(953,616)</b>

*The Statement of Comprehensive Income should be read in conjunction with the accompanying notes.*

## Statement of Financial Position

For the year ended 30 June 2012

	Note	2012 \$	2011 \$
<b>ASSETS</b>			
<b>Current Assets</b>			
Cash and cash equivalents		4,216,531	3,335,234
Receivables	14	1,141,782	355,849
Other current assets	16	277	-
<b>Total Non-Current Assets</b>		<b>5,358,590</b>	<b>3,691,083</b>
<b>Non-Current Assets</b>			
Amounts receivable for services	15	6,716,353	6,130,081
Property, plant and equipment	17	24,571,131	17,734,050
<b>Total Non-Current Assets</b>		<b>31,287,484</b>	<b>23,864,131</b>
<b>Total Assets</b>		<b>36,646,074</b>	<b>27,555,214</b>
<b>LIABILITIES</b>			
<b>Current Liabilities</b>			
Payables	19	351,203	234,189
Provisions	20	153,327	148,267
Other current liabilities	21	-	597
<b>Total Current Liabilities</b>		<b>504,530</b>	<b>383,053</b>
<b>Non-Current Liabilities</b>			
Provisions	20	15,527	20,843
<b>Total Non-Current Liabilities</b>		<b>15,527</b>	<b>20,843</b>
<b>Total Liabilities</b>		<b>520,057</b>	<b>403,896</b>
<b>NET ASSETS</b>		<b>36,126,017</b>	<b>27,151,318</b>
<b>EQUITY</b>			
Reserves	22	30,128,859	22,352,566
Accumulated surplus	23	5,997,158	4,798,752
<b>TOTAL EQUITY</b>		<b>36,126,017</b>	<b>27,151,318</b>

*The Statement of Financial Position should be read in conjunction with the accompanying notes.*

## Statement of Changes in Equity

For the year ended 30 June 2012

	Note	2012 \$	2011 \$
<b>RESERVES</b>	22		
<b>Asset Revaluation Reserve</b>			
Balance at start of period		22,352,566	24,891,492
Comprehensive income for the period		7,776,293	(2,538,926)
Balance at end of period		<u>30,128,859</u>	<u>22,352,566</u>
<b>ACCUMULATED SURPLUS</b>	23		
Balance at start of period		4,798,752	3,213,442
Surplus for the period		1,198,406	1,585,310
Balance at end of period		<u>5,997,158</u>	<u>4,798,752</u>
<b>TOTAL EQUITY</b>			
Balance at start of period		27,151,318	28,104,934
Total comprehensive income for the period		8,974,699	(953,616)
<b>Balance at end of period</b>		<b><u>36,126,017</u></b>	<b><u>27,151,318</u></b>

*The Statement of Changes in Equity should be read in conjunction with the accompanying notes.*

## Statement of Cash Flows

### For the year ended 30 June 2012

	Note	2012 \$ Inflows (Outflows)	2011 \$ Inflows (Outflows)
<b>CASH FLOWS FROM STATE GOVERNMENT</b>			
Service appropriation		97,000	-
<b>Net cash provided by State Government</b>	24	<b>97,000</b>	-
Utilised as follows:			
<b>CASH FLOWS FROM OPERATING ACTIVITIES</b>			
<b>Payments</b>			
Employee Benefit		(1,458,775)	(1,474,895)
Supplies and services		(1,767,174)	(1,229,522)
<b>Receipts</b>			
Receipts from customers		3,476,435	3,483,103
Interest received		7,248	125,032
Other receipts		550,707	634,106
<b>Net cash provided by / (used in) operating activities</b>	24	<b>808,441</b>	<b>1,537,824</b>
<b>CASH FLOWS FROM INVESTING ACTIVITIES</b>			
Payments for purchase of non-current physical assets		(24,144)	-
<b>Net cash provided by/(used in) investing activities</b>		<b>(24,144)</b>	-
<b>Net increase / (decrease) in cash and cash equivalents</b>		881,897	1,537,824
Cash and cash equivalents at the beginning of the period		3,335,234	1,797,410
<b>CASH AND CASH EQUIVALENT AT THE END OF THE PERIOD</b>	24	<b>4,216,531</b>	<b>3,335,234</b>

*The Statement of Cash Flows should be read in conjunction with the accompanying notes.*

# Notes to the Financial Statements

## For the year ended 30 June 2012

### Note 1 Australian Accounting Standards

#### General

The Trust's financial statements for the year ended 30 June 2012 have been prepared in accordance with Australian Accounting Standards. The term 'Australian Accounting Standards' includes Standards and Interpretations issued by the Australian Accounting Standards Board (AASB).

#### Early adoption of standards

The Trust cannot early adopt an Australian Accounting Standard unless specifically permitted by Treasurer's Instruction 1101 'Application of Australian Accounting Standards and Other Pronouncements'. There has been no early adoption of Australian Accounting Standards that have been issued or amended (but not operative) by the Trust for the annual reporting period ended 30 June 2012.

### Note 2 Summary of significant accounting policies

#### (a) General Statement

The Trust is a not-for-profit reporting entity that prepares general purpose financial statements in accordance with Australian Accounting Standards, the Framework, Statements of Accounting Concepts and other authoritative pronouncements of the Australian Accounting Standards Board as applied by the Treasurer's Instructions. Several of these are modified by the Treasurer's Instructions to vary application, disclosure, format and wording.

The Financial Management Act and the Treasurer's instructions are legislative provisions governing the preparation of financial statements and take precedence over the Australian Accounting Standards, the Framework, Statements of Accounting Concepts and other authoritative pronouncements of the Australian Accounting Standards Board.

Where modification is required and has had a material or significant financial effect upon the reported results, details of that modification and the resulting financial effect are disclosed in the notes of the financial statements.

#### (b) Basis of Preparation

The financial statements have been prepared on the accrual basis of accounting using the historical cost convention, except for land and site works which have been measured at fair value.

The accounting policies adopted in the preparation of the financial statements have been consistently applied throughout all periods presented unless otherwise stated.

## Notes to the Financial Statements

### For the year ended 30 June 2012

The financial statements are presented in Australian dollars and all values are rounded to the nearest dollar (\$).

Note 3 'Judgements made by management in applying accounting policies' discloses judgements that have been made in the process of applying the Trust's accounting policies resulting in the most significant effect on amounts recognised in the financial statements.

Note 4 'Key sources of estimation uncertainty' discloses key assumptions made concerning the future, and other key sources of estimation uncertainty at the end of the reporting period, that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities within the next financial year.

#### (c) Reporting Entity

The reporting entity comprises the Trust only.

#### (d) Contributed Equity

AASB Interpretation 1038 '*Contributions by Owners Made to Wholly-Owned Public Sector Entities*' requires transfers in the nature of equity contributions, other than as a result of a restructure of administrative arrangements, to be designated by the Government (the owner) as contributions by owners (at the time of, or prior to transfer) before such transfers can be recognised as equity contributions. Capital appropriations have been designated as contributions by owners by Treasurer's Instruction 955 '*Contributions by Owners made to Wholly Owned Public Sector Entities*' and have been credited directly to Contributed Equity.

The transfer of net assets to/from other agencies, other than as a result of a restructure of administrative arrangements, are designated as contributions by owners where the transfer are non-discretionary and non-reciprocal.

#### (e) Income

##### Revenue recognition

Revenue is recognised and measured at the fair value of consideration received or receivable. The following specific recognition criteria must also be met before revenue is recognised as follows:

##### *Sale of goods*

Revenue is recognised from the sale of goods and disposal of other assets when the significant risks and rewards of ownership are transferred to the purchaser and can be measured reliably.

## Notes to the Financial Statements

For the year ended 30 June 2012

### (e) Income (continued)

#### *Provisions of services*

Revenue is recognised on delivery of the service to the client.

#### *Interest*

Revenue is recognised as the interest accrues.

#### *Service Appropriations*

Service Appropriations are recognised as revenues at nominal value in the period in which the Trust gains control of the appropriated funds. The Trust gains control appropriated funds at the time those funds are deposited to the bank account or credited to the 'Amounts receivable for services' (holding account) held at Treasury.

See also note 12 'Service appropriations' for further information.

#### *Grants, donations, gifts and other non-reciprocal contributions*

Revenue is recognised at fair value when the Trust obtains control over the assets comprising the contributions, usually when cash is received.

Other non-reciprocal contributions that are not contributions by owners are recognised at their fair value. Contributions of services are only recognised when a fair value can be reliably determined and the services would be purchased if not donated.

#### Gains

Realised and unrealised gains are usually recognised on a net basis. These include gains arising on the disposal on-current assets and some revaluations of non-current assets.

### (f) Property, Plant and Equipment

#### Capitalisation/Expensing of assets

Items of property, plant and equipment costing \$5,000 or more are recognised as assets and the cost of utilising assets is expensed (depreciated) over their useful lives. Items of property, plant and equipment costing less than \$5,000 are immediately expensed direct to the Statement of Comprehensive Income (other than where they form part of a group of similar items which are significant in total).

#### Initial recognition and measurement

Property, plant and equipment are initially recognised at cost.

For items of property, plant and equipment acquired at no cost or for nominal cost, the cost is their fair value at the date of acquisition.

## Notes to the Financial Statements

For the year ended 30 June 2012

### (f) Property, Plant and Equipment (continued)

#### Subsequent measurement

Subsequent to initial recognition as an asset, the revaluation model is used for the measurement of land and site works and historical cost for all other property, plant and equipment. Land and site works are carried at fair value less accumulated depreciation (site works) and accumulated impairment losses. All other items of property, plant and equipment are stated at historical cost less accumulated depreciation and accumulated impairment losses.

The fair value of land and site works is determined on the basis of existing use. This normally applies where site works are specialised or where land use is restricted. Fair value for existing use assets is determined by reference to the cost of replacing the remaining future economic benefits embodied in the asset, i.e. the depreciated replacement cost.

When site works are revalued, the accumulated depreciation is eliminated against the gross carrying amount of the asset and the net amount restated to the revalued amount.

Land and site works are independently valued annually by the Western Australian Land Information Authority (Valuation Services) and recognised annually to ensure that the carrying amount does not differ materially from the asset's fair value at the end of the reporting period.

The most significant assumptions in estimating fair value are made in assessing whether to apply the existing use basis to assets and in determining estimated useful life. Professional judgement by the valuer is required where the evidence does not provide a clear distinction between market type assets and existing use assets.

See also note 17 'Property, plant and equipment' for further information on revaluation.

#### Derecognition

Upon disposal or derecognition of an item of property, plant and equipment, any revaluation surplus relating to that asset is retained in the asset revaluation reserve.

#### Asset revaluation reserve

The asset revaluation reserve is used to record increments and decrements on the revaluation of non-current assets as described in note 17 'Property, plant and equipment'.

#### Depreciation

All non-current assets having a limited useful life are systematically depreciated over their estimated useful lives in a manner that reflects the consumption of their future economic benefits.

**Notes to the Financial Statements**  
**For the year ended 30 June 2012**

**(f) Property, Plant and Equipment (continued)**

In order to apply this policy, the following methods are utilised:

- Land – not depreciated
- Site works – diminishing value
- Plant and equipment – diminishing value with a straight line switch

Under the diminishing value with a straight line switch method, the costs amounts of the assets are allocated on average on a diminishing value basis over the first half of their useful lives and straight line basis for the second half of their useful lives.

These assets' useful lives are reviewed annually. Expected useful lives for each class of depreciable assets are:

Site works	50 years
Motor vehicles	4 years
Other plant and equipment	8 to 10 years

**(g) Impairment of Assets**

Property, plant and equipment are tested for any indication of impairment at the end of each reporting period. Where there is an indication of impairment, the recoverable amount is estimated. Where the recoverable amount is less than the carrying amount, the asset is considered impaired and is written down to the recoverable amount and an impairment loss is recognised. As the Trust is a not-for-profit entity, unless an asset has been identified as a surplus asset, the recoverable amount is the higher of an asset's fair value less costs to sell and depreciated replacement cost.

The risk of impairment is generally limited to circumstances where an asset's depreciation is materially understated, where the replacement cost is falling or where there is a significant change in useful life. Each relevant class of assets is reviewed annually to verify that the accumulated depreciation/amortisation reflects the level of consumption or expiration of asset's future economic benefit and to evaluate any impairment risk from falling replacement costs.

The recoverable amount of assets identified as surplus assets is the higher of fair value less costs to sell and the present value of future cash flows expected to be derived from the asset. Surplus assets at cost are tested for indications of impairment at the end of each reporting period.

See also note 18 'Impairment of assets' for the outcome of impairment reviews and testing. Refer also to note 2(l) 'Receivables' and note 14 'Receivables' for impairment of receivables.

# Notes to the Financial Statements

For the year ended 30 June 2012

## (h) Financial Instruments

In addition to cash, the trust has two categories of financial instrument:

- Loans and receivables; and
- Financial liabilities measured at amortised cost.

Financial instruments have been disaggregated into the following classes:

### Financial assets

- Cash and cash equivalents
- Receivables
- Amounts receivable for services

### Financial liabilities

- Payables

Initial recognition and measurement of financial instruments is at fair value which normally equates to the transaction cost or the face value. Subsequent measurement is at amortised cost using the effective interest method.

The fair value of short-term receivables and payables is the transaction cost or the face value because there is no interest rate applicable and subsequent measurement is not required as the effect of discounting is not material.

## (i) Cash and Cash Equivalents

For the purpose of the Statement of Cash Flows, cash and cash equivalent assets comprise cash on hand and short-term deposits with original maturities of three months or less that are readily convertible to a known amount of cash and which are subject to insignificant risk of changes in value.

A change in banking arrangement effective from 1 July 2011 in accordance with the State Government's direction has resulted in the loss of interest earning capacity for the Trust's bank account.

## (j) Accrued Salaries

Accrued salaries (see note 19 'Payable') represent the amount due to the employees but unpaid at the end of the financial year, as the pay date for the last pay period for that financial year does not coincide with the end of the financial year. Accrued salaries are settled within a fortnight of the financial year end. The Trust considers the carrying amount of accrued salaries to be equivalent to its net fair value.

## Notes to the Financial Statements

For the year ended 30 June 2012

### (k) Amounts Receivable for Services (holding account)

The Trust receives income from the State Government as an asset (holding account receivable). The accrued amount appropriated is accessible on the emergence of the cash funding requirement to cover asset replacement.

See also note 12 'Service appropriations' and note 15 'Amounts receivable for services'.

### (l) Receivables

Receivables are recognised at original invoice amount less an allowance for any uncollectible amounts (i.e. impairment). The collectability of receivables is reviewed on an ongoing basis and any receivables identified as uncollectable are written-off against the allowance account. The allowance for uncollectible amounts (doubtful debts) is raised when there is objective evidence that the Trust will not be able to collect the debts. The carrying amount is equivalent to fair value as it is due to settlement with 30 days.

See also note 2(h) 'Financial Instruments' and note 14 'Receivables'.

#### Accounting procedure for Goods and Services Tax

Rights to collect amounts receivable from the Australian Taxation Office and responsibilities to make payment for GST have been assigned to the 'Minister for Health in his Capacity as the Deemed Board of the Metropolitan Public Hospitals' (Metropolitan Trusts). This accounting procedure was a result of application of the grouping provisions of "A New Tax System (Goods and Service Tax) Act 1999" whereby the Minister for Health in his Capacity as the Deemed Board of the Metropolitan Public Hospitals became the representative member for Health entities as part of governments' shared services initiative.

### (m) Payables

Payables are recognised when the Trust becomes obliged to make future payments as a result of a purchase of assets or services. The carrying amount is equivalent to fair value as they are generally settled within 30 days.

See also note 2(h) 'Financial instruments' and note 19 'Payables'.

### (n) Provisions

Provisions are liabilities of uncertain timing or amount and are recognised where there is a present legal or constructive obligation as a result of a past event and when the outflow of resources embodying economic benefits is probable and a reliable estimate can be made of the amount of the obligation. Provisions are reviewed at the end of each reporting period.

See also note 20 'Provisions'.

## Notes to the Financial Statements

For the year ended 30 June 2012

### (n) Provisions (continued)

#### Provisions – employee benefits

All annual leave and long service leave provisions are in respect of employees' services up to the end of the reporting period. All employees are seconded to the Trust from the North Metropolitan Health Service.

#### *Annual Leave*

The liability for annual leave that is expected to be settled within 12 months after the end of the reporting period is recognised and measured at the undiscounted amounts expected to be paid when the liability is settled.

Annual leave that is not expected to be settled within 12 months after the end of the reporting period is recognised and measured at the present value of amounts expected to be paid when the liabilities are settled using the remuneration rate expected to apply at the time of settlement.

When assessing expected future payments consideration is given to expected future wage and salary levels including non-salary components such as employer superannuation contributions, as well as the experience of employee departures and periods of service. The expected future payments are discounted using market yields at the end of the reporting period on national government bonds with terms to maturity that match, as closely as possible, the estimated future cash outflows.

The provision for annual leave is classified as a current liability as the Trust does not have an unconditional right to defer settlement of the liability for at least 12 months after the end of the reporting period.

#### *Long Service Leave*

The liability for long service leave that is expected to be settled within 12 months after the end of the reporting period is recognised and measured at the undiscounted amounts expected to be paid when the liability is settled.

Long service leave that is not expected to be settled within 12 months after the end of the reporting period is recognised and measured at the present value of amounts expected to be paid when the liabilities are settled using the remuneration rate expected to apply at the time of settlement.

When assessing expected future payments consideration is given to expected future wage and salary levels including non-salary components such as employer superannuation contributions, as well as the experience of employee departures and periods of service. The expected future payments are discounted using market yields at the end of the reporting

## Notes to the Financial Statements

For the year ended 30 June 2012

### (n) Provisions (continued)

period on national government bonds with terms to maturity that match, as closely as possible, the estimated future cash outflows.

Unconditional long service leave provisions are classified as current liabilities as the Trust does not have an unconditional right to defer settlement of the liability for at least 12 months after the end of the reporting period. Pre-conditional and conditional long service leave provisions are classified as non-current liabilities because the Trust has an unconditional right to defer the settlement of the liability until the employee has completed the requisite years of service.

#### *Sick Leave*

Liabilities for sick leave are recognised when it is probable that sick leave paid in the future will be greater than the entitlement that will accrue in the future.

Past history indicates that on average, sick leave taken each reporting period is less than the entitlement accrued. This is expected to continue in the future periods. Accordingly, it is unlikely that existing accumulated entitlements will be used by employees and no liability for unused sick leave entitlements is recognised. As sick leave is non-vesting, an expense is recognised in the Statement of Comprehensive Income for this leave as it is taken.

#### *Superannuation*

The Government Employees Superannuation Board (GESB) administers public sector superannuation arrangements in Western Australia in accordance with legislative requirements.

Eligible employees contribute to the Pension Scheme, a defined benefit pension scheme closed to new members since 1987, or the Gold State Superannuation Scheme (GSS), a defined benefit lump sum scheme closed to new members since 1995.

The GSS is a defined benefit scheme for the purposes of employees and whole-of-government reporting. However, it is a defined contribution plan for agency purposes because the concurrent contributions (defined contributions) made by the Trust to GESB extinguishes the Trust's obligations to the related superannuation liability.

The Trust has no liabilities under the Pension Scheme or the GSS. The liabilities for the unfunded Pension Scheme and the unfunded GSS transfer benefits attributed to members who transferred from the Pension Scheme, are assumed by the Treasurer. All other GSS obligations are funded by concurrent contributions made by the Trust to the GESB.

## Notes to the Financial Statements

For the year ended 30 June 2012

### (n) Provisions (continued)

Employees commencing employment prior to 16 April 2007 who were not members of either the Pension Scheme or the GGS became non-contributory members of the West State Superannuation Scheme (WSS). Employees commencing employment on or after 16 April 2007 became members of the GESB Super Scheme (GESBS). From 30 March 2012, existing members of the WSS or GESBS and new employees became able to choose their preferred superannuation fund. The Trust makes concurrent contributions to GESB or other funds on behalf of employees in compliance with the *Commonwealth Government's Superannuation Guarantee (Administration) Act 1992*. Contributions to these accumulation schemes extinguish the Trust's liability for superannuation charges in respect of employees who are not members of the Pension Scheme or GSS.

The GESB makes all benefit payments in respect of the Pension Scheme and GSS transfer benefits, and is recouped from the Treasurer for the employer's share.

See also note 2(o) 'Superannuation Expense'.

#### Employment on-costs

Employment on-costs (workers' compensation insurance) are not employee benefits and are recognised separately as liabilities and expenses when the employment to which they relate has occurred. Employment on-costs are included as part of 'Other expenses' and are not included as part of the Trust's 'Employee benefits expense'. Any related liability is included in 'Employment on-costs provision'.

See also note 9 'Other expenses' and note 20 'Provisions'

### (o) Superannuation Expense

The superannuation expense in the Statement of Comprehensive Income comprises employer contributions paid to the GSS (concurrent contributions), WSS, GESBS and other superannuation funds.

### (p) Comparative Figures

Comparative figures are, where appropriate, reclassified to be comparable with the figures presented in the current financial year.

## Notes to the Financial Statements

For the year ended 30 June 2012

### Note 3 Judgements made by management in applying accounting policies

The preparation of financial statements requires management to make judgments about the application of accounting policies that have a significant effect on the amounts recognised in the financial statements. The Trust evaluates these judgements regularly. The judgements that have been made in the process of applying accounting policies that have the most significant effect on the amounts recognised in the financial statements include:

#### *Employee benefits provision*

An average turnover rate for employees has been used to calculate the non-current long service leave provision. This turnover rate is representative of the Health public authorities in general.

### Note 4 Key sources of estimation uncertainty

Key estimates and assumptions concerning the future are based on historical experience and various other factors that have a significant risk of causing a material adjustment to the carrying amount of assets and liabilities within the next financial year.

#### *Employee benefits provision*

In estimating the non-current long service leave liabilities, employees are assumed to leave the Trust each year on account of resignation or retirement at 10.8%. This assumption was based on an analysis of the turnover rates exhibited by employees over a five year period. Employees with leave benefits to which they are fully entitled are assumed to take all available leave uniformly over the following five years or to age 65 if earlier.

Other estimations and assumptions used in calculating the Trust's long service leave provision include expected future salary rates, discount rates, employee retention rates and expected future payments. Changes in these estimations and assumptions may impact on the carrying amount of the long service leave provision.

### Note 5 Disclosure of changes in accounting policy and estimates

#### **Initial application of an Australian Accounting Standard**

The Trust has applied the following Australian Accounting Standards effective for annual reporting periods beginning on or after 1 July 2011 that impacted on the Trust.

<i>AASB 1054</i>	<i>Australian Additional Disclosures</i>
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This Standard, in conjunction with AASB 2011-1 '*Amendments to Australian Accounting Standards arising from the Trans-Tasman Convergence Project*', removes disclosure requirements from other Standards and incorporates them in a single Standard to achieve

## Notes to the Financial Statements

### For the year ended 30 June 2012

convergence between Australian and New Zealand Accounting Standards. There is no financial impact.

*AASB 2009-12 Amendments to Australian Accounting Standards [AASB 5, 8, 108, 110, 102, 119, 133, 137, 139, 1023 & 1031 and Int 2, 4, 16, 1039 & 1052]*

This Standard makes editorial amendments to a range of Australian Accounting Standards and Interpretations. There is no financial impact.

#### **Note 5 Disclosure of changes in accounting policy and estimates (continued)**

*AASB 2010-4 Further Amendments to Australian Accounting standards arising from the Annual Improvements Project [AASB 1, 7, 101 & 134 and Int 13]*

The amendments to AASB 7 clarify financial instrument disclosures in relation to credit risk. The carrying amount of financial assets that would otherwise be past due or impaired whose terms have been renegotiated is no longer required to be disclosed. There is no financial impact.

The amendments to AASB 101 clarify the presentation of the statement of charges in equity. The disaggregation of other comprehensive income reconciling the carrying amount at the beginning and the end of the period for each component of equity is no longer required. There is no financial impact.

*AASB 2010-5 Amendments to Australian Accounting Standards [AASB 1, 3, 4, 5, 101, 107, 112, 118, 119, 121, 132, 133, 134, 137, 139, 140, 1023 & 1038 and Int 112, 115, 127, 132, &1042]*

This Standard makes editorial amendments to a range of Australian Accounting standards and Interpretations. There is no financial impact.

*AASB 2010-6 Amendments to Australian Accounting Standards – Disclosures on Transfers of Financial Assets [AASB 1 & 7]*

This Standard introduces additional disclosure relating to transfer for financial assets in AASB 7. An entity shall disclose all transferred financial assets that are not derecognised and any continuing involvement in a transferred asset, existing at the reporting date, irrespective of when the related transfer transaction occurred. There is no financial impact.

*AASB 2011-1 Amendments to Australian Accounting Standards arising from the trans-Tasman Convergence Project [AASB1, 5, 101, 107, 108, 121, 128, 132 & 134 and Int 2, 112 & 113]*

This Standard, in conjunction with AASB 1054, removes disclosure requirements from other Standards and incorporates them in a single Standard to achieve convergence between Australian and New Zealand Accounting Standards. There is no financial impact.

## Notes to the Financial Statements

### For the year ended 30 June 2012

127, 128 & 131]

This Standard extends the relief from consolidation, the equity method and proportionate consolidation by removing the requirement for the consolidated financial statements prepared by the ultimate or any intermediate parent entity to be IFRS compliant, provided that the parent entity, investor or venturer and the ultimate or intermediate parent entity are not-for-profit non-reporting entities that comply with Australian Accounting Standards. There is no financial impact.

#### **Future impact of Australian Accounting Standards not yet operative**

The Trust cannot early adopt an Australian Accounting Standard unless specifically permitted by Treasurer's Instruction 1101 'Application of Australian Accounting Standards and other Pronouncements'. Consequently, the Trust has not applied early any of the following Australian Accounting Standards that have been issued that may impact the Trust. Where applicable the Trust plans to apply these Australian Accounting Standards from their application date.

Title	Operative for reporting periods beginning on/after
<p><b>AASB 9</b>     <i>Financial Instruments</i></p> <p>This Standard supersedes AASB 139 '<i>Financial Instruments: Recognition and Measurement</i>', introducing a number of changes to accounting treatments.</p> <p>The Standard was reissued in December 2010. The Trust has not yet determined the application or the potential impact of the Standard.</p>	<p>1 Jan 2013</p>
<p><b>AASB 10</b>     <i>Consolidated Financial Statements</i></p> <p>This Standard supersedes requirements under AASB 127 '<i>Consolidated and Separate Financial Statements</i>' and In 112 '<i>Consolidation – Special Purpose Entities</i>'. Introducing a number of changes to accounting treatments.</p> <p>The Standard was issued in August 2011. The Trust has not yet determined the application or the potential impact of the Standard.</p>	<p>1 Jan 2013</p>
<p><b>AASB 11</b>     <i>Joint Arrangements</i></p> <p>This Standard supersedes AASB 131 '<i>Interests in Joint Ventures</i>', introducing a number of changes to accounting treatments.</p> <p>The Standard was issued in August 2011. The Trust has not yet determined the application or the potential impact of the Standard.</p>	<p>1 Jan 2013</p>

## Notes to the Financial Statements

### For the year ended 30 June 2012

#### AASB 12 *Disclosure of Interests in Other Entities*

This Standard supersedes disclosure requirements under AASB 127 '*Consolidated and Separate Financial Statements*' and AASB 131 '*Interests in Joint Ventures*'.

The Standard was issued in August 2011. The Trust has not yet determined the application or the potential impact of the Standard.

#### Future impact of Australian Accounting Standards not yet operative (continued)

Title	Operative for reporting periods beginning on/after
<b>AASB 13</b> <i>Fair Value Measurement</i>  This Standard defines fair value, sets out a framework for measuring fair value and requires disclosures about fair value measurements. There is no financial impact.	1 Jan 2013
<b>AASB 119</b> <i>Employee Benefits</i>  This Standard supersedes AASB 119 ' <i>Employee Benefits</i> ', introducing a number of changes to accounting treatments.  The Standard was issued in September 2011. The Trust has not yet determined the application or the potential impact of the Standard.	1 Jan 2013
<b>AASB 127</b> <i>Separate Financial Statements</i>  This Standard supersedes requirements under AASB 127 ' <i>Consolidated and separate Financial Statements</i> ', introducing a number of changes to accounting treatments.  The Standard was issued in August 2011. The Trust has not yet determined the application or the potential impact of the Standard.	1 Jan 2013
<b>AASB 128</b> <i>Investments in Associates and Joint Ventures</i>  This Standard supersedes AASB 128 ' <i>Investments in Associates</i> ', introducing a number of changes to accounting treatments.  The Standard was issued in August 2011. The Trust has not yet determined the application or the potential impact of the Standard.	1 Jan 2013

## Notes to the Financial Statements

### For the year ended 30 June 2012

AASB 1053 Application of Tiers of Australian Accounting Standards 1 Jul 2013

This Standard establishes a differential financial reporting framework consisting of two tiers of reporting requirements for preparing general purpose financial statements.

#### Future impact of Australian Accounting Standards not yet operative (continued)

Title	Operative for reporting periods beginning on/after
<p>AASB 2009-11 <i>Amendments to Australian Accounting Standards arising from AASB 9 [AASB1, 3, 4, 55, 7, 101, 102, 108, 112, 118, 121, 127, 128, 131, 132, 136, 139, 1023 &amp; 1038 and Int 10 &amp;12]</i></p> <p>[Modified by AASB 2010-7]</p>	1 Jul 2013
<p>AASB 2010-2 <i>Amendments to Australian accounting Standards arising from Reduced Disclosure Requirements [AASB 1, 2, 3, 5, 7, 8, 101, 107, 108, 110, 111, 112, 116, 117, 119, 121, 123, 124, 127, 128, 131, 133, 134, 136, 137, 138, 140, 141, 1050 &amp; 1052 and Int 2, 4, 5, 15, 17, 127, 129 &amp; 1052]</i></p> <p>This Standard makes amendments to Australian Accounting Standards and Interpretations to introduce reduced disclosure requirements for certain types of entities. There is no financial impact.</p>	1 Jul 2013
<p>AASB 2010-7 <i>Amendments to Australian Accounting Standards arising from AASB 9 (December 2010) [AASB 1, 3, 4, 5, 7, 101, 102, 108, 112, 118, 120, 121, 127, 128, 131, 132, 136, 137, 139, 1023 &amp; 1038 and Int 2, 5,10, 12, 19 &amp; 127]</i></p> <p>This Standard makes consequential amendments to other Australian Accounting standards and Interpretations as a result of issuing AASB 9 in December 2010. The Trust has not yet determined the application or the potential impact of the Standard.</p>	1 Jan 2013
<p>AASB 2011-2 <i>Amendments to Australian Accounting Standards arising from the Trans-Tasman Convergence Project – Reduced Disclosure Requirements [AASB 101 &amp; 1054]</i></p> <p>This Standard removes disclosure requirements from other Standards and incorporates them in a single Standard to achieve convergence between Australian and New Zealand Accounting Standards for reduced disclosure reporting. There is no financial impact.</p>	1 Jul 2013

## Notes to the Financial Statements

### For the year ended 30 June 2012

AASB 2011-6	Amendments to Australian Accounting standards – Extending Relief from Consolidation, the Equity Method and Proportionate Consolidation – Reduced Disclosure Requirements [AASB 127, 128 & 131]	1 Jul 2013
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#### Future impact of Australian Accounting Standards not yet operative (continued)

Title		Operative for reporting periods beginning on/after
AASB 2011-6	<p><i>Amendments to Australian Accounting standards – Extending Relief from Consolidation, the Equity Method and Proportionate Consolidation – Reduced Disclosure Requirements [AASB 127, 128 &amp; 131]</i></p> <p>This Standard extends the relief from consolidation, the equity method and proportionate consolidation by removing the requirement for the consolidated financial statements prepared by the ultimate or any intermediate parent entity to be IFRS compliant provided that the parent entity, investor or venturer and the ultimate or intermediate parent entity comply with Australian Accounting Standards or Australian Accounting Standards – Reduced Disclosure Requirements. There is no financial impact.</p>	1 Jul 2013
AASB 2011-7	<p><i>Amendments to Australian Accounting Standards arising from the Consolidation and Joint Arrangements Standards [AASB 1, 2, 3, 5, 7, 9, 2009-11, 101, 107, 112, 118, 121, 124, 132, 133, 136, 138, 139, 1023 &amp; 1038 and Int 5, 9, 16 &amp; 17]</i></p> <p>This Standard gives effect to consequential changes arising from the issuance of AASB 10, AASB 11, AASB 127 'Separate Financial Statements' and AASB 128 'Investments in Associates and Joint Ventures'. The Trust has not yet determined the application or the potential impact of the Standard.</p>	1 Jan 2013
AASB 2011-8	<p>Amendments to Australian Accounting Standards arising from AASB 13 [AASB 1, 2, 3, 4, 5, 7, 9, 2009-11, 2010-7, 101, 102, 108, 110, 116, 117, 118, 119, 120, 121, 128, 131, 132, 133, 134, 136, 138, 139, 140, 141, 1004, 1023 &amp; 1038 and Int 2, 4, 12, 13, 14, 17, 19, 131, &amp; 132]</p> <p>This Standard replaces the existing definition and fair value guidance in other Australian Accounting Standards and Interpretations as the result of issuing AASB in September 2011. There is no financial impact.</p>	1 Jan 2013

## Notes to the Financial Statements

### For the year ended 30 June 2012

**AASB 2011-9** Amendments to Australian Accounting Standards – Presentation of Items of Other Comprehensive Income [AASB 1, 5, 7, 101, 112, 120, 121, 132, 133, 134, 1039 & 1049] 1 Jul 2013

This Standard requires to group items presented in other comprehensive income on the basis of whether they are potentially reclassifiable to profit or loss subsequently (reclassification adjustments). The Trust has not yet determined the application or the potential impact of the Standard.

#### **Future impact of Australian Accounting Standards not yet operative (continued)**

Title	Operative for reporting periods beginning on/after
<p><b>AASB 2011-10</b> <i>Amendments to Australian Accounting Standards arising from AASB 119 (September 2011) [AASB 1, 8, 101, 124, 134, 1049 &amp; 2011-8 and Int 14]</i></p> <p>This Standard makes amendments to other Australian Accounting Standards and Interpretations as a result of issuing AASB 119 'Employees Benefits' in September 2011. The Trust has not yet determined the application or the potential impact of the Standard.</p>	1 Jan 2013
<p><b>AASB 2011-11</b> <i>Amendments to AASB 119 (September 2011) arising from Reduced Disclosure Requirements.</i></p> <p>This Standard gives effect to Australian Accounting Standards – Reduced Disclosure Requirements for AASB 119 (September 2011). There is no financial impact.</p>	1 Jan 2013

## Notes to the Financial Statements

For the year ended 30 June 2012

	2012 \$	2011 \$
<b>Note 6 Employee benefits expense</b>		
Salaries and wages (a)	1,382,065	1,328,048
Superannuation – defined contribution plans (b)	78,454	93,047
	1,460,519	1,421,095

(a) Includes the value of the fringe benefits to employees and the value of superannuation contribution component for leave entitlements. The Trust did not pay any fringe benefits tax during the reporting period.

(b) Defined contribution plans include West state, Gold State and GESB Super Schemes (contribution paid).

(c) All employees are seconded to the Trust from the North Metropolitan Health Service. See Note 2(n) 'Provisions'

### Note 7 Depreciation expense

<u>Depreciation</u>		
Site works	504,743	601,074
Motor vehicles	2,580	2,815
Other plant and equipment	77,567	90,795
	584,890	694,684

### Note 8 Repairs, maintenance and consumable equipment

Repairs and maintenance	719,660	640,906
Consumable equipment	48,521	18,134
	768,181	659,040

### Note 9 Other expenses vehicle expenses

Communications	9,642	3,482
Computer services	163	7,015
Employee related expenses (a)	2,096	4,210
Legal expenses	120,920	83,834
Motor vehicle expenses	4,535	2,598
Printing and stationery	51,176	22,949
Doubtful debts	9,883	-
Purchase of external services	75,150	36,770
Public transport expenses	450,518	469,913
Other	389,647	110,284
	1,113,730	741,055

(a) Includes staff development and transport costs. The Trust does not have any employment on-costs expenses and liability (workers' compensation insurance). Superannuation contributions accrued as part of the provision for leave are employee benefits and are not included in employment on-costs.

## Notes to the Financial Statements

For the year ended 30 June 2012

	2012 \$	2011 \$
<b>Note 10 Parking revenue</b>		
Staff parking fees	1,904,268	1,800,561
Other parking fees	2,284,764	1,657,587
Fines and penalties	81,181	47,072
	<u>4,270,213</u>	<u>3,505,220</u>

### Note 11 Other revenue

Services to external organisations	83,417	114,673
Rent from commercial properties	419,764	507,170
Other	47,526	158,685
	<u>550,707</u>	<u>780,528</u>

### Note 12 Service Appropriations

Appropriation revenue received during the period:		
Service appropriations	<u>683,272</u>	<u>694,684</u>

Service appropriations fund the net cost of services delivered. Appropriation revenue comprises a cash component and a receivable (asset). The receivable (holding account) comprises the depreciation expense for the year.

See note 2(e) 'Income' and note 24 'Notes to the Statement of Cash Flows'.

### Note 13 Assets assumed / (transferred)

The following assets have been assumed from / (transferred to) other state government agencies during the financial year:

Transfer of land from the North Metropolitan Health Service	<u>28,500</u>	<u>-</u>
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Discretionary transfers of assets between State Government agencies are reported as assets assumed/(transferred) under Income from State Government. Non discretionary non-reciprocal transfers of net assets (i.e. restructuring of administrative arrangements) have been classified as Contributions by Owners under Treasurer's Instruction 955 and are taken directly to equity.

## Notes to the Financial Statements

For the year ended 30 June 2012

	2012 \$	2011 \$
<b>Note 14 Receivables</b>		
<b>Current</b>		
Receivables	1,034,466	248,167
Allowance for impairment of receivables	(9,883)	-
Accrued parking revenue	13,281	46,905
Accrued fines revenue	65,680	16,520
Accrued rental	38,238	37,009
Accrued interest	-	7,248
	<u>1,141,782</u>	<u>355,849</u>

The Trust does not hold any collateral as security or other credit enhancements relating to receivables.

See also note 2(l) 'Receivables' and note 34 'Financial instruments'.

### Note 15 Amounts receivable for services (holding account)

<b>Non current</b>		
Amounts receivable for services	<u>6,716,353</u>	<u>6,130,081</u>

Represents the non-cash component of service appropriations. It is restricted in that it can only be used for asset replacement.

See note 2(k) 'Amounts receivable for services'.

### Note 16 Other current assets

Prepayments	<u>277</u>	<u>-</u>
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### Note 17 Property, plant and equipment

<b>Land</b>		
<i>At fair value (a)</i>	<u>353,500</u>	<u>325,000</u>
	353,500	325,000
<b>Site works</b>		
<i>At fair value (a)</i>	<u>27,185,500</u>	<u>16,895,000</u>
	27,185,500	16,895,000
<b>Motor vehicles</b>		
<i>At cost</i>	14,257	14,257
<i>Accumulated depreciation</i>	<u>(14,257)</u>	<u>(11,677)</u>
	-	2,580

## Notes to the Financial Statements

For the year ended 30 June 2012

	2012 \$	2011 \$
<b>Note 17 Property, plant and equipment (continued)</b>		
<b>Other plant and equipment</b>		
At cost	865,471	859,477
Accumulated depreciation	(426,374)	(348,807)
Accumulated impairment losses	(406,966)	-
	32,131	510,670
<b>Total property, plant and equipment</b>	<b>27,571,131</b>	<b>17,734,050</b>

- (a) Land and site works were revalued as at 1 July 2011 by the Western Australian Land Information Authority (Valuation Services). The valuations were performed during the year ended 30 June 2012 and recognised at 30 June 2012. In undertaking the revaluation, fair value of land and site works was determined on the basis of depreciated replacement cost. See note 2(f) 'Property, plant and equipment'.
- (b) Site works include roads, footpaths, paved areas, car parks, boundary walls, boundary fencing, boundary gates, covered ways, landscaping and improvements, external stormwater drainage, external sewer drainage, external sewer drainage, external water supply, external gas, external fire protection, external electric light and power, external communications, external special services, service tunnels, ducts conduits and the systems for the provision of chilled water, high temperature and steam to buildings on the site.

### Reconciliations

Reconciliations of the carrying amounts of property, plant and equipment at the beginning and end of the reporting period are set out below.

#### **Land**

Carrying amount at start of period	325,800	325,000
Transfer from health Service	28,500	-
Carrying amount at end of period	353,500	325,000

#### **Site works**

Carrying amount at start of period	16,895,800	20,035,800
Additions	18,150	-
Revaluation increments / (decrements)	7,776,293	(2,538,926)
Depreciation	(504,743)	(601,074)
Carrying amount at end of period	24,185,500	18,895,800

#### **Motor vehicles**

Carrying amount at start of period	2,580	5,395
Depreciation	(2,580)	(2,815)
Carrying amount at end of period	-	2,580

## Notes to the Financial Statements

For the year ended 30 June 2012

	2012 \$	2011 \$
<b>Note 17 Property, plant and equipment (continued)</b>		
<b>Other plant and equipment</b>		
Carrying amount at start of period	510,670	601,465
Additions	5,994	-
Impairment losses	(406,966)	-
Depreciation	(77,567)	(90,795)
Carrying amount at end of period	32,131	510,670
<b>Total property, plant and equipment</b>		
Carrying amount at start of period	17,734,050	20,967,660
Transfer from Health Service	28,500	-
Additions	24,144	-
Revaluation increments / (decrements)	7,776,293	(2,538,926)
Impairment losses	(406,966)	-
Depreciation	(584,890)	(694,684)
Carrying amount at end of period	27,571,131	17,734,050

### Note 18 Impairment of Assets

The Trust identified impairments to property, plant and equipment totalling \$406,996 as at 30 June 2012. The parking equipment will be scrapped in October 2012, when the Capella Parking Pty Limited takes over the operations of the at-grade car parks.

The Trust held no goodwill during the reporting period.

### Note 19 Payables

#### Current

Trade creditors	133,477	26,430
Accrued expenses	185,739	177,772
Accrued salaries	31,987	29,987
	351,203	234,189

See also note 2(m) 'Payables' and note 34 'Financial instruments'.

### Note 20 Provisions

#### Current

##### Employee benefits provisions

Annual leave (a)	80,262	83,044
Time off in lieu leave (a)	129	3,077
Long service leave (b)	72,936	62,146
	153,327	148,267

#### Non-current

##### Employee benefit provision

Long service leave (b)	15,527	20,843
	168,854	169,110

## Notes to the Financial Statements

For the year ended 30 June 2012

	2012 \$	2011 \$
<b>Note 20 Provisions (continued)</b>		
(a) Annual leave liabilities and time off in lieu leave liabilities have been classified as current as there is no unconditional right to defer settlement for at least 12 months after the end of the reporting period. Assessments indicate that actual settlement of the liabilities is expected to occur as follows:		
Within 12 months of the end of the reporting period	58,686	62,854
More than 12 months after the end of the reporting period	21,705	23,267
	<u>80,391</u>	<u>86,121</u>
(b) Long service leave liabilities have been classified as current where there is no unconditional right to defer settlement for at least 12 months after the end of the reporting period. Assessments indicate that actual settlement of the liabilities is expected to occur as follows:		
Within 12 months of the end of the reporting period	15,317	14,314
More than 12 months after the end of the reporting period	73,146	68,675
	<u>88,463</u>	<u>82,989</u>
<b>Note 21 Other liabilities</b>		
<b>Current</b>		
Income received in advance	-	597
		<u>597</u>
<b>Note 22 Reserves</b>		
<b>Asset revaluation reserve (a)</b>		
Balance at start of the period	22,352,566	24,891,492
Net revaluation increments/(decrements) (b):		
Site works	7,776,293	(2,538,926)
<b>Balance at end of the period</b>	<u><b>30,128,859</b></u>	<u><b>22,352,566</b></u>

(a) The asset revaluation reserve is used to record increments and decrements on the non-current assets.

(b) Any increment is credited directly to the asset revaluation reserve, except to the extent that any increment reversed decrement previously recognised as an expense.

## Notes to the Financial Statements

For the year ended 30 June 2012

	2012 \$	2011 \$
<b>Note 23 Accumulated surplus</b>		
Balance at start of the period	4,798,752	3,213,442
Result for the period	1,198,406	1,585,310
Balance at the end of the period	5,997,158	4,798,752

### Note 24 Notes to the Statement of Cash Flows

#### Reconciliation of cash

Cash assets at the end of the financial year as shown in the Statement of Cash Flow is reconciled to the related items in the Statement of Financial Position as follows:

Cash and cash equivalents	4,216,531	3,335,234
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#### Reconciliation of net cost of services to net cash flows used in operating activities

Net cash used in operating activities (Statement of Cash Flows)	808,441	1,537,824
<u>Increase/(decrease) in assets</u>		
Receivables	795,816	164,720
Prepayments and other current assets	277	-
<u>Decrease/(increase) in liabilities</u>		
Payables	(117,014)	(177,480)
Current provisions	(5,060)	47,917
Non-current provisions	5,316	12,790
Income received in advance	597	(506)
Other liabilities	-	45
<u>Non-cash items:</u>		
Doubtful debts expense	(9,883)	-
Depreciation expense (note 7)	(584,890)	(694,684)
Asset impairment losses	(406,966)	-
Net cost of services (Statement of Comprehensive Income)	486,634	890,626

#### Reconciliation of income from State Government to cash flows from State Government

Service appropriations as per Statement of Comprehensive Income	683,270	694,684
Less: <u>Non-cash items</u>		
Accrual appropriations	(586,270)	(694,684)
<b>Cash Flows from State Government as per Statement of Cash Flows</b>	<b>97,000</b>	<b>-</b>

At the end of the reporting period, the Trust had fully drawn on all financing facilities, details of which are disclosed in the financial statements.

# Notes to the Financial Statements

For the year ended 30 June 2012

	2012 \$	2011 \$
<b>Note 25 Remuneration of members of the accountable Authority and senior officers</b>		

## Remuneration of members of the accountable authority

The members of the accountable authority are appointed on a voluntary basis and do not receive any remuneration.

## Note 26 Remuneration of auditor

Remuneration payable to the Auditor General in respect to the audit for the current financial year is as follows:

Auditing the accounts, financial statements and key performance indicators	14,300	13,500
--	--------	--------

## Note 27 Commitments

### Operating lease commitments:

Commitments in relation to non-cancellable leases contracted for at the end of the reporting period but not recognised as assets are receivable as follows:

Within 1 year	1,729,315	-
Later than 1 year, and not later than 5 years	9,600,000	-
Later than 5 years	42,670,685	-
	<u>54,000,000</u>	<u>-</u>

The operating lease commitments are all inclusive of GST.

In June 2011, the Trust's statutory delegate entered into an 'At-Grade Car Parks management Agreement' for a period of 26 years with Capella Parking Pty Limited, whereby Capella will be responsible for the operations and management of at-grade car parking on the Site and will be entitled to all parking charges collected from the at grade car parking bays. In consideration for the grant of the licence to access, use and occupy the at-grade car parks from 10 October 2012, the Trust (as beneficiary to the agreement) will receive the future licence fees as above for the duration of the agreement.

### Expenditure commitments:

Expenditure commitments contracted for at the reporting period but not recognised as liabilities, are payable as follows:

Within 1 year	1,683	66,400
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Expenditure commitments are inclusive of GST.

## Notes to the Financial Statements

For the year ended 30 June 2012

### Note 28 Contingent liabilities and contingent assets

At the reporting date, the Trust is not aware of any contingent liabilities or contingent assets.

#### Contaminated Sites

Under the Contaminated Sites Act 2003, the Trust is reported to report known and suspected contaminated sites to the Department of Environment and Conservation (DEC). In accordance with the Act, DEC classifies these sites on the basis of the risk to human health, the environment and environmental values. Where sites are classified as *contaminated – remediation required or possibly contaminated – investigation required*, the Trust may have liabilities in respect of investigation or remediation expenses.

At the reporting period, the Trust does not have any suspected contaminated sites.

### Note 29 Events occurring after the end of the reporting period

No subsequent events have occurred that would require recognition or disclosure in the financial statements.

### Note 30 Related bodies

A related body is a body which receives more than half its funding and resources from the Trust and is subject to operational control by the Trust.

The Trust had no related bodies during the financial year.

### Note 31 Affiliated bodies

An affiliated body is a body which receives more than half its funding and resources from the Trust and is not subject to operational control by the Trust.

The Trust had no affiliated bodies during the financial year.

### Note 32 Not for profit leases

A number of not-for-profit organisations leases spaces from the Queen Elizabeth II Medical Centre Trust on a peppercorn rental basis.

Based on indicative market rental rates from the Landgate Valuation Services as at June 2012, the total net rental values of the non-for-profit leases for the financial year is \$2,943,500.

## Notes to the Financial Statements

For the year ended 30 June 2012

Tenant	Area (sqm)	Net Rent Per annum \$
Allergy & Asthma Research Institute	103	26,000
Australian Neuromuscular Research Institute	3,279	410,000
Cancer Foundation Crawford Lodge (land only)	6,300	220,000
Heart Research Institute	491	200,000
Institute of Radiochemical Engineering	31	9,500
Keogh Institute for Medical Research	705	110,000
Lions Ear and Hearing	2,694	370,000
Lions Eye Institute (land only)	2,600	300,000
State Head Injuries Unit	313	78,000
The Niche – (land only)	6,200	550,000
WA Institute for Medical Research	1508	600,000
WA Sleep Disorders Research Institute	281	70,000
		<u>2,943,500</u>

### Note 33 Explanatory Statement

#### Significant variances between actual results for 2011 and 2012

Significant variations between actual results with the corresponding items of the preceding reporting period are detailed below. Significant variations are those greater than 10%.

	Note	2012 Actual \$	2011 Actual \$	Variance \$
<b>Expenses</b>				
Employee benefits expense		1,460,519	1,421,095	39,424
Depreciation expense	(a)	584,890	694,684	(109,794)
Asset impairment losses		406,966	-	406,966
Repairs, maintenance and consumable equipment	(b) (c)	768,181	659,040	109,141
Other expenses	(d)	1,113,730	741,055	372,675
<b>Income</b>				
Parking revenue	(e)	4,270,213	3,505,220	764,993
Interest revenue	(f)	-	120,752	(120,752)
Other revenue	(g)	550,707	780,528	(229,821)
Service appropriations		683,272	694,684	(11,412)
Assets assumed / (transferred)	(h)	28,500	-	28,500

(a) Depreciation expense

This decrease is primarily due to the revaluation decrement of site works amounting to \$2.539 million as at 30 June 2011.

(b) Asset impairment losses

The asset impairment loss is for the Trust's parking equipment which will be scrapped in October 2012, when the Capella Parking Pty Limited takes over the operations of the at-grade car parks.

## Notes to the Financial Statements

For the year ended 30 June 2012

- (c) Repairs, maintenance and consumable equipment  
This is due to redevelopment occurring at QEIIIMC site including repairs and maintenance of paths, roads and parking equipment, and removal and relocation of parking equipment.
- (d) Other expenses  
These are mainly due to increases in consultant fees for the preparation of planning documents such as the Landscape Master Plan, the review of the Urban Design Guidelines and the Retail Master Plan and an increase in legal costs for the preparation of various ground leases.
- (e) Parking revenue  
Staff and visitor (short and long term) parking fees were increased in July 2011 and January 2012.

### Note 33 Explanatory Statement (continued)

- (f) Interest revenue  
Due to a change in State Government policy on 1 July 2011, the Trust's bank account ceased to earn interest. Additional service appropriation received by the Trust compensates for the lost of interest revenue.
- (f) Other revenue  
The decrease in other revenue is due to the Trust providing services to tenants of their Site, for which they recoup the costs of providing such services.
- (h) Assets assumed / (transferred)  
The North Metropolitan Area Health Service transferred the land at the Monash Avenue for the new children's hospital to the Trust for management as part of the QEIIIMC site.

### Significant variances between estimates and actual results for 2012

There were no significant variances between estimates and actual results for 2012.

	2012 Actual \$	2012 Estimates \$	Variance \$
<b>Operating expenses</b>			
Employee benefits expense	1,460,519	1,493,000	(32,481)
Other goods and services	2,873,767	2,826,000	47,767
<b>Total expenses</b>	4,334,286	4,319,000	15,286
Less: Revenues	(4,820,920)	(5,307,000)	486,080
<b>Net cost of services</b>	(486,634)	(988,000)	501,366

# Notes to the Financial Statements

For the year ended 30 June 2012

## Note 34 Financial instruments

### a) Financial risk management objectives and policies

Financial instruments held by the Trust are cash and cash equivalents, receivables and payables. The Trust has limited exposure to financial risks. The trust's overall risk management program focuses on managing the risks identified below.

#### Credit risk

Credit risk arises when there is the possibility of the Trust's receivables defaulting on their contractual obligations resulting in financial loss to the Trust.

The maximum exposure to credit risk at the end of the reporting period in relation to each class of recognised financial assets is the gross carrying amount of those assets inclusive of any allowance for impairment as shown in the table at Note 32 (c) 'Financial Instrument disclosures' and note 14 'Receivables'.

Credit risk associated with the Trust's financial assets is minimal because the main receivable is the amounts receivable for services (holding account). Parking fines are the only receivables that may take more than 30 days to collect. For commercial property rentals, the Trust has policies in place to ensure that the tenants have an appropriate credit history. In addition, receivable balances are monitored on an ongoing basis with the result that the Trust's exposure to bad debts is minimal. At the end of the reporting period, there were no significant concentrations of credit risk.

#### Liquidity risk

Liquidity risk arises when the Trust is unable to meet its financial obligations as they fall due. The Trust is exposed to liquidity risk through its normal course of operations.

The Trust has appropriate procedures to manage cash flows including drawdowns of appropriations by monitoring forecast cash flows to ensure that sufficient funds are available to meet its commitments.

#### Market risk

Market risk is the risk that changes in market prices such as foreign exchange rates and interest rates will affect the Trust's income or the value of its holding of financial instruments. The Trust does not trade in foreign currency and is not materially exposed to other price risks.

### b) Categories of financial instruments.

In addition to cash, the carrying amounts of each of the following categories of financial assets and financial liabilities at the end of the reporting period are as follows:

## Notes to the Financial Statements

For the year ended 30 June 2012

### Note 34 Financial instruments (continued)

	2012 \$	2011 \$
<b>Financial Assets</b>		
Cash and cash equivalents	4,216,531	3,335,234
Loans and receivables	7,858,135	6,485,930
<b>Financial Liabilities</b>		
Financial liabilities measured at amortised cost	351,203	234,189

## Notes to the Financial Statements

For the year ended 30 June 2012

### Note 34 Financial instruments (continued)

#### c) Financial instruments disclosure

##### Credit risk

The following table discloses the Trust's maximum exposure to credit risk and the ageing analysis of financial assets. The Trust's maximum exposure to credit risk at the end of the reporting period is the carrying amount of financial assets as shown below. The table discloses the ageing of financial assets that are past due but not impaired and impaired financial assets. The table is based on information provided to senior management of the Trust.

The Trust does not hold any collateral as security or other credit enhancements relating to the financial assets it holds.

##### Aged analysis of financial assets

	Carrying amount \$	Not past due and not impaired \$	<u>Past due but not impaired</u>				Impaired Financial Assets \$
			Up to 3 months \$	3-12 months \$	1-5 years \$	More than 5 years \$	
<b>2012</b>							
Cash and cash equivalents	4,216,531	4,216,531	-	-	-	-	-
Receivables	1,141,782	914,613	31,507	195,663	-	-	-
Amounts receivable for services	6,716,353	6,716,353	-	-	-	-	-
	<b>12,074,666</b>	<b>11,847,497</b>	<b>31,507</b>	<b>195,663</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>2011</b>							
Cash and cash equivalents	3,335,234	3,335,234	-	-	-	-	-
Receivables	355,849	93,847	14,159	228,682	19,160	-	-
Amounts receivable for services	6,130,081	6,130,081	-	-	-	-	-
	<b>9,821,164</b>	<b>9,559,162</b>	<b>14,159</b>	<b>228,682</b>	<b>16,232</b>	<b>-</b>	<b>-</b>

## Notes to the Financial Statements

For the year ended 30 June 2012

### c) Financial instruments disclosure (continued)

#### Liquidity risk and interest rate exposure

The following table details the Trust's interest rate exposure and the contractual maturity analysis of financial assets and financial liabilities. The maturity analysis section includes interest and principal cash flows. The interest rate exposure section analyses only the carrying amounts of each item.

#### Interest rate exposure and maturity analysis of financial assets and financial liabilities

	Weighted average effective interest rate %	Carrying amount \$	Interest rate exposure			Nominal Amount \$	Maturity dates			
			Fixed interest rate %	Variable interest rate %	Non-interest bearing \$		Up to 3 months \$	3-12 months \$	1-5 years \$	More than 5 years \$
<b>2012</b>										
<b><u>Financial Assets</u></b>										
Cash and cash equivalents	-	4,216,531	-	-	4,216,531	4,216,531	4,216,531	-	-	-
Receivables	-	1,141,782	-	-	1,141,782	1,141,782	1,141,782	-	-	-
Amounts receivable for services	-	6,716,353	-	-	6,716,353	6,716,353	-	-	-	6,716,353
	-	12,074,666	-	-	12,074,666	12,074,666	5,358,313	-	-	6,716,353
<b><u>Financial Liabilities</u></b>										
Payables	-	351,203	-	-	351,203	351,203	351,203	-	-	-
	-	351,203	-	-	351,203	351,203	351,203	-	-	-

## Notes to the Financial Statements

For the year ended 30 June 2012

### d) Financial instruments disclosure (continued)

#### Interest rate exposure and maturity analysis of financial assets and financial liabilities

	Weighted average effective interest rate %	<u>Interest rate exposure</u>				Nominal Amount \$	<u>Maturity dates</u>			
		Carrying amount \$	Fixed interest rate %	Variable interest rate %	Non-interest bearing \$		Up to 3months \$	3-12 months \$	1-5 years \$	More than 5 years \$
<b>2011</b>										
<b><u>Financial Assets</u></b>										
Cash and cash equivalents	4.5%	3,335,234	-	3,323,064	12,170	3,335,234	3,335,234	-	-	-
Receivables	-	355,849	-	-	355,849	355,849	355,849	-	-	-
Amounts receivable for services		6,130,081	-	-	6,130,081	6,130,081	-	-	-	6,130,081
		<u>9,821,164</u>		<u>3,323,064</u>	<u>6,498,100</u>	<u>9,821,164</u>	<u>3,691,083</u>	<u>-</u>	<u>-</u>	<u>6,130,081</u>
<b><u>Financial Liabilities</u></b>										
Payables		234,189	-	-	234,189	234,189	234,189	-	-	-
		<u>234,189</u>	<u>-</u>	<u>-</u>	<u>234,189</u>	<u>234,189</u>	<u>234,189</u>	<u>-</u>	<u>-</u>	<u>-</u>

#### Interest rate sensitivity analysis

A change in banking arrangements effective from 1 July 2011 in accordance with the State Government's direction has resulted in the loss of interest earning capacity for the Trust's bank account.

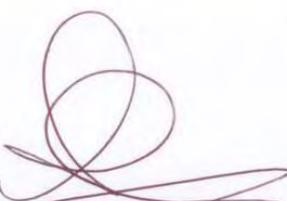
#### Fair value

All financial assets and liabilities recognised in the statement of Financial Position, whether they are carried at cost or fair value, are recognised at amounts that represent a reasonable approximation of fair value unless otherwise state in the applicable notes.

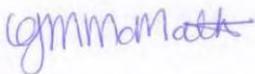
# KEY PERFORMANCE INDICATORS

## CERTIFICATION OF KEY PERFORMANCE INDICATORS

We hereby certify that the performance indicators are based on proper records, are relevant and appropriate for assisting users to assess the Queen Elizabeth II Medical Centre Trust's performance, and fairly represent the performance of the Queen Elizabeth II Medical Centre Trust for the financial year ended 30 June 2012.



S Cole  
Chairman  
Queen Elizabeth II Medical Centre Trust  
Date: 19 September 2012



G McMath  
Member  
Queen Elizabeth II Medical Centre Trust  
Date: 19 September 2012

# KEY PERFORMANCE INDICATORS

The QEIIIMC Trust has received an exemption not to include the KPI (effectiveness indicators) for 2011/12, because the major redevelopment activity on the Reserve affected half of the area. As a result, it would quite difficult for staff to comment objectively on the satisfaction of the parking, garden and grounds, security and maintenance services. Although an exemption was not afforded for 2011/12, the situation remains unchanged.

In addition, intent to review the historical indicators and develop new key performance indicators that account for the changing site conditions and better align with the QEIIIMC Trust's vision and objectives was not completed until April 2012. The new KPIs are yet to be endorsed by the Department of Treasury and the Office of the Auditor General. The endorsed KPIs will take effect from 1 July 2012.

Given the state of the site conditions and the KPI revision process, the Trust did not undertake a satisfaction survey as had done in the years prior to 2010/11. In lieu of this, qualitative statements are made about each effectiveness indicator for 2011/12.

## Outcome 1

The outcome is achieved through improving, maintaining the Reserve, providing safe and accessible facilities and by actively seeking to improve and provide additional staff, visitors, patients and student facilities and services.

### Key Effectiveness Indicators

The key effectiveness indicators not reported are:

#### **1.1 Standard of maintenance and repair of roads, paths, parking areas and grounds and gardens on the Reserve.**

- Approximately 60% of the QEIIIMC site is under redevelopment. Those areas which remain unaffected by the redevelopment have been maintained as follows:
  - Parking areas, paths and roads and gardens and grounds have been maintained at a high standard to ensure the safety of visitors, staff and patients has been met to the best extent possible which is reflected in the \$0.768M increase of maintenance expenditure this financial year yeared to 2010/11.
  - Resurfacing on Hospital Avenue was undertaken throughout 2011/12.
  - Regular lawn maintenance is undertaken along Verdun Street and the Rose Garden.

- Contracts are in place for lawn mowing and cleaning of remaining areas to ensure rubbish, leaves and debris do not create a hazard and do not clog the gutters drains and pipes.
- Planting new range of plants including seasonal displays of annual beddings along Hospital Avenue provides a pleasant environment in this high traffic area.

### **1.2 Timeliness of maintenance and repair of roads, paths, parking areas, grounds and gardens on the Reserve.**

- Any maintenance that is required on Site is investigated, maintained or repaired immediately to ensure the safety of visitors, staff and patients. With approximately 60% of the QEIIIMC site under redevelopment, some increased maintenance and repair is required due to construction traffic.
- Any maintenance work required on QEIIIMC infrastructure and facilities resulting from construction sites (including cleaning up of debris from those sites when required) are immediately directed to the Project Manager of the relevant project and remedial works are immediately undertaken to the satisfaction of the Trust to preserve the safety and aesthetic quality of the affected area.

### **1.3 Standard of lighting on the Reserve.**

- Redevelopment activity has required night staff to park further away from buildings on the QEIIIMC Site and as a consequence the Trust enhanced lighting throughout the Site to assist with accessibility and safety.
- As part of the Capella Agreement for the new multi-deck car park, the builder replaced the external lights with adjacent ground level car park.

### **1.4 Standard of security (external) for vehicular movement around the Reserve and illegal parking.**

- Development activity has required staff further away from buildings on the QEIIIMC Site creating a sense of vulnerability. As a consequence additional security officers have been engaged since September 2011 with the primary responsibility of escorting staff to their cars within the QEIIIMC car parks at night.
- Additional five parking officers have been hired to assist with illegal parking and the movement of vehicles throughout the Site.

### **1.5 Timeliness of external security response time after requesting assistance.**

- Development activity has required staff to parking further away from buildings on the QEIIIMC Site creating a sense of vulnerability. The additional security officers engaged since September 2011 enables timely response to security issues to be maintained

whilst mitigating the need to respond by affording a greater sense of safety and security during the disruption.

### **1.6 Convenience of the parking facilities provided to staff members at QEIIMC.**

- Car parking capacity on the QEIIMC reduced significantly as a consequence of the extensive redevelopment across the Site with an associated loss of convenience. To offset this inconvenience, since September 2011 more than 3,500 staff have been parking free of charge at temporary off-site parking facilities at Graylands Hospital or the Royal Perth Hospital, Shenton Park. Free shuttle buses have been running regularly from 6am to 7.45 daily.
- Staff who commence work 6am or prior and finish work after 7.30pm continued to be afforded access to on-site parking maintaining the level of convenience for this cohort.
- In January 2012, the Pay As You Go initiative became operational for those staff who parked at QEIIMC. As a pay for use facility, this delivers a fairer and more equitable process compared to the previous fortnightly payment system that applied regardless of how often a staff member parked during that period.
- The Trust also imitated flexible payment arrangements where staff are able to pay for parking on-line; at touch screen kiosks scattered throughout the Site; via phone; or, over the counter which is additional convenience factor.

### **1.7 Convenience of parking facilities to visitors at QEIIMC.**

- Car parking capacity on the QEIIMC reduced significantly as a consequence of the extensive redevelopment across the Site with an associated loss of convenience. To offset this inconvenience for visitors to QEIIMC facilities:
  - UWA provided the UWA Boatshed Car Park from 28 November to 17 February 2012 for visitors to park for free and provided a free shuttle bus which ran regularly between UWA and QEIIMC.
  - QEIIMC visitors were able to park at Graylands Hospital for free and use the free shuttle bus which ran regularly from 6am to 7.45pm daily.
  - Car park 7 (southern end of QEIIMC) became a visitor car park between 8am to 4pm which increased the number of visitor bays on Site.
  - ACROD parkers were encouraged to register with the QEIIMC Branch so that they wouldn't be penalised if they parked in a normal bay due to disability bays being fully occupied.

## Outcome 2

The outcome is achieved by providing a security service to property on the QEIIMC site. This indicator refers to the ratio of cars stolen from the QEIIMC Site in relation to the number of car parking bays available.

As at 30 June 2012, QEIIMC had a total of 1,571 parking bays (784 staff and 787 visitors).

### Key Effectiveness Indicators

2.1 Total number of motor vehicles stolen from the QEIIMC car parks in comparison to the total number of car bays. This key indicator measures the number of vehicles have been stolen from the QEIIMC car parks. This measure provides a measure of the effectiveness of the car parks, grounds and security over time.

	2011/12	2010/11	2009/10
Percentage of vehicles stolen in comparison to the number of car parking bays	0%	0%	0%

### Key Efficiency Indicators

The QEIIMC Trust's main function is to undertake the development, control and management area of the Reserve. The total area of the Reserve is 28.66 hectares..

#### 1. Operating cost per hectare

This indicator is to measure the success of developing, controlling, managing the QEIIMC site.

	2011/12	2010/11	2009/10
Operating cost per hectare	\$151,231	\$123,473	\$107,272

The increase is primarily due to the various consultants hired to assist in developing various planning documents and the implementation of governance policies and procedures.

#### 2. Maintenance cost per hectare

This indicator is to measure the success of maintenance and repairs of site facilities including roads, paths, car parks, lighting and garden and grounds at the QEIIMC site.

	2011/12	2010/11	2009/10
Maintenance cost per hectare	\$27,935	\$36,346	\$33,921

The decrease is primarily due to the limited maintenance and repairs due to the redevelopment.

# OTHER GOVERNMENT AND LEGAL REQUIREMENTS

## Pricing Polices of Services Provided

The QEIIMC Trust charges for parking services rendered on a full cost recovery basis and in accordance with fees and penalties applied under the *Queen Elizabeth II Medical Centre (Delegated Site) By-laws 1986*.

Staff parking fees have increased according to the Metropolitan Access and Parking Strategy policy.

Staff parking fees have increased from \$3.70 per day in 1 July 2011 to \$4.10 per day in 1 January 2012.

Visitor parking fees have increased from \$2.00 per hour short term (less than three hours) and \$1.70 per hour long term in 1 July 2011 to \$2.50 per hour short term and \$2.00 per hour long term in 1 January 2012.

The Joint Standing Committee on Delegated Legislation reviewed hospital parking charges including the QEIIMC and has tabled a motion disallowing the January 2012 increase on the basis that it does not reflect the real cost of providing parking facilities. The motion will be debated in 2012/13.

## Capital Works

No material capital works funded by the QEIIMC Trust were undertaken in 2011/12.

## Staff Development

The QEIIMC Trust does not employ any staff. Staff engaged on the QEIIMC Trust related activities are employees of North Metropolitan Area Health Services and are seconded for the progress of the QEIIMC Trust via instrumentally of the

Delegate.

## Workers Compensation

As the QEIIMC Trust does not employ any staff workers compensation is not relevant.

## Governance Disclosure

No contracts with Senior Officers were undertaken throughout 2011/12.



Bankwest Buggy through the QEIIMC site

# OTHER FINANCIAL DISCLOSURES

## Ministerial Directives

There were no Ministerial Directives in 2011/12.

## Advertising

The QEIIMC Trust reports that it incurred the following expenditures for the financial year ended 30 June 2012.

Advertising Medium	Expenditure \$
<b>Advertising Agencies</b>	
Advertising Design Services	15,448
Marketforce	10,076
<b>Total Expenditure</b>	<b>25,524</b>

## Disability Access and Inclusion Plan Outcomes

The *Disability Services Act 1993* was amended to include a requirement for agencies to develop and implement Disability Access and Inclusion Plans.

As the QEIIMC's landlord, the QEIIMC Trust achieved the following disability access and inclusion initiatives in 2011/12.

### 1. People with disabilities have the same opportunities as other people to access the services of and any events organised by the QEIIMC Trust.

- Additional ACROD parking and set-down areas have been provided for people with disabilities and those accompanying them for appointments or visits throughout the Site.

- The QEIIMC Trust along with its tenants actively promote ways on how outpatients and visitors carpark at, and travel to the Site, through communication via website, leaflets, posters, and pamphlets.

### 2. People with disabilities have the same opportunities as other people to access buildings and other facilities.

- Continuous improvements have been made throughout the QEIIMC Site for easier and safer access for all.
- The Trust has endeavoured to minimise, to the best extent possible, any adverse impact the redevelopment may have on people with disabilities.
- Outpatients and visitors are able to catch public transport at any of the five bus stops along Hospital Avenue at the Site.

### 3. People with disabilities receive information from a public authority in a format that will enable them to access the information, as readily as other people are able to access it.

- The QEIIMC website has been designed to assist those who are visually impaired with alternative formats.
- A new QEIIMC Guide has been designed to assist people with disability and is available in hard and electronic copy.
- ACROD parking maps are available in hard and electronic copies.

#### 4. People with disabilities receive the same level and quality of service from the staff of the Authority as other people receive from the staff of the QEIIMC Trust.

- The QEIIMC Trust does not employ any staff. However, QEIIMC Trust seeks to ensure that staff seconded for its purposes via the Delegate satisfy this requirement.
- QEIIMC Tenants provide employment and volunteer work for people with disability which in turn increases staff awareness and understanding of people with disabilities.
- Ongoing training as to how to assist people with disabilities has been provided to the Parking Officers.

#### 5. People with disabilities have the same opportunities as other people to make complaints to the QEIIMC Trust

- The QEIIMC Trust's communication process is available to all members of the community and can be assessed via the website, Sir Charles Gairdner Hospital or by contacting the QEIIMC Trust's Business Manager.

#### 6. People with disabilities have the same opportunities as other people to participate in any public consultation by the QEIIMC Trust

- Public consultation and decision-making opportunities including people with reflect disabilities are provided through public consultation process for reviews of key management plans, eg. QEIIMC Master Plan and Landscape Master Plan.

## Equal Employment Opportunity, Compliance with public Sectors Standards and Ethical Codes

As the QEIIMC Trust does not employ any staff, it relies upon the Delegate to achieve the required outcomes in the area of Equal Employment Opportunity with reflect to those persons seconded for its purposes. The QEIIMC Trust complies with Public Sector Standards and Ethical Codes.

Equal employment opportunity practices were adhered and are reflected in a workforce that is culturally and linguistically diverse and has a balanced representation of genders.

## Recordkeeping Plans

The QEIIMC Trust has an ongoing commitment to good records management practices and continues to work towards complying with its Recordkeeping Plan 2004, in accordance with the State Records Act 2000.

The QEIIMC Trust relies upon the Delegate to achieve the required outcomes.

The QEIIMC Trust's archival records are held onsite and this area is accessible to authorised staff only. All records are stored in a secure environment.

## Government Policy Requirements

### Occupational Safety, Health and Injury Management

The QEIIMC Trust does not employ any staff. Staff engaged on Trust related activities are employees of the North Metropolitan Health Area Services.

# QEIMC TENANTS

## Australian Neuromuscular Research Institute

4<sup>th</sup> Floor, A Block  
Hospital Avenue  
Nedlands WA 6009

## Keogh Institute for Medical Research

3<sup>rd</sup> Floor, A Block  
Hospital Avenue  
Nedlands WA 6009

## Lions Hearing Clinic

3<sup>rd</sup> Floor, A Block  
Hospital Avenue  
Nedlands WA 6009

## Lung Institute of Western Australia

Ground Floor, E Block  
Hospital Avenue  
Nedlands WA 6009

## Oral Health Centre of WA

Ground Floor, E Block  
Hospital Avenue  
Nedlands WA 6009

## Sir Charles Gairdner Hospital

Hospital Avenue  
Nedlands WA 6009

## St John Ambulance

Nedlands Depot  
Hospital Avenue  
Nedlands WA 60009

## WA Sleep Disorders Research Institute

5<sup>th</sup> Floor, G Block  
Hospital Avenue  
Nedlands WA 6009

## SCGH Auxiliary

Ground Floor, E & G Block  
Hospital Avenue  
Nedlands WA 6009

## Charlies Garden Coffee Lounge

Ground Floor, E Block  
Hospital Avenue  
Nedlands WA 6009

## Sushi Bar

Ground Floor, E Block  
Hospital Avenue  
Nedlands WA 6009

## Crawford Lodge

55 Monash Avenue  
Nedlands WA 6009

## Lions Optic

Ground Floor, A Block  
Hospital Avenue  
Nedlands 6009

## Lions Eye Institute

AA Block  
W Verdun Street  
Nedlands WA 6009

## The Niche

11 Aberdare Road  
Nedlands WA 6009

## Pathwest

J Block  
Hospital Avenue  
Nedlands WA 6009

## State Head Injuries Unit

Ground Floor, E Block  
Hospital Avenue  
Nedlands WA 6009

## UWA (Faculty of Medicine & Dentistry)

N Block  
Caladenia Crescent  
Nedlands WA 6009

## WA Heart Research Institute

R Block  
Verdun Street  
Nedlands WA 6009

## April's Flowers

Ground Floor, G Block  
Hospital Avenue  
Nedlands WA 6009

## Hair at Charlies

Ground Floor, E Block  
Hospital Avenue  
Nedlands WA 6009

## Medical Centre Chemist

Ground Floor, E Block  
Hospital Avenue  
Nedlands WA 6009



## Queen Elizabeth II Medical Centre Trust

Hospital Avenue, NEDLANDS WA 6009 | T: +61 (8) 9346 3964 | F: +61 (8) 9346 4750  
E: [geiimc@health.wa.gov.au](mailto:geiimc@health.wa.gov.au) | W: [www.qeii.health.wa.gov.au](http://www.qeii.health.wa.gov.au)