

Minutes

ORDINARY COUNCIL MEETING

STEPHEN WARD ROOMS, COOTAMUNDRA

12.00PM, MONDAY 26 JUNE 2017

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www.cgrc.nsw.gov.au

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OPEN FORUM

Council conducts open forum sessions at the commencement of each ordinary meeting. During Open Forum sessions, members of the public are invited to address council on any local government issue.

General questions posed during the Open Forum section may be answered by the Chairperson or may be answered later in writing in the minutes. General Council related questions will be uploaded to Council's website with other Frequently Asked Questions.

1) Betty Brown – Round-a-bout at Adams and Parker Streets

Mrs Brown asked that Council fix the wound-about at the corner of Adams and Parker Streets, and advised that the repair should have been able to be completed much more quickly.

2) Jim Slattery – Round-a-bout, Solar Lights, Road Safety Signage

Mr Slattery supported the comments of Mrs Brown, that the Adams and Parker Street round-a-bout is overdue for being repaired.

Mr Slattery advised that he is disappointed to learn that Council has not yet installed some solar lights that he understands have been held by Council since August, 2016. The lighting was purchased through grant funding for the back of the swimming pool/ exercise area in Cootamundra.

Mr Slattery advised that the paint is fading from the school crossings in Cootamundra, as well as from the pedestrian paintwork for "look left, look right". He asked whether this could be brought to the attention of Council's Road Safety Officer.

The Administrator advised that he would follow up and respond to these issues.

3) Leigh Bowden – Operational Plan and Budget

Mrs Bowden spoke about item 13 of the Business Paper *Draft Operation Plan 2017-18*. She spoke about opportunities to take advantage of grant funding to achieve community priorities, and asked whether Council has a member of staff dedicated to grant application writing.

The Administrator agreed that there are significant opportunities in accessing grant funding, and advised that Council will investigate strategies for "shovel ready" projects, including the option of hiring a Grants Officer, perhaps based on a success fee.

4) Ros Wight – the Arts Centre, The Peer Review

Mrs Wight spoke about item 13 of the Business Paper *Draft Operational Plan 2017-18* and referred to the submission from The Arts Centre, Cootamundra requesting a Council contribution of \$30, 000.00 in the 2017-18 year. Mrs Wight spoke as the former Chair of The Arts Centre Committee, and advised that she has resigned at the last committee meeting. She advised that the Arts Centre has been trying to prepare a business plan, however have not yet achieved this. She said that the organisation did not have a right to ask for other people's money if they did not have a business plan and she suggested that The Arts Centre should find alternative income streams including potential income as a conference centre, or selling artwork on a commission basis.

Mrs Wight spoke about item 2 of the Late Reports to the Business Paper *CGRC Amalgamation Peer Review Report*. She said she was expecting the report to include a list of recommendations addressing each issue that has gone wrong. She said the report is too positive, as Council is behind in its implementation tasks, as evidenced by the additional staff and consultants that have been hired. Mrs Wight asked how will the new Council be informed about organisational progress towards reaching the key outcomes expected by the Department of Premier and Cabinet?

The Administrator advised that the Peer Review report explains that the Council requires more work to be completed as a matter of urgency. The new Administrator and new General Manager have a short time to achieve this between now and September 2017. He advised he will present a report to the first meeting of the new Council, indicating the progress against all key measures.

Mrs Wight advised that potential new Councillors will require training to understand their role and to manage the remainder of the implementation.

5) Trevor Glover – Coolac Transfer Station

Mr Glover spoke in regard to Council's draft proposal to review the current waste management services and spoke against making any changes to the current arrangements for the Coolac Transfer Station.

The Administrator asked to hold a meeting with Mr Glover, the General Manager and key staff so that these issues could be discussed in detail.

Mr Glover spoke about the adverse effects of a prospective development for a service station in Coolac and requested the community be involved in an engagement process before the development is approved.

Mr Glover asked about the new statue in Gundagai, and whether there would be informational signage. The Administrator answered yes.

6) Michael Kingwill – Dog on the Tuckerbox and Gobarralong Adjungbilly Hill

Mr Kingwill spoke about the proposed major infrastructure funding that currently includes an allocation to the 'Dog on the Tuckerbox' infrastructure. Mr Kingwill suggested that people begin to think about the option of moving the Dog on the Tuckerbox into Gundagai to encourage visitation into town.

Mr Kingwill spoke about the Gobarralong Adjungbilly Hill, and requested a road upgrade be considered to be funded from the major infrastructure fund.

The Administrator advised that the draft list has been taken from previous discussions with the IAG and LRC committees. He advised further reports are being prepared for the Dog on the Tuckerbox site. He advised there are additional processes that will need to be finalised before the proposed Sewerage Treatment Plant can attract requisite funding. And he advised that there would be a month of community consultation and opportunities for feedback on the major infrastructure proposal.

7) Mr David Graham – Operational Plan

Mr Graham spoke about item 13 of the Business Paper Draft Operational Plan 2017-18 and made the following comments regarding the budget:

- Council should put pressure on its consultants to complete the roads infrastructure condition assessment report that is being prepared, as it will feed into the Council's long term financial plan.
- Mr Graham asked for a detailed report showing cash transfers to and from each Council reserve, in addition to the annual reserve balance.
- The General Fund budget forecasts operating losses for the 10 year planning period.

The Administrator advised Council will be looking at some of those items before September, that many of the issues have been subject to recommendations highlighted in the Peer Review Report, and he agreed the Council is not sustainable and advised that the new Council will need to consider adopting the recommendations of the Peer Review Report and undertaking a process to correct the deficit over time.

8) Mr Rod Chalmers – Disability Inclusion Plan, Peer Review

Mr Chalmers welcomed Allen Dwyer to Council.

Mr Chalmers spoke about the Disability Inclusion Plan and advised there is no access to the Council Chambers for someone with a disability and requested this be addressed.

Mr Chalmers spoke about item 2 of the Late Reports to the Business Paper *CGRC Amalgamation Peer Review Report*, and congratulated Mr Inglis on an excellent document. Mr Chalmers recommended that any potential future Councillor read the report. He said that, "as a member of the IAG committee it is distressing that previous employees have asserted the Council is achieving its amalgamation targets, and this was obviously incorrect.

THESE ARE THE MINUTES OF THE ORDINARY MEETING OF COOTAMUNDRA-GUNDAGAI REGIONAL COUNCIL HELD ON 26 JUNE 2017 IN THE STEPHEN WARD ROOMS, COOTAMUNDRA LIBRARY, COMMENCING AT 12.35 PM.

ACKNOWLEDGEMENT OF COUNTRY

I would like to acknowledge the Wiradjuri people who are the Traditional Custodians of the Land that we are meeting on today. I would also like to pay my respects to Elders, both past and present, of the Wiradjuri Nation and extend that respect to other Aboriginal people who are present today.

PRESENT

Administrator Stephen Sykes

Also Present

Interim General Manager, Allen Dwyer, Director Corporate Services, Kate Monaghan, Director Operations, Ray Graham, Interim Director Development and Community, Chris Imrie, Interim Director Assets, Phil McMurray

APOLOGIES

Nil

ADOPTION OF MINUTES

That the Minutes of the Meeting of Council held on Monday 29 May 2017 be confirmed as a true and correct record of the meeting.

01/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

The Minutes of the Meeting of Council held on Monday 29 May 2017 be confirmed as a true and correct record of the meeting, with the following amendment:

Resolution 14/05/17 be changed to: Council provides delegated authority to the General Manager to approve the purchase of a second hand low loader semi-trailer up to the value of \$120,000.00 (inc. GST).



ACCEPTING AND DECLINING LATE ITEMS

Two late reports have been received:

- 1) Funding Announcement for Kids who play sport
- 2) CGRC Amalgamation Peer Review Report.

02/06/2017

RESOLVED – Moved: Sykes

Seconded: Sykes

The two late reports be accepted, and they be added to the end of the Agenda.

CONFIRMATION OF MINUTES

ADMINISTRATORS MINUTE

1) GENERAL MANAGER DELEGATIONS

At the Extraordinary Meeting of the newly proclaimed Council (then known as Gundagai Council) it was noted that Clause 18 of the *Local Government (Council Amalgamations) Proclamation 2016* carried forward delegations that were in place in both the former Cootamundra Shire Council and the former Gundagai Shire Council prior to the Proclamation of the merged Council.

At that meeting those delegations were reviewed with the following delegations determined and granted to the Interim General Manager as follows:

INTERIM GENERAL MANAGER

*In order to provide for the expedient exercise and performance of Council's powers and duties and the efficient management of Council's business and responsibilities, under Section 377 of the Local Government Act 1993 the Gundagai Council hereby delegates to the person holding the office of **Interim General Manager**, or to the person holding the aforementioned position in an acting capacity, the exercise of Council's functions, which includes its powers, duties and authorities contained in legislation, and matters specified in Schedule 1, subject to the limitations specified in Schedule 2. This delegation shall remain in force until specifically altered or revoked in writing.*

SCHEDULE 1

- 1.1 To carry out any function conferred on and duty imposed on the Interim General Manager under any Act or regulation;*
- 1.2 To affix the Common Seal of Council in conjunction with the Administrator to any necessary document pursuant to or consequent upon any decision of Council;*
- 1.3 To respond to media publicity on Council matters and to issue media releases and make statements to the media on behalf of Council, where appropriate;*
- 1.4 To approve attendance by Council Committee members at conferences/seminars etc. within*

NSW and ACT to a maximum of three days and within budget provisions;

1.5 To authorise urgent works and other expenditures outside of the adopted budget up to an amount of \$20,000

SCHEDULE 2

2.1 Subject to the provisions and limitations expressly set out in the Local Government Act 1993, as amended and any other legislation relevant to the delegations.

2.2 The Interim General Manager shall exercise the functions herein delegated in accordance with and subject to all and every policy and code of the Council adopted by Resolution and current at the time of the exercise of the functions herein delegated.

Subsequent to the recent appointment of the General Manager, and the renaming of the Council as 'Cootamundra-Gundagai Regional Council' by the Governor of New South Wales on 7 September 2016, it is considered appropriate to review these delegations.

Section 377(1) of the Local Government Act 1993 provides Council with the power to resolve to delegate to the general manager or any other person or body (not including another employee of the council) any of the functions of the council, other than the following:

- (a) the appointment of a general manager,
- (b) the making of a rate,
- (c) a determination under section 549 as to the levying of a rate,
- (d) the making of a charge,
- (e) the fixing of a fee,
- (f) the borrowing of money,
- (g) the voting of money for expenditure on its works, services or operations,
- (h) the compulsory acquisition, purchase, sale, exchange or surrender of any land or other property (but not including the sale of items of plant or equipment),
- (i) the acceptance of tenders to provide services currently provided by members of staff of the council,
- (j) the adoption of an operational plan under section 405,
- (k) the adoption of a financial statement included in an annual financial report,
- (l) a decision to classify or reclassify public land under Division 1 of Part 2 of Chapter 6,
- (m) the fixing of an amount or rate for the carrying out by the council of work on private land,
- (n) the decision to carry out work on private land for an amount that is less than the amount or rate fixed by the council for the carrying out of any such work,
- (o) the review of a determination made by the council, and not by a delegate of the council, of an application for approval or an application that may be reviewed under section 82A of the Environmental Planning and Assessment Act 1979,
- (p) the power of the council to authorise the use of reasonable force for the purpose of gaining entry to premises under section 194,

- (q) a decision under section 356 to contribute money or otherwise grant financial assistance to persons,
- (r) a decision under section 234 to grant leave of absence to the holder of a civic office,
- (s) the making of an application, or the giving of a notice, to the Governor or Minister,
- (t) this power of delegation ,
- (u) any function under this or any other Act that is expressly required to be exercised by resolution of the council.

In relation to subsection (q) above, section 1(A) states that, despite subsection (1), a council may delegate its functions relating to the granting of financial assistance if:

- (a) the financial assistance is part of a specified program, and
- (b) the program is included in the council's draft operational plan for the year in which the financial assistance is proposed to be given, and
- (c) the program's proposed budget for that year does not exceed 5 per cent of the council's proposed income from the ordinary rates levied for that year, and
- (d) the program applies uniformly to all persons within the council's area or to a significant proportion of all the persons within the council's area.

Section 377(2) further provides Council with the power, by resolution, to sub-delegate to the general manager or any other person or body (not including another employee of the council) any function delegated to the Council by the Departmental Chief Executive except as provided by the instrument of delegation to the Council.

It is important to highlight that s377(i) was amended in September 2016 to provide Council with the ability to delegate to the General Manager the power to accept tenders except those for the provision of services currently provided by members of staff of the Council. This section previously prescribed that all tenders required to be invited by Council could only be accepted by Council resolution.

In order to optimise the functioning and operations of Council it is recommended the maximum allowable delegations be provided to the General Manager. Accordingly, it is proposed that the General Manager, or the person who acts in that position, be granted all of the functions, powers, duties and authorities of the Council that it may lawfully delegate under the Local Government Act 1993, any other Act, regulation, instrument, rule or the like (including any functions, powers, duties and authorities delegated to the Council by any authority, body, person or the like) except those functions prescribed in section 377(1) of the Local Government Act 1993 (as referred to and listed earlier in this report). It should be noted that by adopting this recommendation, the General Manager will also receive the powers prescribed in s377(1)(A).

RECOMMENDATION

- 1. Any previous delegations to the Interim General Manager, or to the person holding that position in an acting capacity, be revoked.**



2. The General Manager, or the person who acts in that position be delegated; all of the functions, powers, duties and authorities of the Council that it may lawfully delegate under the Local Government Act 1993, any other Act, regulation, instrument, rule or the like (including any functions, powers, duties and authorities delegated to the Council by any authority, body, person or the like) other than those functions prescribed in section 377(1) of the Local Government Act 1993 as functions which may not be delegated.



03/06/2017

RESOLVED - Moved: Sykes

Seconded: Sykes

1. Any previous delegations to the Interim General Manager, or to the person holding that position in an acting capacity, be revoked.

2. The General Manager, or the person who acts in that position be delegated; all of the functions, powers, duties and authorities of the Council that it may lawfully delegate under the Local Government Act 1993, any other Act, regulation, instrument, rule or the like (including any functions, powers, duties and authorities delegated to the Council by any authority, body, person or the like) other than those functions prescribed in section 377(1) of the Local Government Act 1993 as functions which may not be delegated.

2) CEASING OF IMPLEMENTATION ADVISORY GROUP AND LOCAL REPRESENTATION COMMITTEE

At the Extraordinary Council Meeting of 23 May 2016 Council resolved to establish an Implementation Advisory Group (IAG) and a Local Representation Committee (LRC). Terms of reference for both forums were also adopted at that meeting.

Clause 11 of the Local Government (Council Amalgamations) Proclamation 2016 provides that the first ordinary election of Councillors for Cootamundra Gundagai Regional Council will be held on 9 September 2017. Nominations to be a candidate for election as a Councillor will be open between 31 July 2017 to 9 August 2017.

I am aware that some members of the IAG and LRC have indicated an intention to nominate as candidates for the forthcoming election. It is a routine yet critical expectation in the lead up to all local government elections that Council resources and facilities are not used, or perceived to be used, for the purposes of any election campaign.

Further, the NSW Office of Local Government has further advised as follows:

“Councils and council officials should be mindful of the need to maintain community confidence in the integrity of the performance of the council’s functions and activities in the lead-up to elections. Councils should be mindful of how the community may perceive any of their activities or actions during this time.”

Accordingly, as it is considered likely that some current IAG and LRC members will be candidates for the forthcoming Local Government election, and in view of the advice of the NSW Office of Local Government and valid expectations regarding fairness and equity, it is recommended that the operations of the IAG and LRC cease following their respective July 2017 meetings.

RECOMMENDATION

- 1. The Cootamundra-Gundagai Regional Council Implementation Advisory Group (IAG) and the Local Representation Committee (LRC) cease operating following their respective July 2017 meetings.**
- 2. The remuneration of members of the Cootamundra-Gundagai Regional Council Implementation Advisory Group (IAG) and the Local Representation Committee (LRC) cease, effective immediately following the respective final meetings in July 2017.**
- 3. The members of the Implementation Advisory Group (IAG) and the Local Representation Committee (LRC) be thanked, in writing, for their contributions.**



04/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

- 1. The Cootamundra-Gundagai Regional Council Implementation Advisory Group (IAG) and the Local Representation Committee (LRC) cease operating following their respective July 2017 meetings.**
- 2. The remuneration of members of the Cootamundra-Gundagai Regional Council Implementation Advisory Group (IAG) and the Local Representation Committee (LRC) cease, effective immediately following the respective final meetings in July 2017.**
- 3. The members of the Implementation Advisory Group (IAG) and the Local Representation Committee (LRC) be thanked, in writing, for their contributions.**



3) VARIATION OF ORDINARY COUNCIL MEETING TIMES AND DATES

At the Council meeting on 28 April 2017, Council resolved to hold the July Council meeting on Monday 17 July, in Gundagai at 10am.

Council's July business will include a decision regarding the allocation of the \$9 million stronger regions fund for major infrastructure. In order to maximise the time available for community consultation, the meeting should be rescheduled to the last Monday in July, being Monday 31 July 2017, in Gundagai at 10am.

RECOMMENDATION

The meeting time for the July Council meeting be changed to Monday, 31 July 2017, in the Gundagai Council Chambers at 10am.

05/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

The meeting time for the July Council meeting be changed to Monday, 31 July 2017, in the Gundagai Council Chambers at 10am.



4) NSW REGIONAL GROWTH FUND

The NSW State Budget was announced this month, and the Regional Growth Fund has been announced. The media release from Katrina Hodgkinson's office forms **TABLED DOCUMENT 1 JUNE, 2017, (page 1)**.

RECOMMENDATION

The information be noted.

06/06/2017 RESOLVED – Moved – Sykes Seconded: Sykes

The information be noted.

5) ACKNOWLEDGEMENT OF OAM RECIPIENTS

Introduction

On behalf of the Cootamundra-Gundagai Regional Council I would like to formally express our congratulations to two dedicated community members who have been honoured with the Medal (OAM) of the Order of Australia in the General Division on the Queens Honours List for 2017.

Mrs Isabel Grace Scott, OAM and Mrs Marcia Robin Thorburn, OAM.

Both of these ladies are stalwarts within our community. Isabel has been named for her service to arts administration in Cootamundra as the founder of The Arts Centre. Marcia, for her service and commitment to the community of Wallendbeen.

Discussion

The official list of recipients in The Queen's Birthday 2017 Honours List states the following:-

MEDAL (OAM) OF THE ORDER OF AUSTRALIA IN THE GENERAL DIVISION

Mrs Isabel Grace SCOTT, Cootamundra NSW 2590

For service to arts administration in Cootamundra.

Service includes:

- Founder, The Arts Centre, Cootamundra, since 2003.
- Volunteer Project Manager, Cootamundra Creative Arts and Cultural Centre, since 2003.
- Director/Producer, Adult Productions, Cootamundra Amateur Dramatic Arts Society Inc, 1988-2005.
- Program Manager, The Arts Centre Cootamundra, 2005-2017 and Performing Arts Coordinator, 2011-2017.
- Theatre Manager, The Tin Shed, 2011-2017.
- Awards and recognition includes:
- Co-Recipient, Australia Day Citizen of the Year Cootamundra, Cootamundra Shire Council, 2009.

MEDAL (OAM) OF THE ORDER OF AUSTRALIA IN THE GENERAL DIVISION

Mrs Marcia Robin THORBURN, Wallendbeen NSW 2588

For service to the community of Wallendbeen.

Service includes:

- President, Wallendbeen Branch, Country Women's Association of New South Wales, since 1995; Treasurer, 'for 7 years'; Secretary, 'for 2years'; Life Member, 2010; Member, 'for over 45 years, ongoing'.
- People's Warden and Treasurer, St Clement's Anglican Church, since 1978; Treasurer, 'for 44 years'; Organiser, 90th and 100th anniversary church celebrations.
- Committee Member, Kangaroo March, 2015.
- Coordinator, Wallendbeen Wheat Growers Competition, 'over 40 years ongoing'.



- Secretary, Wallendbeen Memorial Hall Committee, since 1982 and Caretaker and Booking Clerk, current.
- Life Member, Wallendbeen Tennis Club, 1982; Club Secretary, 1969-1993.
- Community Member, various community organisations including Friends of the Cemetery; Ladies Church Guild; Wallendbeen School and Red Cross, 'all ongoing over 50 years'.
- Author, 'The Wallendbeen Story', 2008.
- Awards and recognition includes:
- Recipient, National Volunteer Award, 2011.

A formal letter of congratulations is being forwarded to the recipients.

RECOMMENDATION

The information be noted.

07/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

The information be noted.

GENERAL MANAGERS REPORT

DEVELOPMENT AND COMMUNITY SERVICES DIVISION

DEVELOPMENT AND BUILDING

6) PLANNING PROPOSAL 2016 CGREG 001 00

Introduction

A planning proposal was made by Council in 2016 to amend the Cootamundra Local Environment Plan 2013 (the LEP). The proposed amendment was endorsed by the Department of Planning through a gateway determination in 2016. The planning proposal has been exhibited twice. No submissions were received during either exhibition period.

Discussion

The proposed amendment seeks to remove an item incorrectly listed in Schedule 5 of the LEP, clarify land uses which are listed twice under the Heavy Industrial Zone (IN3) and to add “serviced apartments” to item 3 “permitted with consent” in the General Residential Zone (R1).

The planning proposal was advertised 20 February – 27 March 2017, however not all documents were made readily available so it was resolved at the 10 April Council Meeting that the planning proposal be re-exhibited. A second exhibition period occurred 5 May – 12 June 2017. No submissions were received during either exhibition period.

The Department of Planning in determining the application issued an authorisation for Council to exercise delegation to make this plan.

RECOMMENDATION

Council proceed with the making of the plan to incorporate Planning Proposal 2016_CGREG_001_00 in the Cootamundra Local Environment Plan 2013.

08/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

Council proceed with the making of the plan to incorporate Planning Proposal 2016_CGREG_001_00 in the Cootamundra Local Environment Plan 2013.

VOTING RECORD for Minute 08/06/17 – PLANNING PROPOSAL 2016_CGREG_001_00	
FOR RESOLUTION	AGAINST RESOLUTION
Stephen Sykes	Nil
ABSENT	DECLARED INTEREST
Nil	Nil

7) PROPOSAL TO REPEAL THE COOTAMUNDRA SECTION 94 DEVELOPMENT CONTRIBUTIONS PLAN 2014

Introduction

In June 2014 Cootamundra Shire Council adopted the Cootamundra Section 94 Development Contributions Plan 2014 (the Plan). Following a review of the Plan this year, it is apparent that there is limited ability to collect and adequately fund all projects listed in the works schedule. It is proposed that Council give notice that it intends to repeal this Plan and subsequently place all works which are incomplete into a new Section 94A Plan.

Discussion

The purpose of the Plan is to fund necessary road upgrades necessitated by rural living subdivisions. A key mechanism of this is the ability to levy newly created lots. Due to the widespread nature of fragmented, smaller lots in these areas, subdivision will often result in the form of boundary realignments or a lesser number of new lots. As the Plan was calculated based on total lot yield, the deficit of new lots means that works items in the Plan are not able to be fully funded.

By itself this is a situation which is of significant financial disadvantage to Council. Current contributions under Section 94 are \$3,321 (2016/17). However average dwellings yield \$3,000 to \$4,000 in Section 94A contributions. In the instance where Section 94 Contributions have been applied at subdivision there is no ability to collect further contributions under Section 94A at development. Furthermore, in a generation's time when the dwelling is modified, Council cannot apply Section 94A contributions on any renovation activity.

A recommendation from the review of the Plan is that the Plan be repealed and outstanding works items be placed in a new Section 94A Plan. This will result in projects being fully funded and able to be actioned faster. This would result in greater community benefit to all residents, but particularly those in the rural residential subdivision areas who will have supporting infrastructure available sooner.

Council can choose to repeal the Plan in accordance with Clause 32(2) of the *Environmental Planning and Assessment Regulation 2000* (EPA Reg) by notice in the local paper of its decision to repeal the plan. Clause 33 of the EPA Reg details that this public notice demonstrates the Council's intention to repeal the Plan and reasons for doing so. Public notification of intention to repeal the Plan must be for a period of no less than 14 days before the publication of any notice to repeal the Plan. Any repeal would take effect on the date upon which the notice of repeal is published.

There are no unspent funds in relation to the Plan currently as all funds collected to date have been spent in accordance with works items specified in the Plan. There are two outstanding Development Applications which have a condition requiring payment of Section 94 contributions prior to Subdivision Certificate. It is likely that the applicants for both these applications will apply to have the respective conditions for Section 94 contributions removed prior to the lodgement of any Subdivision Certificate.

RECOMMENDATION

Council notify its intention to repeal the Cootamundra Section 94 Development Contributions Plan.

09/06/2017 **RESOLVED – Moved: Sykes Seconded: Sykes**

Council notify its intention to repeal the Cootamundra Section 94 Development Contributions Plan.

VOTING RECORD for Minute 09/06/17 – PROPOSAL TO REPEAL THE COOTAMUNDRA SECTION 94 DEVELOPMENT CONTRIBUTIONS PLAN 2014	
FOR RESOLUTION	AGAINST RESOLUTION
Stephen Sykes	Nil
ABSENT	DECLARED INTEREST
Nil	Nil



8) DEVELOPMENT APPLICATIONS APPROVED

The following development applications were approved by the Cootamundra Office in May 2017:

APP. NO.	PROPOSED BUILDING	STREET NAME
10.2017.32	Garage	Parker Street
10.2017.33	Farm Shed	Rathmells Lane
10.2017.34	Use of Land for Events	Pinkerton Road
10.2017.35	Farm Shed	Berthong Road
10.2017.36	Temporary Event - Circus	Pinkerton Road
10.2017.37	Inground Pool	Justin Street
10.2017.38	Granny Flat	Justin Street
10.2017.39	Garage	Warren Street
10.2017.40	Industrial Building	Conkey Drive
10.2017.41	Dwelling Additions	Jugiong Rd
10.2017.42	Additions to Building	Sutton St
10.2017.43	Dwelling Additions	Muttama Road
10.2017.44	New Dwelling Garage	Pinkerton Lane
10.2017.45	Garage	Stratton Ave
10.2017.46	Inground Pool	Blond Val Lane
10.2017.47	Dwelling Additions	John Street

VALUE OF WORK REPORTED TO THIS MEETING:

\$758,410.00

VALUE OF WORK REPORTED YEAR TO DATE :

\$7,295,965.00

THIS TIME LAST YEAR:

VALUE OF WORK –MAY 2016 - \$ 1,351,344.00

VALUE OF WORK – YTD 2016 - \$10,720,077.00

The following development applications were approved by the Gundagai Office in May 2017:

APP. NO.	PROPOSED BUILDING	STREET NAME
236-2017	Conversion of existing roofed caravan area	Nangus Road
239-2017	Modification to signage	Sheridan Street

VALUE OF WORK REPORTED TO THIS MEETING:

\$255,000.00

VALUE OF WORK REPORTED YEAR TO DATE:

\$1,800,610.00



RECOMMENDATION

The information be noted.

10/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

The information be noted.



SOCIAL AND COMMUNITY

9) DISABILITY INCLUSION PLAN

Introduction

This report presents the draft Cootamundra-Gundagai Regional Council Disability Inclusion Plan for adoption. The plan form is **TABLED DOCUMENT 2 JUNE, 2017 (Pages 2-10)**.

Discussion

Under the Disability Inclusion Act (2014), councils are required to develop Disability Inclusion Action Plans by 1 July 2017. This Plan aims to assist in the removal of barriers so that people with a disability have a better opportunity to live a meaningful life and enjoy the full benefits of membership in the community. The process for consultation in development of the Plan included focus group meetings in both Cootamundra and Gundagai. The Draft Plan then went on public exhibition for a period of four weeks to allow further input from the community via submissions.

The Plan will be adopted for a period of three years, with ongoing consultation occurring with the community through Council's Community Engagement Strategy throughout the duration. Throughout the three year lifetime of the current Plan Council will work on incorporating Actions into Council's Operational Plan and to ensure that progress is measured through Council's integrated planning and reporting framework.

Council has received three submissions on the plan, which have all been individually responded to. Minor adjustments have been made to the plan as a result of the feedback received and Council will take suggestions regarding consultation into consideration for ongoing community engagement and the triennial review process. The document is strategic in nature and as such many of the individual items raised are not reflected in the Plan, but have been given to the relevant section for consideration.

In line with industry best practice, disability inclusion is to be an ongoing consideration of all operational areas and Council will engage in ongoing community consultation relating to all aspects of its operation through a single process. Members of the community with a specific interest in disability inclusion are invited to register to be part of this process through Council's Community Digital Panel via email digitalpanel@cgrc.nsw.gov.au.

RECOMMENDATION

The current plan be adopted in order to meet legislative requirements under the Disability Inclusion Act (2014).

11/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

The current plan be adopted in order to meet legislative requirements under the Disability Inclusion Act (2014).

10) DRAFT OUTDOOR DINING POLICY TRIAL

Introduction

The Office of the Small Business Commissioner (OSBC) has sought to develop a state-wide position on outdoor dining. It has developed a Draft Policy aimed at streamlining the application process for outdoor dining, including a User Guide with tips and tricks for small business.

A copy of Version 3 of the 'Draft Policy Document' is included as **TABLED DOCUMENT 3 JUNE, 2017 (Pages 11-20)**.

A key driver of this policy approach is to partner with a number of NSW Councils to "pilot" the policy and measure and evaluation outcomes over a 12 month period.

Cootamundra Gundagai Regional Council one of six selected LGA's to take part in the trial late last year along with two other NSW regional Councils being Armidale Regional and Snowy Valleys Councils.

Discussion

Outdoor dining makes a significant contribution towards the quality of public spaces and urban life, providing an active, ever-changing street frontage. The primary advantage of having thriving street life is having people gather in public spaces for various social and lifestyle opportunities. The range of activities occurring within these spaces can diversify people's experiences as they move through a local centre.

The State Government is committed to supporting small business and research has revealed that typically a business seeking to undertake outdoor dining is faced with an onerous and often costly application process. Not only is there an often lengthy local government process but also numerous state government rules and regulations that must be adhered to.

Framework of the Trial Outdoor Dining Policy and Pilot

The objective of this trial policy is to develop a policy and regulatory framework with small business at the forefront that is based on a collaborative and cooperative approach. It seeks to reduce the administrative burden and compliance costs for small business through the efficiencies created by a self-determining application approach.

The pilot trial will take approximately 12 months and will require the 6 Councils to nominate a specific commercial precinct where the trial is to take place, undertake certain assessments outlined below, test a User Guide that contains tips and tricks for small business in the application process and most importantly evaluate the outcomes at the end of this period.

All businesses through the self-determining process will have to address and comply with 6 strategic priorities to be able to operate outdoor dining as an ancillary use to an approved food premise.

In addition there will one application form to be lodged through Service NSW as well as a Self-Help Resource Portal to help the small business operator in applying for their permit for outdoor dining. Also significantly there will immediate confirmation to the application with a minimal fee.

What is Councils obligation in the Pilot?

Council is requested as part of this Pilot to commit to working with OSBC by selecting a suitable commercial location that contains cafes and small restaurants. It also must agree to waiver its “normal” approach to approving outdoor dining in this area including any fee that may be applicable.

In addition it must undertake a Local Character Statement and participate in Vitality Assessment. These two tools are essential to evaluating if the Pilot Outdoor Dining Policy has supported local business and indeed resulted in positive outcomes.

What is a Vitality Assessment?

Essentially this is a benchmarking exercise that will enable Council to measure outcomes in both a qualitative and quantitative way. The intent is to collect data before starting the trail and then after the trail has finished.

The Council will be provided with guidance and templates for surveys in undertaking this task.

A copy of the ‘Local Vitality Assessment’ is included as **TABLED DOCUMENT 4 JUNE 2017 (Pages 21-22)**.

What is the Local Character Statement?

A local character statement is to be a set of local characteristics that describes the distinct appearance and feel of an area. It communicates the key physical features and characteristics that combine to give a particular locality or an area its local distinctiveness and unique identity.

At a micro level every street within a commercial centre has its own character and this can be enhance through physical feature such as the type, colour and treatment of outdoor dining furniture, planter boxes, umbrellas and/or lighting.

The intention is to include this The Local Character Statement in the Outdoor Dining Policy as it effects each local government area.

A copy of the ‘Local Character Statement’ is included as **TABLED DOCUMENT 5 JUNE 2017 (Pages 22-23)**.

Selected Trial location in Cootamundra Gundagai Regional Council.

So that we can assess and evaluate the existing outdoor dining arrangements against the new policy and evaluate the successfulness of the trial, it is felt that we need to identify an area where existing outdoor dining activities are occurring. For this reason the main commercial precinct of Parker Street and Wallendoon Street Cootamundra has been chosen as the most suitable location for the trial.

Given the continuation of upgrade works on the Gundagai Main Street, and previous agreements with shop owners not to evaluate existing out door trading activities until the upgrade works have been completed. It is suggested that this draft policy trial, not incorporate the Gundagai commercial precinct.

A map of the area identified for the trial is included as **TABLED DOCUMENT 6 JUNE 2017 (page 24)**.

Matters for consideration

It is considered that the Pilot Outdoor Dining Policy will benefit this Council in the following ways:

- This streamlined application process will significantly improve efficiencies, reduce staff time and costs.
- It will ensure resources can be allocated in a more productive and effective manner.
- Local businesses as rate payers will find it easy and inexpensive to create outdoor dining spaces, providing them with opportunities to expand their business, employ more staff, buy new furniture.
- More outdoor dining will improve the amenity of the commercial centre adding to its sense of place and support the local economy.

RECOMMENDATION

Council resolve to endorse the Trial Outdoor Dining Policy Pilot in the chosen location

12/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

- 1. Council notes that this is version one of the draft statewide Outdoor Dining Policy which currently needs further review prior to its implementation.**
- 2. Council fees and charges for outdoor dining and other activities are set in the 2017-18 Operational Plan and will not be increased throughout the 12 month trial period.**
- 3. Council resolves to endorse the Trial Outdoor Dining Policy pilot in the chosen location but reserves the right to opt out of the trail if the policy causes additional burdens on local business.**

11) DRAFT ECONOMIC DEVELOPMENT STRATEGY

Introduction

This report presents the draft Cootamundra-Gundagai Regional Council Economic Development Strategy for adoption.

A copy of the Draft Economic Development Strategy is included as **TABLED DOCUMENT 7 JUNE 2017 (pages 25-61)**.

Discussion

Council has engaged Crowe Howarth Business Advisors, funded via an Energise Enterprise Grant from the NSW Department of Industry to prepare an Economic Development Strategy for the Council area. This is the first stage in a larger economic development strategy process which will include benefit cost analysis in line with the fiscal responsibility requirements for any capital works projects, and the opportunity to develop specific tourist focused infrastructure with long term community benefits.

Following a series of community consultation sessions in February, the draft plan was exhibited for comment for a period of four weeks. Council did not receive any submissions on the Draft Plan.

RECOMMENDATION

Council adopt the Cootamundra-Gundagai Council Economic Development Strategy as an Interim Strategy.

13/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

Council adopt the Cootamundra-Gundagai Council Economic Development Strategy as an Interim Strategy.

CORPORATE SERVICES DIVISION

GOVERNANCE AND BUSINESS SYSTEMS

12) NEW COUNCIL IMPLEMENTATION FUND

In conjunction with the proclamation of the Cootamundra Gundagai Regional Council in May 2016, the State Government provided grant funding totalling \$15 million. This funding included a \$10 million Stronger Communities fund which comprised \$9 million for new and improved infrastructure and \$1 million for distribution (through individual grants of up to \$50,000) to incorporated not-for-profit community groups for projects designed to build more vibrant, sustainable and inclusive communities.

The balance of \$5 million, known as the 'New Council Implementation Fund', is to be applied to organisational development projects and activities that support the establishment of a strong and cohesive Council, in accordance with the Department of Premier and Cabinet's (DPC) requirements.

As also required by DPC, a merger implementation plan was established and progressively developed to ensure the prudent and optimum expenditure of these funds. The purpose of this Plan is to document and prioritise the specific projects and activities to support the harmonisation of the two former Councils. The plan and the program of implementation for Cootamundra Gundagai Regional Council has evolved, with the status and program budget estimates outlined in this report.

To assist in the management of the program of projects and activities, each has been categorised under work streams with a total of \$4.5 million (with a further \$500,000 contingency), as follows:

Service Delivery - \$380,000

- Review and development of service standards
- Consolidation of Local Environmental, Development Control and Emergency Management Plans
- Development and implementation of Customer Service Charter
- Consolidation of Section 94, Section 94A, and Section 64 Plans
- Consolidation of open space strategies

Community Engagement - \$530,000

- Development of communications framework
- Establishment of the new website
- Establishment of branding and signage

Organisation Structure - \$1.58m

- Establishment of organisation structure and transition of staff
- Provision of functional and accessible work spaces
- Provision of transport between work sites

Human Resources - \$340,000

- Provision of change management programs
- Provision of leadership development programs
- Development of Workforce Plan
- Provision of staff training and development
- Undertaking of WHS assessments

Finance - \$250,000

- Review and development of Long Term Financial Plan
- Creation of single entity accounting system
- Implementation of Corporate software system

ICT Development - \$910,000

- Implementation of ICT infrastructure
- Enhanced telecommunications (in particular between Cootamundra and Gundagai Offices)
- Development and implementation of new intranet site
- Upgrading of internet access (optic fibre)
- Review and upgrading of telemetry systems

E-business - \$75,000

- Implementation of e-business applications including bookings, payments, customer requests
- Development of electronic documents for enhanced customer service/communication
- Enhancement of development Application process

Government and Risk - \$170,000

- Consolidation, review and update of Enterprise Risk Management and Business Continuity Plans
- Review and rationalisation of property information and titles
- Undertake governance best practice review
- Review and document key internal processes

Asset Management - \$230,000

- Review and consolidation of asset data
- Development of Asset Management Framework and Business Plans
- Implementation of Enterprise Asset Management System

Strategic Plan Delivery - \$35,000

- Development of new Community Strategic Plan, Delivery Program and Operational Plan
- Development of Economic Development Strategy
- Development of Arts and Cultural Plan
- Integration and consolidation of population, economic and social data

The Merger Implementation Program is both extensive and critical to the establishment of a high performing Cootamundra Gundagai Regional Council and its future. A number of transition projects have been completed, with some in progress and others having a duration beyond the 2017 Local Government Elections.

The development of the Merger Transition Plan has been facilitated by the Project Management Office (PMO). The establishment of the PMO, upon proclamation, was prescribed by DPC to support the General Manager and Administrator in undertaking the merger process and to provide a conduit between the DPC and the organisation.

The Merger Implementation Plan has been subject to detailed review by the PMO and Council's Executive Team with oversight by DPC to ensure the related funding is expended in line with its intended purpose.

It is anticipated that a further report will be submitted to a future Council meeting to provide an update on the status of the projects and activities.

RECOMMENDATION

1. The allocation of \$4,500,000, and an additional \$500,000 contingency, from the New Council Merger Implementation Fund for the funding of merger related projects and activities, as outlined in the report, be endorsed.

2. A further report be submitted to a future Council meeting to provide an update on the status of the projects and activities referred to in (1) above.

14/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

1. The allocation of \$4,500,000, and an additional \$500,000 contingency, from the New Council Merger Implementation Fund



for the funding of merger related projects and activities, as outlined in the report, be endorsed.

- 2. A further report be submitted to a future Council meeting to provide an update on the status of the projects and activities referred to in (1) above.**

13) DRAFT OPERATIONAL PLAN 2017-18

Introduction

This report presents the draft Cootamundra-Gundagai Regional Council Operational Plan for the 2017-18 financial year, which has been on public exhibition with community feedback sought. It includes Council's draft budget, proposed rates and annual charges, and proposed fees and charges.

The Draft Operational Plan 2017-18, including the amendments detailed in this report, is attached as a **SEPARATE TABLED DOCUMENT**.

Discussion

In accordance with the resolution of Council the draft Operational Plan 2017-18 was placed on Public Exhibition from 29 May 2017. At the time of writing this report, two written and one verbal submission have been received. The written submissions form **TABLED DOCUMENTS 8 & 9 JUNE, 2017 (pages 62-65)**. Any additional submissions received up to the Council meeting date and time will be tabled at the meeting as attachments to this report.

Submission received from	Detail
The Arts Centre, Cootamundra	Requesting increase in Council contribution to the Arts Centre from \$12,500 to \$30,000 for the 2017-18 year.
Staff recommendation:	
The Draft Operational Plan has been updated to reflect an increased contribution amount of \$30,000 for the 2017-18 year.	
It is recommended that the increased contribution be approved for one year, to give the Arts Centre additional resources to prepare a long term business plan and budget, so that financial independence can be achieved.	
In addition, it is recommended that Council request continuation of the previous arrangement whereby, in recognition of its financial contribution, The Arts Centre has allowed Council to use the space, free of charge, for up to 4 occasions each year.	
Submission received from	Detail
Dennis Palmer	Verbal submission requesting a review of the following fees, and requesting that fees not be increased by more than a reasonable percentage from the previous year: <ul style="list-style-type: none"> - Saleyards animal destroy / disposal fee \$55 per beast. This fee was increased from \$22. - Minimum charge for weeds reinspection \$120. This fee was increased from \$40.

Staff recommendation:

The fee for disposal of an animal at the saleyards was increased to cover the disposal costs incurred by Council. However, the increase is significant over one year, and staff suggest the fee increase could be spread over two years, and that the 2017-18 fee amount could be changed to \$39 per beast.

The minimum fee for weeds reinspection has been set to cover Council's cost of inspection. Staff recommend that the minimum fee of \$120 be retained.

Submission received from	Detail
Isabel Scott	Suggestion that Council employ an <i>Events Coordinator</i> for a project that involves the whole Shire in a cohesive home grown festival.

Staff recommendation:

This project is not recommended for Council funding in the 2017-18 Operational Plan.

In addition to submissions received, staff have recommended several changes for the reasons outlined below.

Rates and Annual Charges

The Valuer General has issued a large number of supplementary notices in recent months, and these changes have continued to affect the Council's rates and property database, since the date the Operational Plan was placed on Public Exhibition. Staff have reviewed and recalculated the Council's total permissible income, and have recommended the following changes to the draft rates, to ensure compliance with all relevant legislation.

	As Advertised during Public Exhibition of Draft Operational Plan	Staff Recommendation – incorporating changes to Council's property database made during the exhibition period
Cootamundra Farmland Ad valorem rate	0.305 cents	0.3015 cents in the dollar
Cootamundra industrial aerodrome	1.534 cents	1.61 cents
Cootamundra industrial Barnes St	1.582 cents	1.61 cents
Cootamundra industrial East	1.581 cents	1.61 cents
Cootamundra industrial South	1.596 cents	1.61 cents

During the exhibition period, staff became aware that the former Gundagai Shire Council received a special rate variation of 12.89% for a period of ten years from 2008-09 to 2017-18.

2017-18 is the final year for the application of the special variation, and the value of the income is \$263,530. The former Gundagai Shire Council had been relying on the continuation of the special variation, as a permanent adjustment to the Council's rates, and this was reflected in the ten year planning period in their long term financial plan. Cootamundra-Gundagai Regional Council will also need to apply for the continuation of the otherwise expiring variation to avoid the income adjustment that will otherwise occur.

Council's budget has been based on the assumption that Council's application to make the special rates variation permanent will be accepted. In addition, a second scenario has been modelled, and is included in the Operational Plan, to show the Operating Position of Council if this is not achieved.

Fees and Annual Charges

The Draft Operational Plan had included a Footpath Trading Application fee of \$103, and an Annual Charge of \$50. These draft fees and charges were based on the adopted fees and charges of the former Cootamundra Shire Council. Upon review, staff recommend the Footpath Trading Application fee be reduced to \$50 per application, with no annual fee, in line with the former Gundagai Shire Council fees and charges. The footpath trading application and inspection process will be reviewed in the next 12 month period, and fees will be reviewed once the systems, processes, and community benefit have been reviewed.

GST on Fees and Charges

Council has completed a full review of the GST status of every fee and charge included in its Draft Operational Plan, to ensure compliance with Tax Officer Rulings and legislation. A number of corrections were identified, and the GST classifications have been updated for the following.

- Fees for the reprinting of rates notices do not incur GST.
- Fees for copies of engineering specifications, maps and other GIS reports do not incur GST.
- Some library fees for membership of bookclubs, and replacement fees for damaged items do not incur GST.
- Coach booking commissions do incur GST.
- Swimming pool compliance certificates and inspection fees do incur GST.
- Fees for planning proposal applications, and DCP amendment requests do not incur GST.
- Fees for subdivision complying development certificates do incur GST.
- Fees for plumbing and drainage inspections do incur GST.
- Fees for water flow restrictors do not incur GST.
- Waste disposal for dead animals do incur GST.
- Key bonds do not incur GST.
- Microchipping fees do not incur GST.
- Fees for sustenance of impounded stock do not incur GST.
- Fees for private weed control works do not incur GST.



- Subdivision inspections for compliance with engineering standards do not incur GST.
- Fees for restoration works of private road openings do not incur GST.
- Fees for the hire of the cat trap is subject to GST.
- Fees for the purchase and installation of a memorial bench seat and plaque is exempt from GST.

Budget

Staff have made budget adjustments for the 2017-18 period during the public exhibition period, to reflect the current budget expectations, based upon the most recent estimates and information available. The amended Draft Operational Plan that is tabled with this report includes a comprehensive and detailed budget summary. The budget financial statements included in the Draft Operational Plan set out the financial performance, financial position and cash flows projected for the four year planning period. In addition, this Operational Plan sets out the budget detail for every function, service and activity of Council, including planned capital and operational expenditure.

RECOMMENDATION

Council adopt the Draft Operational Plan 2017-18 as has been presented in the Tabled Report, including the amendments set out in this report.

15/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

Council adopt the Draft Operational Plan 2017-18 as has been presented in the Tabled Report, including the amendments set out in this report.

14) PECUNIARY INTEREST REGISTER

Introduction

The Administrator and other designated personnel at Council are required to prepare and submit a statement of pecuniary interests and other matters upon their commencement of office and to update it annually.

Discussion

Pecuniary interest returns for the period 1 July 2015 to 30 June 2016 were tabled at the November 2016 Council meeting. New designated Council officers are also now required to lodge a return. The returns of both Stephen Sykes and Allen Dwyer have been received and are updated as part of the register of returns, which is available for inspection at Council offices.

Section 450A requires the General Manager to table the pecuniary interest returns lodged at a meeting of Council. The pecuniary interest returns can be inspected by any person and assist in ensuring transparency and accountability in local government decision-making.

RECOMMENDATION

The tabling of the Disclosure of Pecuniary Interest Returns for designated staff be noted.

16/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

The tabling of the Disclosure of Pecuniary Interest Returns for designated staff be noted.

FINANCIAL MANAGEMENT

15) 2017-18 RATES AND ANNUAL CHARGES

Introduction

In accordance with the provisions of Section 535 of the *Local Government Act 1993* rates and charges must be separately made by resolution of Council.

Discussion

In accordance with the provisions of Section 532 of the *Local Government Act 1993* a council must not make a rate or charge until it has given public notice (in accordance with Section 405(3)) of its Draft Operational Plan for the year for which the rate or charge is to be made and has considered any matters concerning the Draft Operational Plan (in accordance with Section 405(5)).

Council has fulfilled the public notice obligation and the rates and charges for 2017-18 must be made by resolution of Council. The following recommendation is based on the Operational Plan adopted by Council at Item 13 at this meeting.

In accordance with NSW Government policy, there is a 4-year rate path freeze for any newly created council. The Local Government Amendment (Rates—Merged Council Areas) Bill 2017 was passed through parliament in March 2017, and ensures that the two rating structures adopted by the former Cootamundra and Gundagai Shires as at 12 May 2017, will continue to apply for 4 years.

The ratio of rates collected from each of the former Local Government Areas will be retained for 4 years.

The ratio of rates collected from each of the rating categories and sub-categories adopted by the former Councils, will be retained for 4 years.

The special rate variations previously approved for the former Gundagai Shire Council will continue to apply to the Gundagai area.

The rate pegging increase announced by IPART will be applied.

The NSW Government has advised that once newly elected Councils are in place, they will review the rate structure during their first term.

The Independent Pricing and Regulatory Tribunal (IPART) has determined that Council's general income may be increased by 1.5% under Section 506 of the *Local Government Act 1993* for the rating year commencing 1 July 2017. This increase has been applied to the notional incomes of each of the former Councils.

Where applicable, the land to which each rate relates is indicated on the maps within the adopted 2017-18 Operational Plan.

RECOMMENDATION FOR THE COOTAMUNDRA AREA (FORMERLY COOTAMUNDRA SHIRE COUNCIL)

1. ORDINARY RATES

In accordance with the provisions of Section 535 of the *Local Government Act 1993* Council hereby resolves to make the following rates and charges for the 2017-18 rating year:

- a) A Farmland Category Rate of 0.3015 cents in the dollar, for all rateable land within the Farmland Category in Council's area, as defined in Section 515 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$411.00 per assessment.
- b) A Residential Category Rate of 0.2850 cents in the dollar, with a base amount of \$173.00 per assessment, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, excluding land that is subject to either Residential Sub-Category – Cootamundra Township, Residential Sub-Category - Outskirts or Residential Sub-Category – Village, based upon the land value at a base valuation date of 1 July 2016. The base amount of \$173.00 for the Residential Category is estimated to realise 36.0% of the total yield of this category.
- c) A Residential Sub-Category – Cootamundra Township Rate of 1.213 cents in the dollar, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, and that is within the Cootamundra Township as defined on Map "A", based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$411.00 per assessment.
- d) A Residential Sub-Category – Outskirts Rate of 0.3190 cents in the dollar, with a base amount of \$173.00 per assessment, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, and that is within the Cootamundra Outskirts area as defined on Map "B", based upon the land value at a base valuation date of 1 July 2016. The base amount of \$173.00 for the Residential Sub-Category Outskirts is estimated to realise 29.3% of the total yield of this sub-category.
- e) A Residential Sub-Category – Village Rate of 0.6300 cents in the dollar, with a base amount of \$173.00 per assessment, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, and that is within the villages of Stockinbingal or Wallendbeen, as defined on Maps "C" and "D" respectively, based upon the land value at a base valuation date of 1 July 2016. The base amount of \$173.00 for the Residential Sub-Category – Village is estimated to realise 47.3% of the total yield of this sub-category.
- f) A Business Category Rate of 0.3120 cents in the dollar, with a base amount of \$223.00 per assessment, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, excluding land that is subject to either Business Sub-Category - Cootamundra Township Non Central Business District, Business Sub-Category - Cootamundra Central Business District, Business Sub-Category – Industrial



Aerodrome, Business Sub-Category – Industrial Barnes Street, Business Sub-Category – Industrial East or Business Sub-Category – Industrial South, based upon the land value at a base valuation date of 1 July 2016. The base amount of \$223.00 for the Business Category is estimated to realise 42.50% of the total yield of this category.

- g) A Business Sub-Category – Cootamundra Central Business District Rate of 3.162 cents in the dollar, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Cootamundra Central Business District area as defined on Map "E", based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- h) A Business Sub-Category – Cootamundra Township Non Central Business District Rate of 1.653 cents in the dollar, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Cootamundra Township Non Central Business District area as defined on Map "F", excluding land that is subject to either Business Sub-Category – Industrial Aerodrome, Business Sub-Category – Industrial Barnes Street, Business Sub-Category – Industrial East or Business Sub-Category – Industrial South, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- i) A Business Sub-Category – Industrial Aerodrome Rate of 1.61 cents in the dollar, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Industrial Aerodrome area as defined on Map "G", based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- j) A Business Sub-Category – Industrial Barnes Street Rate of 1.61 cents in the dollar, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Industrial Barnes Street area as defined on Map "H", based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- k) A Business Sub-Category – Industrial East Rate of 1.61 cents in the dollar, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Industrial East area as defined on Map "I", based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- l) A Business Sub-Category – Industrial South Rate of 1.61 cents in the dollar, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Industrial South area as defined on Map "J", based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- m) A Mining Rate of 0.3015 cents in the dollar, for all rateable land within the Mining Category in Council's area, as defined in Section 517 of the *Local Government Act 1993*, based upon the

land value at a base valuation date of 1 July 2016, with a minimum amount of \$411.00 per assessment.

2. DOMESTIC WASTE MANAGEMENT CHARGES

In accordance with the provisions of Sections 535, 496 and 501 of the *Local Government Act 1993* Council hereby resolves to make the following domestic waste management and waste management outskirts charges for the 2016/17 rating year:

- a) Domestic Waste Management Charge of \$368.00 per annual service for each parcel of rateable land within the Cootamundra Township as defined on Map "A" for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 140 litre bin for domestic rubbish, a fortnightly service of one 240 litre bin for recyclable domestic rubbish and a fortnightly service of one 240 litre bin for green domestic waste.
- b) Domestic Waste Management Village Charge of \$368.00 per annual service for each parcel of rateable land within the villages of Stockinbingal or Wallendbeen, as defined on Maps "C" and "D" respectively, for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 140 litre bin for domestic rubbish, a fortnightly service of one 240 litre bin for recyclable domestic rubbish and a fortnightly service of one 240 litre bin for green domestic waste.
- c) Waste Management Outskirts Charge of \$368.00 per annual service for each assessment of residential land outside of the Cootamundra Township as defined on Map "A", and the villages of Stockinbingal or Wallendbeen as defined on Maps "C" and "D" respectively, for which the service is available and required. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 140 litre bin for domestic rubbish, a fortnightly service of one 240 litre bin for recyclable domestic rubbish and a fortnightly service of one 240 litre bin for green domestic waste.
- d) Domestic Waste Management Unoccupied Cootamundra Charge of \$20.00 on each parcel of rateable land within the Residential - Cootamundra Township rating sub-category as defined on Map "A" for which a domestic waste management service is available but the land is vacant and unoccupied.
- e) Domestic Waste Management Unoccupied Village Charge of \$20.00 on each parcel of rateable land within the Residential - Stockinbingal or Residential – Wallendbeen rating sub-categories, as defined on Maps "C" and "D" respectively, for which a domestic waste management service is available but the land is vacant and unoccupied.

3. NON RESIDENTIAL WASTE MANAGEMENT CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following non-residential waste management charges for the 2016/17 rating year:

- a) *Non-Residential Waste Management Charge* of \$7.20 per service for the removal of waste (one 240 litre general waste pickup weekly and one 240 litre recyclable waste pickup fortnightly) from a non-residential premises for which the service is required; payable annually in advance, or by quarterly instalments. Each chargeable "service" is a collection of one 240 litre general waste bin once per week, so multiple services will be charged for multiple bins and/or multiple collections per week.
- b) *Non-Residential Waste Management Village Charge* of \$7.20 per service for the removal of waste (one 240 litre general waste pickup per week and one 240 litre recyclable waste pickup per fortnight) from a non-residential premises within the villages of Stockinbingal or Wallendbeen, as defined on Maps "C" and "D" respectively, for which the service is required; payable annually in advance, or by quarterly instalments. Each chargeable "service" is a collection of one 240 litre general waste bin once per week, so multiple services will be charged for multiple bins and/or multiple collections per week.
- c) *Non-Residential Green Waste Charge* of \$93.00 per service per annum of the removal of green waste (one 240 litre green waste pickup per fortnight) for a non-residential premises for which the service is required; payable annually in advance or by quarterly instalments.
- d) *Non-Residential Waste Management Re-establishment Charge* of \$21.00 per service for the re-establishment of a waste management service for a non-residential premises, requested within three months of discontinuation of the service.

4. STORMWATER MANAGEMENT CHARGES

In accordance with the provisions of Section 535, 496A and 510A of the *Local Government Act 1993*, Council hereby resolves to make the following annual stormwater management charges, in respect of occupied rateable land within the urban area of Cootamundra, excepting Council owned or controlled parks, land and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*, for the 2017-18 rating year:

- a) *Residential Stormwater Management Charge* of \$25.00 per annum per residential assessment of occupied rateable land within the township of Cootamundra as defined by Map "A", excepting Council owned or controlled parks, lands and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*, and excluding land that is part of a residential strata allotment.
- b) *Residential Strata Stormwater Management Charge* of \$12.50 per annum per residential Strata assessment within the township of Cootamundra as defined by Map "A" excepting Council owned or controlled parks, lands and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*.



- c) Business Stormwater Management Charge of \$25.00 for each 350 square meters of area of land or part thereof of land categorised as business, subject to a minimum of \$25.00 per annum per assessment and a maximum charge of \$100.00 per annum per assessment within the township of Cootamundra as defined by Maps "E", "F", "G", "H", "I", and "J" excepting Council owned or controlled parks, lands and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*.

5. VACANT WATER ACCESS CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual vacant water access charges for the 2017-18 rating year:

- a) Vacant Residential Water Access Charge of \$336.00 per annum per residential assessment to which the water supply is available but not connected.
- b) Vacant Non Residential Water Access Charge of \$398.00 per annum per non residential assessment to which the water supply is available but not connected, excepting any assessment to which a Vacant Non Residential Community Water Access Charge applies.
- c) Vacant Non Residential Community Water Access Charge of \$199.00 per annum per non residential assessment to which the water supply is available but not connected and whereby Council has by resolution identified the assessment as being subject to Vacant Non Residential Community Water Access charges.

6. WATER ACCESS CHARGES (effective 1st June 2017)

The annual water access charges as identified below are charged quarterly in arrears.

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Gundagai Council hereby resolves to make the following annual water access charges for the 2017-18 rating year:

- a) Residential Water Access Charge on residential land to which the water supply is available and connected, excluding land that is part of a residential strata allotment, in accordance with the number and size of water service meters connected to the land as follows;

Water Meter Size	Annual Charge
20mm	\$336.00
25mm	\$525.00
32mm	\$861.00
40mm	\$1,345.00
50mm	\$2,101.00
80mm	\$5,379.00
100mm	\$8,405.00

- b) Residential Strata Water Access Charge of \$336.00 per annum per residential Strata assessment for which the water supply is available and connected.



- c) Non Residential Water Access Charge in respect of non-residential land to which the water supply is available and connected, excepting any parcel of land to which a Non Residential Community Water Access Charge applies and/or excluding land that is part of a strata allotment, in accordance with the number and size of water service meters connected to the parcel as follows (excluding fire service meters);

Water Meter Size	Annual Charge
20mm	\$398.00
25mm	\$621.00
32mm	\$1,018.00
40mm	\$1,591.00
50mm	\$2,486.00
80mm	\$6,363.00
100mm	\$9,942.00

- d) Non-Residential Strata Water Access Charge of \$398.00 per annum per non-residential Strata assessment for which the water supply is available and connected.
- e) Non Residential Community Water Access Charge in respect of non-residential land to which the water supply is available and connected, and whereby Council has by resolution identified the assessment as being subject to Non Residential Community Water Access charges, in accordance with the number and size of water service meters connected to the parcel as follows (excluding fire service meters);

Water Meter Size	Annual Charge
20mm	\$199.00
25mm	\$311.00
32mm	\$508.00
40mm	\$795.00
50mm	\$1,242.00
80mm	\$3,182.00
100mm	\$4,971.00

7. VACANT SEWER ACCESS CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual vacant sewer access charges for the 2017-18 rating year:

- a) Vacant Residential Sewer Access Charge of \$213.00 per annum per residential assessment to which sewerage services are available but not connected.
- b) Vacant Non Residential Sewer Access Charge of \$213.00 per annum per non residential assessment to which sewerage services are available but not connected, excepting any parcel of land to which a Vacant Non Residential Community Sewer Access Charge applies.



- c) Vacant Non Residential Community Sewer Access Charge of \$106.50 per annum per non-residential assessment to which sewerage services are available but not connected, and whereby Council has by resolution identified the assessment as being subject to Vacant Non Residential Community Sewer Access charges.

8. SEWER ACCESS CHARGES (effective 1st June 2017)

The annual sewer access charges as identified below are charged quarterly in arrears.

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Gundagai Council hereby resolves to make the following annual sewer access charges for the 2017-18 rating year:

- a) Residential Sewer Access Charge of \$426.00 per annum per residence to which sewerage services are available and connected.
- b) Non Residential Sewer Access Charge in respect of non-residential land to which sewerage services are available and connected, excepting any parcel of land to which a Non Residential Community Sewer Access Charge applies, in accordance with the number and size of the water service meters connected to the land as follows (excluding fire service meters);

Water Meter Size	Annual Charge
20mm	\$250.00
25mm	\$391.00
32mm	\$642.00
40mm	\$1,002.00
50mm	\$1,565.00
80mm	\$4,008.00
100mm	\$6,262.00

- c) Non Residential Community Sewer Access Charge in respect of non-residential land to which a sewerage service is available and connected, and whereby Council has by resolution identified the assessment as being subject to Non Residential Community Sewer Access charges, in accordance with the number and size of water service meters connected to the land as follows (excluding fire service meters);

Water Meter Size	Annual Charge
20mm	\$125.00
25mm	\$197.00
32mm	\$321.00
40mm	\$501.00
50mm	\$782.00
80mm	\$2,004.00
100mm	\$3,131.00



- d) On-Site Sewerage Management Administration Charge of \$20.00 per annum per assessment to which on-site sewerage services are available and connected.
- e) The minimum total annual charge for combined sewerage access charges and sewer usage charges for a Non Residential property, other than property to which a Non Residential Community Sewer Access or Vacant Non Residential Community Sewer Access Charge applies, shall be \$426.00 per annum per assessment.

9. WATER CONSUMPTION CHARGES (effective 1st June 2017)

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Council hereby resolves to make the following water consumption charges for the 2017-18 rating year:

- a) Residential Water Usage Charge on all residential land connected to the water supply based on actual usage of \$2.04 per kilolitre (including water supply by fire service meters).
- b) Non Residential Water Usage Charge on all non residential land connected to the water supply, excepting any land to which a Non Residential Community Water Usage Charge applies, based on actual usage of \$2.24 per kilolitre (including water supply by fire service meters).
- c) Non Residential Community Water Usage Charge on all land connected to the water supply, and whereby Council has by resolution identified the assessment as being subject to Non Residential Community Water Usage charges, based on actual usage of \$1.69 per kilolitre (including water supply by fire service meters).

10. SEWER USAGE CHARGES (effective 1st June 2017)

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Gundagai Council hereby resolves to make the following sewer usage charges for the 2017-18 rating year:

- a) Sewer Usage Charge on all non residential land connected to the sewerage service of \$2.7000 per kilolitre of the volume of sewerage discharged (including water supply by fire service meters).

The volume of sewerage discharged shall be calculated by multiplying the volume of water measured at the water meter(s) connected to the property, based on actual usage per kilolitre, by the sewerage discharge factors (SDF) for the predominant use of the property as follows:



PROPERTY USE	SDF
Shops, offices or similar	95%
Council maintained Parks & Gardens	30%
Community Use (as defined in Community Based Not For Profit Organisations)	50%
Non Residential Other- including industrial	85%

- b) The minimum total annual charge for combined sewerage access charges and sewer usage charges for a Non Residential property, other than property to which a Non Residential Community Sewer Access or Vacant Non Residential Community Sewer Access Charge applies, shall be \$426.00 per annum per assessment.

11. INTEREST ON OVERDUE RATES AND CHARGES

In accordance with Section 566(1) of the *Local Government Act 1993*, Council set the interest rate on overdue rates and charges for the 2017-18 rating year at 7.5% per annum, calculated on a daily basis.

12. COMMUNITY BASED NOT FOR PROFIT ORGANISATIONS

Council hereby resolves to make the assessments shown below as being those assessments to which the Non Residential Community Water Access Charges, Non Residential Community Sewer Access Charges, Non Residential Community Water Usage Charges and Non Residential Community Sewer Usage Charges shall apply (as relevant including vacant charges) from 1st June 2017 unless the property is sold or use of land changes:

Assessment	Name of Occupier (whom water is billed)	Use of Land
Religious Organisations		
10013423	Salvation Army	Minister's residence
10029320	Salvation Army Prop Trust	Place of worship
10029445	Uniting Church	Religious teaching
10029478	Uniting Church	Place of worship
10039766	Australasia Conference (7th Day Adventists)	Place of worship
10001451	Convent of Mercy	Minister's residence
10001477	Catholic Church Trustees	Place of worship
10001485	Catholic Church Trustees	Minister's residence
10008142	Presbyterian Church	Place of worship
10013340	Jehovahs Witnesses Congregations	Place of worship
10015444	Church of Foursquare Gospel	Place of worship
10015832	Baptist Church of NSW	Place of worship
10017119	Anglican Church of Australia	Minister's residence
10017135	Anglican Church of Australia	Place of worship
Local Sporting and Charitable Community Groups		



Assessment	Name of Occupier (whom water is billed)	Use of Land
10030450	Town Tennis Club [owned by Crown (Council)]	Sporting facility
10030468	Rugby League Club and others [owned by Crown (Council)]	Sporting facility
10039865	Elouera Association	Not for profit organisation
10033223	Pre-School Kindergarten	Community facility
10035780	Cootamundra Lions Club [owned by Crown (Council)]	Community group
10039246	Cootamundra Health Care Co-operative (Nursing Home)	Community facility
10006294	St Vincent DePaul Society	Public charity
10008399	Boy Scouts Association	Community group
10008431	Ex-Servicemens and Citizens Club	Community facility
10008845	Australian Red Cross Society House	Public charity
10009660	Showground Users Group [owned by Crown (Council)]	Community facility
10010320	The Cootamundra Country Club	Community facility
10011955	Retirement Village	Community facility
10012060	Elouera Association School	Not for profit organisation
10015725	Girl Guides Association	Community group
10046159	Elouera Association Office	Not for profit organisation
10045698	Strikers Soccer	Sporting facility
10017556	Cootamundra Squash Association	Sporting facility
10010882	CADAS Coota West	Community group
11000080	State Emergency Service	SES Shed
Council Community Assessments		
10034288	Gundagai Council	Bradman/Memorabilia Cottages
10030443	Gundagai Council	Sports Stadium
10030476	Gundagai Council	Nicholson Park
10031094	Gundagai Council	Bradman Oval
10012656	Gundagai Council	Ex-Baby Health Centre (Elouera)
10012896	Gundagai Council	Swimming Pool
10017945	Gundagai Council	Stratton Park
10032480	Gundagai Council	Kantara-Dillon Ave tree-space
10032969	Gundagai Council	Jubilee Ave Parklet
10033272	Gundagai Council	Southee Circle Park
10042158	Gundagai Council	Rural Fire Service
10033751	Gundagai Council	Kingston Playground
10036499	Gundagai Council	Albert Park
10037232	Gundagai Council	Country Club Oval
10046134	Gundagai Council	Jubilee Park
10046969	Gundagai Council	Clarke Oval
10002533	Gundagai Council	Fisher Park



Assessment	Name of Occupier (whom water is billed)	Use of Land
10009918	Gundagai Council	Harold Conkey Pk (Pinkstone Ave)
10011088	Gundagai Council	Heritage Centre
10018612	Gundagai Council	Town Hall
10018646	Gundagai Council	War Memorial Library
10018794	Gundagai Council	Creative Arts & Cultural Centre
10046084	Gundagai Council	Wallendoon Street Toilet Block
10047330	Gundagai Council	Cemetery
10030674	Gundagai Council	Garden Meters (inc Apex Park)
10002426	Gundagai Council	Murray Street Carpark
10016830	Gundagai Council	Mitchell Park
10018232	Gundagai Council	Harley Estate Park
11000650	Gundagai Council	Muttama Creek Walkway

RECOMMENDATION FOR THE GUNDAGAI AREA (FORMERLY GUNDAGAI SHIRE COUNCIL)

13. ORDINARY RATES

In accordance with the provisions of Section 535 of the *Local Government Act 1993* Council hereby resolves to make the following rates and charges for the 2017-18 rating year:

- a) *A Farmland Category Rate* of 0.4408 cents in the dollar, for all rateable land within the Farmland Category in Council's area, as defined in Section 515 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$318 per assessment.
- b) *A Residential Category Rate* of 0.6791 cents in the dollar, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$318 per assessment.
- c) *A Business Category Rate* of 1.2691 cents in the dollar, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$514 per assessment.
- d) *A Mining Category Rate* 0.4408 cents in the dollar, for all rateable land within the Mining Category in Council's area, as defined in Section 517 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum



e) amount of \$318 per assessment.

14. SPECIAL RATES

In accordance with the provisions of Section 535 and 495 of the *Local Government Act 1993* Council hereby resolves to make the following rates and charges for the 2017-18 rating year:

- a) A Town Improvement District (TID) Rate of 0.4486 cents in the dollar, for all rateable land within the Gundagai Town Improvement District as defined by resolution No. 210 of the Council Meeting of 14 April 1998, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$214 per assessment.

15. WASTE MANAGEMENT CHARGES

In accordance with the provisions of Sections 535, 496 and 501 of the *Local Government Act 1993* Council hereby resolves to make the following domestic waste management and waste management charges for the 2017-18 rating year:

- a) Residential Domestic Waste Management Charge of \$403.00 per annual service for each parcel of rateable residential land within the Gundagai Scavenging area for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 120 litre bin for domestic rubbish and a fortnightly service of one 240 litre bin for recyclable domestic rubbish.
- b) Non-Residential Waste Management Charge of \$403.00 per annual service for each parcel of non-residential rateable land within the Gundagai Scavenging area for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 240 litre bin for domestic waste and a fortnightly service of one 240 litre bin for recyclable waste. Non-residential rateable land within the central business district area is provided with a bi-weekly collection service and levied a minimum charge of 2 services per week.
- c) Organics Charge of \$54.00 per annual service for each parcel of rateable residential land within the Gundagai Scavenging area for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular fortnightly service of one 240 litre bin for green domestic waste.
- d) Domestic Waste Management Unoccupied Gundagai Charge of \$21 on each parcel of rateable land within the Gundagai Scavenging area for which a domestic waste management service is available but the land is vacant and unoccupied.
- e) Rural Waste Charge of \$58 on each parcel of rateable land outside the Gundagai Scavenging area. The levying of such charge is to entitle the ratepayer to dispose of domestic waste and domestic recyclables at one of the 4 transfer stations located at Coolac, Muttama, Nangus & Tumblong village's.



16. STORMWATER MANAGEMENT CHARGES

In accordance with the provisions of Section 535, 496A and 510A of the *Local Government Act 1993*, Council hereby resolves to make the following annual stormwater management charges, in respect of occupied rateable land within the Town Improvement District area of Gundagai, excepting Council owned or controlled parks, land and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*, for the 2017-18 rating year:

- a) Stormwater Management Charge of \$25.00 per annum per assessment of occupied rateable land within the Town Improvement District area, excluding land that is part of a residential strata allotment.
- b) Strata Stormwater Management Charge of \$12.50 per annum per residential Strata assessment within the Town Improvement District area.

17. UNCONNECTED WATER ACCESS CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual unconnected water access charges for the 2017-18 rating year:

- a) Unconnected Residential Water Access Charge of \$209.00 per annum per residential assessment to which the water supply is available but not connected.
- b) Unconnected Non Residential Water Access Charge of \$209.00 per annum per non residential assessment to which the water supply is available but not connected.

18. WATER ACCESS CHARGES

The annual water access charges as identified below are charged bi-annual in arrears.

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual water access charges for the 2017-18 rating year:

- a) Residential Water Access Charge of \$209.00 per annum on residential land to which the water supply is available and connected
- b) Non Residential Water Access Charge in respect of non-residential land to which the water supply is available and connected, in accordance with the number and size of water service meters connected to the parcel as follows;

Water Meter Size	Annual Charge
20mm	\$209.00
25mm	\$327.00
40mm	\$836.00
50mm	\$1,307.00

63mm	\$2,074.00
75mm	\$2,938.00
100mm	\$5,225.00

19. UNCONNECTED SEWER ACCESS CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual unconnected sewer access charges for the 2017-18 rating year:

- a) Unconnected Residential Sewer Access Charge of \$118.00 per annum per residential assessment to which sewerage services are available but not connected.
- b) Unconnected Non Residential Sewer Access Charge of \$118.00 per annum per non residential assessment to which sewerage services are available but not connected.

20. SEWER ACCESS CHARGES

The annual sewer access charges as identified below are charged bi-annual in arrears.

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual sewer access charges for the 2017-18 rating year:

- a) Residential Sewer Access Charge of \$751.00 per annum per residence to which sewerage services are available and connected.
- b) Non Residential Sewer Access Charge in respect of non-residential land to which sewerage services are available and connected, in accordance with the number and size of the water service meters connected to the land as follows;

Water Meter Size	Annual Charge
20mm	\$197.00
25mm	\$307.00
40mm	\$787.00
50mm	\$1,230.00
63mm	\$1,951.00
75mm	\$2,764.00
100mm	\$4,916.00

The minimum total annual charge for combined sewerage access charges and sewer usage charges for a Non Residential property shall be \$751.00 per annum per assessment.



21. WATER CONSUMPTION CHARGES

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Council hereby resolves to make the following water consumption charges for the 2017-18 rating year:

- a) Residential Water Usage Charge on all residential land connected to the water supply based on actual usage;

	Usage Charge/kL
0-300kL	\$1.54
301-500kL	\$2.09
500+ kL	\$3.58

- b) Non Residential Water Usage Charge on all non residential land connected to the water supply, based on actual usage of \$2.09 per kilolitre.

22. SEWER USAGE CHARGES

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Council hereby resolves to make the following sewer usage charges for the 2017-18 rating year:

- a) Sewer Usage Charge on all non residential land connected to the sewerage service of \$2.98 per kilolitre of the volume of sewerage discharged.

The volume of sewerage discharged shall be calculated by multiplying the volume of water measured at the water meter(s) connected to the property, based on actual usage per kilolitre, by the sewerage discharge factors (SDF) for the predominant use of the property as follows:

PROPERTY USE	SDF
Concrete Plant/Park Watering	02%
Pool	10%
Bowling Green/Clubhouse	20%
Caravan Park	60%
School, Church	50%
Hospital, Motel	85%
General business, RLPB, Pharmacy, Medical Centre, Bakery, Restaurant/Hotel/Club, Takeaway food, McDonalds, Service Station, Dentist, Butcher, Hairdresser, Supermarket, Carwash	95%
Sewer Well	100%

The minimum total annual charge for combined sewerage access charges and sewer usage charges for a Non Residential property shall be \$751.00 per annum per assessment.

23. TRADE WASTE CHARGES

The annual trade waste charges as identified below are charged bi-annual in arrears.

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Council hereby resolves to make the following trade waste charges for the 2017-18 rating year:

- a) Trade Waste Annual Fee on non residential land connected to the sewerage service of \$216.00 where liquid trade waste is discharged.
- b) Trade Waste Usage Charge on all non residential land connected to the sewerage service of \$4.00 per kilolitre of the estimated volume of liquid trade waste discharged to the sewerage system with prescribed pre-treatment.

The volume of liquid trade waste discharged shall be calculated by multiplying the volume of water measured at the water meter(s) connected to the property, based on actual usage per kilolitre, by the trade waste discharge factors (TWDF) for the predominant use of the property as follows:

PROPERTY USE	TWDF
Concrete Plant/Park Watering & Sewer Well	01%
Pool, Bowling Green/Clubhouse & General Business	10%
RLPB, Pharmacy & Medical Centre	20%
Caravan Park, School, Church & Bakery	25%
Motel, Restaurant/Hotel/Club	30%
Takeaway Food	50%
McDonalds	62%
Service Station	70%
Dentist	80%
Hospital	85%
Butcher, Hairdresser, Supermarket, Carwash	90%

24. INTEREST ON OVERDUE RATES AND CHARGES

In accordance with Section 566(1) of the *Local Government Act 1993*, Council set the interest rate on overdue rates and charges for the 2017-18 rating year at 7.5% per annum, calculated on a daily basis.

17/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

That Council make the following rates and annual charges for the former Cootamundra Shire area.

1. ORDINARY RATES

In accordance with the provisions of Section 535 of the *Local Government Act 1993* Council hereby resolves to make the following rates and charges for the 2017-18 rating year:

- a) A Farmland Category Rate of 0.3015 cents in the dollar, for all rateable land within the Farmland Category in Council's area, as defined in Section 515 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$411.00 per assessment.
- b) A Residential Category Rate of 0.2850 cents in the dollar, with a base amount of \$173.00 per assessment, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, excluding land that is subject to either Residential Sub-Category – Cootamundra Township, Residential Sub-Category - Outskirts or Residential Sub-Category – Village, based upon the land value at a base valuation date of 1 July 2016. The base amount of \$173.00 for the Residential Category is estimated to realise 36.0% of the total yield of this category.
- c) A Residential Sub-Category – Cootamundra Township Rate of 1.213 cents in the dollar, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, and that is within the Cootamundra Township as defined on Map "A", based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$411.00 per assessment.
- d) A Residential Sub-Category – Outskirts Rate of 0.3190 cents in the dollar, with a base amount of \$173.00 per assessment, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, and that is within the Cootamundra Outskirts area as defined on Map "B", based upon the land value at a base valuation date of 1 July 2016. The base amount of \$173.00 for the Residential Sub-Category Outskirts is estimated to realise 29.3% of the total yield of this sub-category.
- e) A Residential Sub-Category – Village Rate of 0.6300 cents in the dollar, with a base amount of \$173.00 per assessment, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, and that is within the villages of Stockinbingal or Wallendbeen, as defined on Maps "C" and "D" respectively, based upon the land value at a base valuation date of 1 July 2016. The base amount of \$173.00 for the Residential Sub-Category – Village is estimated to realise 47.3% of the total yield of this sub-category.
- f) A Business Category Rate of 0.3120 cents in the dollar, with a base amount of \$223.00 per assessment, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, excluding land that is subject to either Business Sub-Category - Cootamundra Township Non Central Business District, Business Sub-Category - Cootamundra Central Business District, Business Sub-Category – Industrial Aerodrome, Business Sub-Category – Industrial Barnes Street, Business Sub-Category – Industrial East or Business Sub-Category – Industrial South, based upon the land value at a

base valuation date of 1 July 2016. The base amount of \$223.00 for the Business Category is estimated to realise 42.50% of the total yield of this category.

- g) A Business Sub-Category – Cootamundra Central Business District Rate of 3.162 cents in the dollar, for all rateable land within the Business Category in Council’s area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Cootamundra Central Business District area as defined on Map “E”, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- h) A Business Sub-Category – Cootamundra Township Non Central Business District Rate of 1.653 cents in the dollar, for all rateable land within the Business Category in Council’s area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Cootamundra Township Non Central Business District area as defined on Map “F”, excluding land that is subject to either Business Sub-Category – Industrial Aerodrome, Business Sub-Category – Industrial Barnes Street, Business Sub-Category – Industrial East or Business Sub-Category – Industrial South, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- i) A Business Sub-Category – Industrial Aerodrome Rate of 1.61 cents in the dollar, for all rateable land within the Business Category in Council’s area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Industrial Aerodrome area as defined on Map “G”, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- j) A Business Sub-Category – Industrial Barnes Street Rate of 1.61 cents in the dollar, for all rateable land within the Business Category in Council’s area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Industrial Barnes Street area as defined on Map “H”, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- k) A Business Sub-Category – Industrial East Rate of 1.61 cents in the dollar, for all rateable land within the Business Category in Council’s area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Industrial East area as defined on Map “I”, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- l) A Business Sub-Category – Industrial South Rate of 1.61 cents in the dollar, for all rateable land within the Business Category in Council’s area, as defined in Section 518 of the *Local Government Act 1993*, and that is within the Industrial South area as defined on Map “J”, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$442.00 per assessment.
- m) A Mining Rate of 0.3015 cents in the dollar, for all rateable land within the Mining Category in Council’s area, as defined in Section 517 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$411.00 per assessment.



2. DOMESTIC WASTE MANAGEMENT CHARGES

In accordance with the provisions of Sections 535, 496 and 501 of the *Local Government Act 1993* Council hereby resolves to make the following domestic waste management and waste management outskirts charges for the 2016/17 rating year:

- a) Domestic Waste Management Charge of \$379.00 per annual service for each parcel of rateable land within the Cootamundra Township as defined on Map "A" for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 140 litre bin for domestic rubbish, a fortnightly service of one 240 litre bin for recyclable domestic rubbish and a fortnightly service of one 240 litre bin for green domestic waste.
- b) Domestic Waste Management Village Charge of \$379.00 per annual service for each parcel of rateable land within the villages of Stockinbingal or Wallendbeen, as defined on Maps "C" and "D" respectively, for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 140 litre bin for domestic rubbish, a fortnightly service of one 240 litre bin for recyclable domestic rubbish and a fortnightly service of one 240 litre bin for green domestic waste.
- c) Waste Management Outskirts Charge of \$379.00 per annual service for each assessment of residential land outside of the Cootamundra Township as defined on Map "A", and the villages of Stockinbingal or Wallendbeen as defined on Maps "C" and "D" respectively, for which the service is available and required. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 140 litre bin for domestic rubbish, a fortnightly service of one 240 litre bin for recyclable domestic rubbish and a fortnightly service of one 240 litre bin for green domestic waste.
- d) Domestic Waste Management Unoccupied Cootamundra Charge of \$21.00 on each parcel of rateable land within the Residential - Cootamundra Township rating sub-category as defined on Map "A" for which a domestic waste management service is available but the land is vacant and unoccupied.
- e) Domestic Waste Management Unoccupied Village Charge of \$21.00 on each parcel of rateable land within the Residential - Stockinbingal or Residential – Wallendbeen rating sub-categories, as defined on Maps "C" and "D" respectively, for which a domestic waste management service is available but the land is vacant and unoccupied.

3. NON RESIDENTIAL WASTE MANAGEMENT CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following non-residential waste management charges for the 2016/17 rating year:

- e) Non-Residential Waste Management Charge of \$7.20 per service for the removal of waste (one 240 litre general waste pickup weekly and one 240 litre recyclable waste pickup fortnightly) from a non-residential premises for which the service is required; payable



annually in advance, or by quarterly instalments. Each chargeable “service” is a collection of one 240 litre general waste bin once per week, so multiple services will be charged for multiple bins and/or multiple collections per week.

- f) Non-Residential Waste Management Village Charge of \$7.20 per service for the removal of waste (one 240 litre general waste pickup per week and one 240 litre recyclable waste pickup per fortnight) from a non-residential premises within the villages of Stockinbingal or Wallendbeen, as defined on Maps “C” and “D” respectively, for which the service is required; payable annually in advance, or by quarterly instalments. Each chargeable “service” is a collection of one 240 litre general waste bin once per week, so multiple services will be charged for multiple bins and/or multiple collections per week.
- g) Non-Residential Green Waste Charge of \$93.00 per service per annum of the removal of green waste (one 240 litre green waste pickup per fortnight) for a non-residential premises for which the service is required; payable annually in advance or by quarterly instalments.
- h) Non-Residential Waste Management Re-establishment Charge of \$21.00 per service for the re-establishment of a waste management service for a non-residential premises, requested within three months of discontinuation of the service.

4. STORMWATER MANAGEMENT CHARGES

In accordance with the provisions of Section 535, 496A and 510A of the *Local Government Act 1993*, Council hereby resolves to make the following annual stormwater management charges, in respect of occupied rateable land within the urban area of Cootamundra, excepting Council owned or controlled parks, land and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*, for the 2017-18 rating year:

- a) Residential Stormwater Management Charge of \$25.00 per annum per residential assessment of occupied rateable land within the township of Cootamundra as defined by Map “A”, excepting Council owned or controlled parks, lands and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*, and excluding land that is part of a residential strata allotment.
- b) Residential Strata Stormwater Management Charge of \$12.50 per annum per residential Strata assessment within the township of Cootamundra as defined by Map “A” excepting Council owned or controlled parks, lands and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*.
- c) Business Stormwater Management Charge of \$25.00 for each 350 square meters of area of land or part thereof of land categorised as business, subject to a minimum of \$25.00 per annum per assessment and a maximum charge of \$100.00 per annum per assessment within the township of Cootamundra as defined by Maps “E”, “F”, “G”, “H”, “I”, and “J” excepting Council owned or controlled parks, lands and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*.



5. VACANT WATER ACCESS CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual vacant water access charges for the 2017-18 rating year:

- a) Vacant Residential Water Access Charge of \$336.00 per annum per residential assessment to which the water supply is available but not connected.
- b) Vacant Non Residential Water Access Charge of \$398.00 per annum per non residential assessment to which the water supply is available but not connected, excepting any assessment to which a Vacant Non Residential Community Water Access Charge applies.
- c) Vacant Non Residential Community Water Access Charge of \$199.00 per annum per non residential assessment to which the water supply is available but not connected and whereby Council has by resolution identified the assessment as being subject to Vacant Non Residential Community Water Access charges.

6. WATER ACCESS CHARGES (effective 1st June 2017)

The annual water access charges as identified below are charged quarterly in arrears.

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual water access charges for the 2017-18 rating year:

- a) Residential Water Access Charge on residential land to which the water supply is available and connected, excluding land that is part of a residential strata allotment, in accordance with the number and size of water service meters connected to the land as follows;

Water Meter Size	Annual Charge
20mm	\$336.00
25mm	\$525.00
32mm	\$861.00
40mm	\$1,345.00
50mm	\$2,101.00
80mm	\$5,379.00
100mm	\$8,405.00

- b) Residential Strata Water Access Charge of \$336.00 per annum per residential Strata assessment for which the water supply is available and connected.
- c) Non Residential Water Access Charge in respect of non-residential land to which the water supply is available and connected, excepting any parcel of land to which a Non Residential Community Water Access Charge applies and/or excluding land that is part of a strata allotment, in accordance with the number and size of water service meters connected to the parcel as follows (excluding fire service meters);



Water Meter Size	Annual Charge
20mm	\$398.00
25mm	\$621.00
32mm	\$1,018.00
40mm	\$1,591.00
50mm	\$2,486.00
80mm	\$6,363.00
100mm	\$9,942.00

- d) Non-Residential Strata Water Access Charge of \$398.00 per annum per non-residential Strata assessment for which the water supply is available and connected.
- e) Non Residential Community Water Access Charge in respect of non-residential land to which the water supply is available and connected, and whereby Council has by resolution identified the assessment as being subject to Non Residential Community Water Access charges, in accordance with the number and size of water service meters connected to the parcel as follows (excluding fire service meters);

Water Meter Size	Annual Charge
20mm	\$199.00
25mm	\$311.00
32mm	\$508.00
40mm	\$795.00
50mm	\$1,242.00
80mm	\$3,182.00
100mm	\$4,971.00

7. VACANT SEWER ACCESS CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual vacant sewer access charges for the 2017-18 rating year:

- a) Vacant Residential Sewer Access Charge of \$213.00 per annum per residential assessment to which sewerage services are available but not connected.
- b) Vacant Non Residential Sewer Access Charge of \$213.00 per annum per non residential assessment to which sewerage services are available but not connected, excepting any parcel of land to which a Vacant Non Residential Community Sewer Access Charge applies.
- c) Vacant Non Residential Community Sewer Access Charge of \$106.50 per annum per non-residential assessment to which sewerage services are available but not connected, and whereby Council has by resolution identified the assessment as being subject to Vacant Non Residential Community Sewer Access charges.



8. SEWER ACCESS CHARGES (effective 1st June 2017)

The annual sewer access charges as identified below are charged quarterly in arrears.

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Gundagai Council hereby resolves to make the following annual sewer access charges for the 2017-18 rating year:

- a) Residential Sewer Access Charge of \$426.00 per annum per residence to which sewerage services are available and connected.
- b) Non Residential Sewer Access Charge in respect of non-residential land to which sewerage services are available and connected, excepting any parcel of land to which a Non Residential Community Sewer Access Charge applies, in accordance with the number and size of the water service meters connected to the land as follows (excluding fire service meters);

Water Meter Size	Annual Charge
20mm	\$250.00
25mm	\$391.00
32mm	\$642.00
40mm	\$1,002.00
50mm	\$1,565.00
80mm	\$4,008.00
100mm	\$6,262.00

- c) Non Residential Community Sewer Access Charge in respect of non-residential land to which a sewerage service is available and connected, and whereby Council has by resolution identified the assessment as being subject to Non Residential Community Sewer Access charges, in accordance with the number and size of water service meters connected to the land as follows (excluding fire service meters);

Water Meter Size	Annual Charge
20mm	\$125.00
25mm	\$197.00
32mm	\$321.00
40mm	\$501.00
50mm	\$782.00
80mm	\$2,004.00
100mm	\$3,131.00

- d) On-Site Sewerage Management Administration Charge of \$20.00 per annum per assessment to which on-site sewerage services are available and connected.
- e) The minimum total annual charge for combined sewerage access charges and sewer usage charges for a Non Residential property, other than property to which a Non Residential



Community Sewer Access or Vacant Non Residential Community Sewer Access Charge applies, shall be \$426.00 per annum per assessment.

9. WATER CONSUMPTION CHARGES (effective 1st June 2017)

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Council hereby resolves to make the following water consumption charges for the 2017-18 rating year:

- a) Residential Water Usage Charge on all residential land connected to the water supply based on actual usage of \$2.04 per kilolitre (including water supply by fire service meters).
- b) Non Residential Water Usage Charge on all non residential land connected to the water supply, excepting any land to which a Non Residential Community Water Usage Charge applies, based on actual usage of \$2.24 per kilolitre (including water supply by fire service meters).
- c) Non Residential Community Water Usage Charge on all land connected to the water supply, and whereby Council has by resolution identified the assessment as being subject to Non Residential Community Water Usage charges, based on actual usage of \$1.69 per kilolitre (including water supply by fire service meters).

10. SEWER USAGE CHARGES (effective 1st June 2017)

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Council hereby resolves to make the following sewer usage charges for the 2017-18 rating year:

- a) Sewer Usage Charge on all non residential land connected to the sewerage service of \$2.4000 per kilolitre of the volume of sewerage discharged (including water supply by fire service meters).

The volume of sewerage discharged shall be calculated by multiplying the volume of water measured at the water meter(s) connected to the property, based on actual usage per kilolitre, by the sewerage discharge factors (SDF) for the predominant use of the property as follows:

<u>PROPERTY USE</u>	<u>SDF</u>
Shops, offices or similar	95%
Council maintained Parks & Gardens	30%
Community Use (as defined in Community Based Not For Profit Organisations)	50%
Non Residential Other- including industrial	85%

- b) The minimum total annual charge for combined sewerage access charges and sewer usage charges for a Non Residential property, other than property to which a Non Residential Community Sewer Access or Vacant Non Residential Community Sewer Access Charge applies, shall be \$426.00 per annum per assessment.

11. INTEREST ON OVERDUE RATES AND CHARGES

In accordance with Section 566(1) of the *Local Government Act 1993*, Council set the interest rate on overdue rates and charges for the 2017-18 rating year at 7.5% per annum, calculated on a daily basis.

12. COMMUNITY BASED NOT FOR PROFIT ORGANISATIONS

Council hereby resolves to make the assessments shown below as being those assessments to which the Non Residential Community Water Access Charges, Non Residential Community Sewer Access Charges, Non Residential Community Water Usage Charges and Non Residential Community Sewer Usage Charges shall apply (as relevant including vacant charges) from 1st June 2017 unless the property is sold or use of land changes:

Assessment	Name of Occupier (whom water is billed)	Use of Land
Religious Organisations		
10013423	Salvation Army	Minister's residence
10029320	Salvation Army Prop Trust	Place of worship
10029445	Uniting Church	Religious teaching
10029478	Uniting Church	Place of worship
10039766	Australasia Conference (7th Day Adventists)	Place of worship
10001451	Convent of Mercy	Minister's residence
10001477	Catholic Church Trustees	Place of worship
10001485	Catholic Church Trustees	Minister's residence
10008142	Presbyterian Church	Place of worship
10013340	Jehovahs Witnesses Congregations	Place of worship
10015444	Church of Foursquare Gospel	Place of worship
10015832	Baptist Church of NSW	Place of worship
10017119	Anglican Church of Australia	Minister's residence
10017135	Anglican Church of Australia	Place of worship
Local Sporting and Charitable Community Groups		
10030450	Town Tennis Club [owned by Crown (Council)]	Sporting facility
10030468	Rugby League Club and others [owned by Crown (Council)]	Sporting facility
10039865	Elouera Association	Not for profit organisation
10033223	Pre-School Kindergarten	Community facility
10035780	Cootamundra Lions Club [owned by Crown (Council)]	Community group
10039246	Cootamundra Health Care Co-operative (Nursing Home)	Community facility
10006294	St Vincent DePaul Society	Public charity
10008399	Boy Scouts Association	Community group
10008431	Ex-Servicemens and Citizens Club	Community facility
10008845	Australian Red Cross Society House	Public charity



Assessment	Name of Occupier (whom water is billed)	Use of Land
10009660	Showground Users Group [owned by Crown (Council)]	Community facility
10010320	The Cootamundra Country Club	Community facility
10011955	Retirement Village	Community facility
10012060	Elouera Association School	Not for profit organisation
10015725	Girl Guides Association	Community group
10046159	Elouera Association Office	Not for profit organisation
10045698	Strikers Soccer	Sporting facility
10017556	Cootamundra Squash Association	Sporting facility
10010882	CADAS Coota West	Community group
11000080	State Emergency Service	SES Shed
Council Community Assessments		
10034288	Cootamundra-Gundagai Regional Council	Bradman/Memorabilia Cottages
10030443	Cootamundra-Gundagai Regional Council	Sports Stadium
10030476	Cootamundra-Gundagai Regional Council	Nicholson Park
10031094	Cootamundra-Gundagai Regional Council	Bradman Oval
10012656	Cootamundra-Gundagai Regional Council	Ex-Baby Health Centre (Elouera)
10012896	Cootamundra-Gundagai Regional Council	Swimming Pool
10017945	Cootamundra-Gundagai Regional Council	Stratton Park
10032480	Cootamundra-Gundagai Regional Council	Kantara-Dillon Ave tree-space
10032969	Cootamundra-Gundagai Regional Council	Jubilee Ave Parklet
10033272	Cootamundra-Gundagai Regional Council	Southee Circle Park
10042158	Cootamundra-Gundagai Regional Council	Rural Fire Service
10033751	Cootamundra-Gundagai Regional Council	Kingston Playground
10036499	Cootamundra-Gundagai Regional Council	Albert Park
10037232	Cootamundra-Gundagai Regional Council	Country Club Oval
10046134	Cootamundra-Gundagai Regional Council	Jubilee Park
10046969	Cootamundra-Gundagai Regional Council	Clarke Oval
10002533	Cootamundra-Gundagai Regional Council	Fisher Park
10009918	Cootamundra-Gundagai Regional Council	Harold Conkey Pk (Pinkstone Ave)
10011088	Cootamundra-Gundagai Regional Council	Heritage Centre
10018612	Cootamundra-Gundagai Regional Council	Town Hall
10018646	Cootamundra-Gundagai Regional Council	War Memorial Library
10018794	Cootamundra-Gundagai Regional Council	Creative Arts & Cultural Centre
10046084	Cootamundra-Gundagai Regional Council	Wallendoon Street Toilet Block
10047330	Cootamundra-Gundagai Regional Council	Cemetery
10030674	Cootamundra-Gundagai Regional Council	Garden Meters (inc Apex Park)
10002426	Cootamundra-Gundagai Regional Council	Murray Street Carpark
10016830	Cootamundra-Gundagai Regional Council	Mitchell Park



Assessment	Name of Occupier (whom water is billed)	Use of Land
10018232	Cootamundra-Gundagai Regional Council	Harley Estate Park
11000650	Cootamundra-Gundagai Regional Council	Muttama Creek Walkway

18/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

That Council make the following rates and annual charges for the former Gundagai Shire area.

13. ORDINARY RATES

In accordance with the provisions of Section 535 of the *Local Government Act 1993* Council hereby resolves to make the following rates and charges for the 2017-18 rating year:

- a) *A Farmland Category Rate* of 0.4408 cents in the dollar, for all rateable land within the Farmland Category in Council's area, as defined in Section 515 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$318 per assessment.
- b) *A Residential Category Rate* of 0.6791 cents in the dollar, for all rateable land within the Residential Category in Council's area, as defined in Section 516 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$318 per assessment.
- c) *A Business Category Rate* of 1.2691 cents in the dollar, for all rateable land within the Business Category in Council's area, as defined in Section 518 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$514 per assessment.
- d) *A Mining Category Rate* 0.4408 cents in the dollar, for all rateable land within the Mining Category in Council's area, as defined in Section 517 of the *Local Government Act 1993*, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$318 per assessment.

14. SPECIAL RATES

In accordance with the provisions of Section 535 and 495 of the *Local Government Act 1993* Council hereby resolves to make the following rates and charges for the 2017-18 rating year:

- a) *A Town Improvement District (TID) Rate* of 0.4486 cents in the dollar, for all rateable land within the Gundagai Town Improvement District as defined by resolution No. 210 of the Council Meeting of 14 April 1998, based upon the land value at a base valuation date of 1 July 2016, with a minimum amount of \$214 per assessment.

15. WASTE MANAGEMENT CHARGES



In accordance with the provisions of Sections 535, 496 and 501 of the *Local Government Act 1993* Council hereby resolves to make the following domestic waste management and waste management charges for the 2017-18 rating year:

- a) Residential Domestic Waste Management Charge of \$403.00 per annual service for each parcel of rateable residential land within the Gundagai Scavenging area for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 120 litre bin for domestic rubbish and a fortnightly service of one 240 litre bin for recyclable domestic rubbish.
- b) Non-Residential Waste Management Charge of \$403.00 per annual service for each parcel of non-residential rateable land within the Gundagai Scavenging area for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular weekly service of one 240 litre bin for domestic waste and a fortnightly service of one 240 litre bin for recyclable waste. Non-residential rateable land within the central business district area is provided with a bi-weekly collection service and levied a minimum charge of 2 services per week.
- c) Organics Charge of \$54.00 per annual service for each parcel of rateable residential land within the Gundagai Scavenging area for which the service is available, excluding vacant and unoccupied land. The levying of such charge is to entitle the ratepayer to a regular fortnightly service of one 240 litre bin for green domestic waste.
- d) Domestic Waste Management Unoccupied Gundagai Charge of \$21 on each parcel of rateable land within the Gundagai Scavenging area for which a domestic waste management service is available but the land is vacant and unoccupied.
- e) Rural Waste Charge of \$58 on each parcel of rateable land outside the Gundagai Scavenging area. The levying of such charge is to entitle the ratepayer to dispose of domestic waste and domestic recyclables at one of the 4 transfer stations located at Coolac, Muttama, Nangus & Tumblong village's.

16. STORMWATER MANAGEMENT CHARGES

In accordance with the provisions of Section 535, 496A and 510A of the *Local Government Act 1993*, Council hereby resolves to make the following annual stormwater management charges, in respect of occupied rateable land within the Town Improvement District area of Gundagai, excepting Council owned or controlled parks, land and buildings, or other land exempt as per Section 496A(2) of the *Local Government Act 1993*, for the 2017-18 rating year:

- a) Stormwater Management Charge of \$25.00 per annum per assessment of occupied rateable land within the Town Improvement District area, excluding land that is part of a residential strata allotment.
- b) Strata Stormwater Management Charge of \$12.50 per annum per residential Strata assessment within the Town Improvement District area.



17. UNCONNECTED WATER ACCESS CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual unconnected water access charges for the 2017-18 rating year:

- a) Unconnected Residential Water Access Charge of \$209.00 per annum per residential assessment to which the water supply is available but not connected.
- b) Unconnected Non Residential Water Access Charge of \$209.00 per annum per non residential assessment to which the water supply is available but not connected.

18. WATER ACCESS CHARGES

The annual water access charges as identified below are charged bi-annual in arrears.

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual water access charges for the 2017-18 rating year:

- a) Residential Water Access Charge of \$209.00 per annum on residential land to which the water supply is available and connected
- b) Non Residential Water Access Charge in respect of non-residential land to which the water supply is available and connected, in accordance with the number and size of water service meters connected to the parcel as follows;

Water Meter Size	Annual Charge
20mm	\$209.00
25mm	\$327.00
40mm	\$836.00
50mm	\$1,307.00
63mm	\$2,074.00
75mm	\$2,938.00
100mm	\$5,225.00

19. UNCONNECTED SEWER ACCESS CHARGES

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual unconnected sewer access charges for the 2017-18 rating year:

- a) Unconnected Residential Sewer Access Charge of \$118.00 per annum per residential assessment to which sewerage services are available but not connected.
- b) Unconnected Non Residential Sewer Access Charge of \$118.00 per annum per non residential assessment to which sewerage services are available but not connected.

20. SEWER ACCESS CHARGES

The annual sewer access charges as identified below are charged bi-annual in arrears.

In accordance with the provisions of Section 535 and 501 of the *Local Government Act 1993*, Council hereby resolves to make the following annual sewer access charges for the 2017-18 rating year:

- a) Residential Sewer Access Charge of \$751.00 per annum per residence to which sewerage services are available and connected.
- b) Non Residential Sewer Access Charge in respect of non-residential land to which sewerage services are available and connected, in accordance with the number and size of the water service meters connected to the land as follows;

Water Meter Size	Annual Charge
20mm	\$197.00
25mm	\$307.00
40mm	\$787.00
50mm	\$1,230.00
63mm	\$1,951.00
75mm	\$2,764.00
100mm	\$4,916.00

The minimum total annual charge for combined sewerage access charges and sewer usage charges for a Non Residential property shall be \$751.00 per annum per assessment.

21. WATER CONSUMPTION CHARGES

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Council hereby resolves to make the following water consumption charges for the 2017-18 rating year:

- a) Residential Water Usage Charge on all residential land connected to the water supply based on actual usage;

	Usage Charge/kL
0-300kL	\$1.54
301-500kL	\$2.09
500+ kL	\$3.58

- b) Non Residential Water Usage Charge on all non residential land connected to the water supply, based on actual usage of \$2.09 per kilolitre.

22. SEWER USAGE CHARGES

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Council hereby resolves to make the following sewer usage charges for the 2017-18 rating year:

- a) Sewer Usage Charge on all non residential land connected to the sewerage service of \$2.98 per kilolitre of the volume of sewerage discharged.

The volume of sewerage discharged shall be calculated by multiplying the volume of water measured at the water meter(s) connected to the property, based on actual usage per kilolitre, by the sewerage discharge factors (SDF) for the predominant use of the property as follows:

PROPERTY USE	SDF
Concrete Plant/Park Watering	02%
Pool	10%
Bowling Green/Clubhouse	20%
Caravan Park	60%
School, Church	50%
Hospital, Motel	85%
General business, RLPB, Pharmacy, Medical Centre, Bakery, Restaurant/Hotel/Club, Takeaway food, McDonalds, Service Station, Dentist, Butcher, Hairdresser, Supermarket, Carwash	95%
Sewer Well	100%

The minimum total annual charge for combined sewerage access charges and sewer usage charges for a Non Residential property shall be \$751.00 per annum per assessment.

23. TRADE WASTE CHARGES

The annual trade waste charges as identified below are charged bi-annual in arrears.

In accordance with the provisions of Section 535 and 502 of the *Local Government Act 1993*, Council hereby resolves to make the following trade waste charges for the 2017-18 rating year:

- a) Trade Waste Annual Fee on non residential land connected to the sewerage service of \$216.00 where liquid trade waste is discharged.
- b) Trade Waste Usage Charge on all non residential land connected to the sewerage service of \$4.00 per kilolitre of the estimated volume of liquid trade waste discharged to the sewerage system with prescribed pre-treatment.

The volume of liquid trade waste discharged shall be calculated by multiplying the volume of water measured at the water meter(s) connected to the property, based on actual usage per kilolitre, by the trade waste discharge factors (TWDF) for the predominant use of the property as follows:



<u>PROPERTY USE</u>	<u>TWDF</u>
Concrete Plant/Park Watering & Sewer Well	01%
Pool, Bowling Green/Clubhouse & General Business	10%
RLPB, Pharmacy & Medical Centre	20%
Caravan Park, School, Church & Bakery	25%
Motel, Restaurant/Hotel/Club	30%
Takeaway Food	50%
McDonalds	62%
Service Station	70%
Dentist	80%
Hospital	85%
Butcher, Hairdresser, Supermarket, Carwash	90%

24. INTEREST ON OVERDUE RATES AND CHARGES

In accordance with Section 566(1) of the *Local Government Act 1993*, Council set the interest rate on overdue rates and charges for the 2017-18 rating year at 7.5% per annum, calculated on a daily basis.

16) INVESTMENT REPORT

The purpose of this report is to provide Council with a list of Council funds invested as at 31 May 2017.

A summary of investments for the Cootamundra Area as at 31 May 2017 forms **TABLED DOCUMENT 10 JUNE, 2017 (Page 66)**.

A summary of investments for the Gundagai Area as at 31 May 2017 forms **TABLED DOCUMENT 11 JUNE, 2017 (Page 67)**.

RECOMMENDATION

The Investment Reports as at 31 May 2017 be received and noted.

19/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

The Investment Reports as at 31 May 2017 be received and noted.

OPERATIONS DIVISION

OPERATIONS

17) THREE WAY BRIDGE REPAIRS

Introduction

Earlier this year it was identified that the Bridge on Three-ways Road had suffered a major structural failure. As a result a 10 tonne load limit was placed on the bridge and a design process was undertaken to undertake repairs to the existing structure.

Discussion

The Threeways road services vehicles from Adjungbilly heading to both Tumut or Yass via Wee – Jasper Road and is an important heavy vehicle access to this area. The damage that occurred was failure of several timber girders with major cracking and reduced structural capacity.

The bridge itself currently has a Bridgewood (laminated timber) deck with timber girders and steel handrails with concrete abutments and piers. Currently sourcing timber Girders sufficient to return the bridge to previous condition is becoming harder and harder so it was decided to replace the timber structural members with steel girders. This also enabled the deck to be raised approximately 400mm to remove the severe vertical curve arrangement and the impact loadings on the bridge from loaded trucks impacting.

The design has been undertaken by Xeros Piccolo in Wagga which will enable up to HML loading over the bridge in the future.

The plan now is to lift the old deck off (for re-use as the existing deck is in good condition) then replace the timber sub structure with a steel substructure as per the design. Then the approaches will need to be reworked due to the increase in height. It is estimated to undertake these works will cost \$150,000. At the moment the only means Council has to fund these repairs is through the Roads to Recovery allocation. The 2017/18 allocation for Roads to recovery is \$1,129,201 with no projects currently allocated.

RECOMMENDATION

Council allocate \$150,000 from the Roads to Recovery allocation to undertake the repairs to the Bridge on Three-ways Road.

20/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

Council allocate \$150,000 from the Roads to Recovery allocation to undertake the repairs to the Bridge on Three-ways Road.

ASSET MANAGEMENT DIVISION

ASSET MANAGEMENT

18) PROPOSED ROAD CLOSURE

Introduction

Council recently received a request from NSW Department of Primary Industry seeking comment regarding closing a section of 'unformed crown road reserve' **TABLED DOCUMENT 12 JUNE 2017 (pages 68-71)**

Discussion

The DPI have received a request from neighbouring land owners to close the a portion of the Unformed Council and Crown road running off Rosehill Road and along the northern boundary of Lots 248 and 301 DP753600 and the southern and eastern boundaries of Lot 11 DP 871933. Parish: Cooney, County: Harden. This is also shown on the above mentioned tabled document.

As this section of road is still vested in Council, it will require council approval for its disposal. Given the location and that council does not see any value in maintaining interest in this section of unformed road, it is recommended that approval be given for its disposal.

As part of the procedure for closing roads, the DPI has also advertised in the local newspaper for public comment on this proposed closure.

RECOMMENDATION

**Council approve the disposal of the portion of road reserve as noted below.
'Unformed Council and Crown road running off Rosehill Road and along the northern boundary of Lots 248 and 301 DP753600 and the southern and eastern boundaries of Lot 11 DP 871933.
Parish: Cooney, County: Harden**

21/06/2017 RESOLVED – Moved: Sykes Seconded: Sykes

Council approve the disposal of the portion of road reserve as noted below.

'Unformed Council and Crown road running off Rosehill Road and along the northern boundary of Lots 248 and 301 DP753600 and the southern and eastern boundaries of Lot 11 DP 871933. Parish: Cooney, County: Harden



LATE REPORTS

19) FUNDING ANNOUNCEMENT FOR KIDS WHO PLAY SPORT

As part of Tuesday's Budget, the NSW Government unveiled plans for an annual \$100 Active Kids Rebate, paid to parents for each school-aged child engaged in sport or swimming lessons. Member for Cootamundra Katrina Hodgkinson has supported the initiative, and her budget speech forms [LATE TABLED DOCUMENT 13 JUNE 2017 \(Pages 1-2\)](#).

RECOMMENDATION

The information be noted.

22/06/2017 **RESOLVED – Moved: Sykes** **Seconded: Sykes**

The information be noted.



20) CGRC AMALGAMATION PEER REVIEW REPORT

Council has commissioned a peer review of the Cootamundra-Gundagai Regional Council, including the following analysis.

1. A high-level peer review of the CGRC consolidated financial accounts and Integrated, Planning and Reporting documents to enable the Administrator to gain an understanding of the need to maintain the integrity and spirit of the former Councils Integrated Planning and Reporting documents. In particular, relating to the maintenance of services and service levels and community infrastructure commitments identified in the adopted four (4) year capital works programs;
2. A high-level peer review of the Initial CGRC Amalgamation Transition Plan to enable the Administrator to develop an understanding of the current status of progress and develop a next phase Amalgamation Transition Implementation Action Plan;
3. A review of the funding options relating to construction of the Gundagai Sewerage Treatment Plant upgrade and other identified proposed major capital projects;
4. Based upon the outcome of these reviews undertake a mentoring role with specific staff involved in the amalgamation implementation process as required by the Interim General Manager.

The report, prepared by The Inglis Group, has now been received by Council, and forms **TABLED DOCUMENT 14 JUNE 2017 (Pages 3-36)**.

RECOMMENDATION

The information be noted.

23/06/2017 RESOLVED: - MOVED: Sykes SECONDED: Sykes

1. **The recommendations included in the Peer Review Report be endorsed.**
2. **The General Manager develop a strategic action plan to facilitate the carrying out of the recommendations of the Peer Review Report.**



QUESTIONS WITHOUT NOTICE

21) GUNDAGAI HIGH SCHOOL MULTI-PURPOSE HALL

The Administrator asked the General Manager to investigate opportunities for long term access to the Gundagai High School Hall for after school hours and community use.

There being no further business the meeting closed at 1.04pm.

These Minutes were confirmed by resolution of Council at the Council Meeting held on Monday 31 July 2017 and endorsed by:

ADMINISTRATOR

INTERIM GENERAL MANAGER