



MINUTES OF THE EXTRAORDINARY MEETING OF THE QUEANBEYAN CITY COUNCIL held at the Council Chambers, 10 Majara Street, Bungendore on Wednesday, 20 July 2016 commencing at 5.30pm.

ATTENDANCE

Councillors: T Overall (Chair).

Staff: P Bascomb, Deputy General Manager; M Thompson, Director Environment, Planning & Development; P. Hansen, Director Infrastructure and D Fulton, Acting Director Economic and Community Development.

Also Present: W Blakey, Management Accountant (Clerk of the Meeting) and H. Hone (Minute Secretary).

1. APOLOGIES

The apology of the General Manager Peter Tegart was noted.

2. PRESENTATIONS/DEPUTATIONS/PETITIONS

Mr Tony Carroll – Item S1 - Adoption of Operational Plan 2016-17

Mr Walter Raynolds – Item 4.1 Making the Rate Financial Year 2016/2017 - former Local Government Area of Queanbeyan City Council and Item 4.2 Making the Rate Financial Year 2016/2017 - former Local Government Area of Palerang Council.

3. DECLARATIONS OF INTEREST

RESOLVED (Overall)

That the Administrator now disclose any interests and reasons for declaring such interest in the matters under consideration by Council at this meeting.

No disclosures were presented.

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4. GENERAL MANAGER'S REPORTS**4.1 Making the Rate Financial Year 2016/2017 - former Local Government Area of Queanbeyan City Council**

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RESOLVED (Overall)

The Administrator resolved that:

1. Council make the following Rates and Annual Charges for the 2016/2017 financial year.

Residential Rates***RESIDENTIAL URBAN***

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point three seven four eight cents in the dollar (0.3748) and a Base Amount of three hundred and six dollar and ten cents (\$306.10), exempt of the Goods and Services Tax (GST), per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 12 of the Revenue Policy within the former Council of Queanbeyan City categorised as "RESIDENTIAL URBAN", in accordance with Section 516 and Section 529 (2)(b) of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "RESIDENTIAL URBAN".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is twenty seven per cent (27%) of the total amount payable by the levying of the rate.

RESIDENTIAL GOOGONG

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point four seven two three cents in the dollar (0.4723) and a Base Amount of three hundred and seventy seven dollars and fifty cents (\$377.50), exempt of the Goods and Services Tax (GST) per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 12 of the Revenue Policy within the former Council of Queanbeyan City categorised as "RESIDENTIAL GOOGONG", in accordance with Section 516 and Section 529 (2)(b) of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "RESIDENTIAL GOOGONG".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is twenty five per cent (25%) of the total amount payable by the levying of the rate.

RESIDENTIAL TRALEE

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point four seven two three cents in the dollar (0.4723) and a Base Amount of three hundred and seventy seven dollars and fifty cents (\$377.50), exempt of the Goods and Services Tax (GST) per assessment in

accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 12 of the Revenue Policy within the former Council of Queanbeyan City categorised as "RESIDENTIAL TRALEE", in accordance with Section 516 and Section 529 (2)(b) of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "RESIDENTIAL TRALEE".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is zero per cent (0%) of the total amount payable by the levying of the rate.

RESIDENTIAL ORDINARY GENERAL

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point one four two zero three cents in the dollar (0.14203) and a Base Amount of four hundred and sixty eight dollars and seventy cents (\$468.70), exempt of the Goods and Services Tax (GST) per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 12 of the Revenue Policy within the former Council of Queanbeyan City categorised as "RESIDENTIAL GENERAL", in accordance with Section 516 and Section 529 (2)(b) of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "RESIDENTIAL ORDINARY".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is forty three per cent (43%) of the total amount payable by the levying of the rate.

RURAL RESIDENTIAL

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point one four two zero three cents in the dollar (0.14203) and a Base Amount of four hundred and sixty eight dollars and seventy cents (\$468.70), exempt of the Goods and Services Tax (GST) per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land within the former Council of Queanbeyan City categorised as "RURAL RESIDENTIAL", in accordance with Section 516 of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "RURAL RESIDENTIAL".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is six per cent (6%) of the total amount payable by the levying of the rate.

Business Rates

BUSINESS GENERAL

That an ordinary rate, consisting of an Ad-Valorem Rate of one point three one four seven cents in the dollar (1.3147) and a Base Amount of four hundred and fourteen dollars and eighty cents (\$414.80), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land within the former Council of

Queanbeyan City categorised as "BUSINESS", in accordance with Section 518 of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "BUSINESS".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is six per cent (6%) of the total amount payable by the levying of the rate.

BUSINESS CBD

That an ordinary rate, consisting of an Ad-Valorem Rate of one point seven five four two cents in the dollar (1.7542) and a Base Amount of six hundred and fifteen dollars and seventy cents (\$615.70), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 11 of the Revenue Policy within the on all rateable land within the former Council of Queanbeyan City categorised as "BUSINESS CBD", in accordance with Section 518 and Section 529(2)(d) of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "BUSINESS CBD".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is six per cent (6%) of the total amount payable by the levying of the rate.

BUSINESS INDUSTRIAL

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point seven five three six cents in the dollar (0.7536) and a Base Amount of four hundred and fifteen dollars and ninety cents (\$415.90), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 11 of the Revenue Policy within the on all rateable land within the former Council of Queanbeyan City categorised as "BUSINESS INDUSTRIAL", in accordance with Section 518 and Section 529(2)(d) of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "BUSINESS CBD".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is twelve per cent (12%) of the total amount payable by the levying of the rate.

BUSINESS REGIONAL

That an ordinary rate, consisting of an Ad-Valorem Rate of two point one two two eight cents in the dollar (2.1228) and a Base Amount of five hundred and one dollars and twenty cents (\$501.20), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 11 of the Revenue Policy within the on all rateable land within the former Council of Queanbeyan City categorised as either "BUSINESS KARABAR", "BUSINESS JERRABOMBERRA" or "BUSINESS GOOGONG", in accordance with Section 518 and Section 529(2)(d) of the *Local*

Government Act 1993, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "BUSINESS REGIONAL".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is three per cent (3%) of the total amount payable by the levying of the rate.

BUSINESS KARABAR

That an ordinary rate, consisting of an Ad-Valorem Rate of two point one two two eight cents in the dollar (2.1228) and a Base Amount of five hundred and one dollars and twenty cents (\$501.20), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 11 of the Revenue Policy within the on all rateable land within the former Council of Queanbeyan City categorised as "BUSINESS KARABAR" , , in accordance with Section 518 and Section 529(2)(d) of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "BUSINESS KARABAR".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is zero per cent (0%) of the total amount payable by the levying of the rate.

BUSINESS JERRABOMBERRA

That an ordinary rate, consisting of an Ad-Valorem Rate of two point one two two eight cents in the dollar (2.1228) and a Base Amount of five hundred and one dollars and twenty cents (\$501.20), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 11 of the Revenue Policy within the on all rateable land within the former Council of Queanbeyan City categorised as "BUSINESS JERRABOMBERRA" , , in accordance with Section 518 and Section 529(2)(d) of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "BUSINESS JERRABOMBERRA".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is zero per cent (0%) of the total amount payable by the levying of the rate.

BUSINESS GOOGONG

That an ordinary rate, consisting of an Ad-Valorem Rate of two point one two two eight cents in the dollar (2.1228) and a Base Amount of five hundred and one dollars and twenty cents (\$501.20), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land indicated on Page 11 of the Revenue Policy within the on all rateable land within the former Council of Queanbeyan City categorised as "BUSINESS GOOGONG" , in accordance with Section 518 and Section 529(2)(d) of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local*

Government Act 1993, this rate be named "BUSINESS GOOGONG".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is zero per cent (0%) of the total amount payable by the levying of the rate.

Farmland Rates

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point zero eight seven zero five cents in the dollar (0.08705) and a Base Amount of eight hundred and fifteen dollars and ninety cents (\$815.90), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land within the former Council of Palerang categorised as "FARMLAND", in accordance with Section 515 of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "FARMLAND".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is twenty five per cent (25%) of the total amount payable by the levying of the rate.

Mining Rates

That an ordinary rate, consisting of an Ad-Valorem Rate of one point three one four seven cents in the dollar (1.3147) and a Base Amount of four hundred and fourteen dollars and eighty cents (\$414.80), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land in the former Council of Palerang categorised as "MINING", in accordance with Section 517 of the *Local Government Act 1993*, be now made for the period 1 July 2015 to 30 June 2016 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "MINING".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is zero per cent (0%) of the total amount payable by the levying of the rate.

Domestic Waste Management

Waste Management Annual Charges

In the case of all land within the former Queanbeyan City Council area, for which a Domestic Waste Management (DWM) service is provided or proposed to be provided of the DWM Bin Services in the following Table an Annual Charge in accordance with s.496 of the *Local Government Act*:

| Table 1. | | | | |
|--|---|--|--|------------|
| Defined Service Area* | DWM Bin Service | Service Frequency | Charge Amount | GST |
| Former Queanbeyan City Council Local Government Urban Area | 140L Waste 240L Recycling 240L Green Waste | Weekly Fortnightly Fortnightly | \$300.00 | Nil |
| Former Queanbeyan City Council Local Government Urban Area | 240L Waste 240L Recycling 240L Green Waste | Weekly Fortnightly Fortnightly | \$399.00 | Nil |
| Former Queanbeyan City Council Local Government Urban Area | Additional Bins Service 140L Waste 240L Waste 240L Recycling 240L Green Waste | Weekly Weekly Fortnightly Fortnightly | \$139.00 \$169.00 \$76.00 \$76.00 | Nil |
| Former Queanbeyan City Council Local Government Urban Area | Multi-Unit Shared Service 240L Waste 240L Recycle | Weekly Fortnightly | \$273.00 | Nil |
| Former Queanbeyan City Council Local Government Urban Area | Multi-Unit Shared Service 240L Waste 240L Recycle 240L Green Waste | Weekly Fortnightly Fortnightly | \$300.00 | Nil |
| Former Queanbeyan City Council Local Government Urban Area | Multi-Unit Shared Service 140L Waste Shared Recycle Booked Cleanup | Weekly Fortnightly Bi-annually | \$273 | |
| Former Queanbeyan City Council Local Government Urban Area | Multi-Unit Shared Service 140L Waste 240L Recycle 240L Green Waste | Weekly Fortnightly Fortnightly | \$300 | |

| | | | | |
|--|-------------------------------------|----------------------------|----------|-----|
| Former Queanbeyan City Council Local Government Urban Area | Vacant Domestic Charge | | \$36.00 | Nil |
| Former Queanbeyan City Council Local Government Urban Area | Recycling Bin Upsize 360L Recycling | Fortnightly | \$22.00 | |
| Former Queanbeyan City Council Local Government Rural Area | Availability Charge | | \$44.00 | Nil |
| Former Queanbeyan City Council Local Government Rural Area | 240L Waste 240L Recycling | Fortnightly Fortnightly | \$325.00 | Nil |
| Former Queanbeyan City Council Local Government Rural Area | 240L Recycling only | Fortnightly | \$165.00 | Nil |
| Former Queanbeyan City Council Local Government Rural Area | Additional 240L waste | Fortnightly | \$154.00 | Nil |
| Former Queanbeyan City Council Local Government Rural Area | Additional 240L recycling | Fortnightly | \$118.00 | Nil |

Commercial Waste Annual Charge

In the case of all land within the former Queanbeyan City Council area, for which a Commercial Waste Management (BWM) service is provided or proposed to be provided for Commercial Waste Bin Services in the following table an Annual Charge in accordance with s.501 of the *Local Government Act*.

| Table 2. | | | | | |
|--|---------------------|--------------------------|----------------------|------------|--|
| Defined Service Area* | Bin Service | Service Frequency | Annual Charge | GST | |
| Former Queanbeyan City Council Local Government Area | Availability Charge | | \$88.00 | Nil | |
| Former Queanbeyan City Council Local Government Area | 240L Waste | Weekly | \$234.00 | Nil | |
| Former Queanbeyan City Council Local Government Area | 240L Recycling | Fortnightly | \$84.00 | Nil | |
| Former Queanbeyan City Council Local Government Area | 240L Green Waste | Fortnightly | \$84.00 | Nil | |

WATER ANNUAL CHARGES

Water Annual Access Charge

The Water Access Charge for the year ending 30 June 2017 be in accordance with the meter size for all rateable/non rateable properties for which Council service is available, with such charge to apply to occupied and unoccupied properties. A fixed water charge is levied on all units or dual occupancy properties (whether strata title or not) as provided under Best Practice Management of Water Supply and Sewerage Guidelines exempt of GST. Where a property has more than one separate occupancy (e.g. a granny flat) and additional 20mm access charge will be levied per occupancy.

| TABLE 3 | |
|-------------------|----------------------|
| Meter Size | Annual Charge |
| 20 mm | \$251.00 |
| 25 mm | \$392.00 |
| 32 mm | \$642.00 |
| 40 mm | \$1,003.00 |
| 50 mm | \$1,568.00 |
| 65 mm | \$2,649.00 |
| 80mm | \$4,013.00 |
| 100 mm | \$6,271.00 |

WATER USAGE CHARGES

A charge will be raised in accordance with Section 502 of the LGA for the use of Water Supply Services on a quarterly basis on the usage recorded through the water meter or meters connected to the property. Water usage will be charge at a single variable rate of \$3.72 per kl for the 2016-2017 year.

SEWER ANNUAL CHARGES

Sewerage charges are levied under the provisions of Section of the LGA to collect revenue from the property owners who actually benefit from the availability or use of a Council sewerage system and comprise of:

- Residential and non-Residential properties that are connected to a Council sewer mains.
- Vacant land situated within 75 meters of a Council sewer main and is able to be connected to Council' sewerage supply whether or not the property is actually connected to that sewerage system.

| TABLE 4 | |
|-------------------|----------------------|
| Meter Size | Annual Charge |
| 20 mm | \$643.00 |
| Vacant Land | \$418.00 |
| 25 mm | \$1,005.00 |
| 32 mm | \$1,646.00 |
| 40 mm | \$2,572.00 |
| 50 mm | \$4,019.00 |
| 65 mm | \$6,792.00 |
| 80 mm | \$10,288.00 |
| 100 mm | \$16,075.00 |

A Sewerage Discharge Factor (SDF) applies to all non-residential sewerage infrastructure users. The SDF is applied to the total water usage for properties and reflects the typical load properties place on the sewerage system.

| TABLE 5 | |
|-----------------------------|------------|
| Land Use Description | SDF |
| Non Residential | 90% |
| Concrete Batching/Nursery | 10% |
| Golf Course/Bowling Green | 5% |
| Laundromat/Hotel | 100% |

Sewerage Usage charges for non-residential properties are calculated by applying business category SDF to the Sewerage Usage Charge of \$1.11 per kl for 2016-17 and are raised to cover the sewerage treatment costs.

Liquid Trade Waste Annual Charges

In the case of all rateable land not categorised as residential within the benefit areas of the Queanbeyan Sewerage Scheme an Annual Access Charge exempt of GST in accordance with s.501 *Local Government Act 1993* for liquid trade waste as follows in Table 6:

| TABLE 6 | | | |
|------------------------------|-------------------|----------------------|---|
| Category of Discharge | Compliance | Annual Charge | Usage Rate per kilolitre |
| One | Complying | \$120.00 | \$0.00 |
| One | Non Complying | \$120.00 | \$2.32 |
| Two | Complying | \$120.00 | \$2.32 |
| Two | Non Complying | \$120 | \$19.71 |
| Three | | \$780 | As stated in Liquid Trade Waste Excess Mass charges in the Schedule of Fees and Charges |

RECYCLED WATER ANNUAL CHARGES

The Recycled Water Access Charge for the year ending 30 June 2017 be in accordance with the meter size for all rateable/non rateable properties for which Council service is available, with such charge to apply to occupied and unoccupied properties. A fixed recycled water charge is levied on all units or dual occupancy properties (whether strata title or not) as provided under Best Practice Management of Water Supply and Sewerage Guidelines exempt of GST. Where a property has more than one separate occupancy (e.g. a granny flat) and additional 20mm access charge will be levied per occupancy.

| TABLE 7 | |
|-------------------|----------------------|
| Meter Size | Annual Charge |
| 20 mm | \$251.00 |
| 25 mm | \$392.00 |
| 32 mm | \$642.00 |
| 40 mm | \$1,003.00 |
| 50 mm | \$1,568.00 |
| 65 mm | \$2,649.00 |
| 80mm | \$4,013.00 |
| 100 mm | \$6,271.00 |

RECYCLED WATER USAGE CHARGES

To promote water conservation, the pricing of recycled water has been calculated at the rate of 5% below the potable water prices.

A charge will be raised in accordance with Section 502 of the LGA for the use of Recycled Water Supply Services on a quarterly basis on the usage recorded through the water meter or meters connected to the property. Water usage will be charge at a single variable rate of \$3.53 per kl for the 2016-2017 year.

Interest on Overdue Rates & Charges

In accordance with s.566 *Local Government Act 1993*, interest accrue on outstanding rates and charges, and not received by the due date, for the year 1 July 2016 to 30 June 2017 at eight point five per cent (8.5%), exempt of GST, per annum simple interest calculated daily.

2. Council use the most recent land values supplied by the Valuer-General having a base date of 1 July 2015 for the former Local Government Area of Queanbeyan City Council.

4.2 Making the Rate Financial Year 2016/2017 - former Local Government Area of Palerang Council

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RESOLVED (Overall)

The Administrator resolved that:

1. Council make the following Rates and Annual Charges for the 2016/17 financial year.

Ordinary Rates

Residential Rates

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point one eight one six one cents in the dollar (0.18161) and a Base Amount of four hundred and sixty eight dollars (\$468.00), exempt of the Goods and Services Tax (GST), per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land within the former Council of Palerang categorised as "RESIDENTIAL", in accordance with Section 516 of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "RESIDENTIAL".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is forty eight per cent (48%) of the total amount payable by the levying of the rate.

Business Rates

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point one nine one eight cents in the dollar (0.19180) and a Base Amount of three hundred and ninety seven dollars (\$397.00), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land within the former Council of Palerang categorised as "BUSINESS", in accordance with Section 518 of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local*

Government Act 1993, this rate be named "BUSINESS".
Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is forty nine per cent (47%) of the total amount payable by the levying of the rate.

Farmland Rates

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point one eight three two four cents in the dollar (0.18324) and a Base Amount of one thousand, one hundred dollars (\$1,100.00), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land within the former Council of Palerang categorised as "FARMLAND", in accordance with Section 515 of the *Local Government Act 1993*, be now made for the period 1 July 2016 to 30 June 2017 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "FARMLAND".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is forty nine per cent (49%) of the total amount payable by the levying of the rate.

Mining Rates

That an ordinary rate, consisting of an Ad-Valorem Rate of zero point one four nine one six nine cents in the dollar (0.49169) and a Base Amount of one thousand and nineteen dollars (\$1019), exempt of GST, per assessment in accordance with section 537 of the *Local Government Act 1993* on all rateable land in the former Council of Palerang categorised as "MINING", in accordance with Section 517 of the *Local Government Act 1993*, be now made for the period 1 July 2015 to 30 June 2016 and in accordance with section 543(1) of the *Local Government Act 1993*, this rate be named "MINING".

Further that the percentage of the base amount, pursuant to Section 500 of the *Local Government Act 1993* is nine per cent (9%) of the total amount payable by the levying of the rate.

Annual Charges

Domestic Waste Management

Waste Management Annual Charges

In the case of all land within the former Palerang Council area, for which a Domestic Waste Management (DWM) service is provided or proposed to be provided of the DWM Bin Services in the following Table an Annual Charge in accordance with s.496 of the *Local Government Act*.

| Defined Service Area* | DWM Bin Service | Service Frequency | Charge Amount | GST |
|--|---|---|---|-----|
| Braidwood, Bungendore & Captains Flat | 140L Waste 240L Recycling 240L Green Waste | Weekly Fortnightly Fortnightly | \$352.50 | Nil |
| Braidwood, Bungendore & Captains Flat | 240L Waste 240L Recycling 240L Green Waste | Weekly Fortnightly Fortnightly | \$382.00 | Nil |
| Braidwood, Bungendore & Captains Flat | 360L Waste 240L Recycling 240L Green Waste | Weekly Fortnightly Fortnightly | \$427.00 | Nil |
| Braidwood, Bungendore & Captains Flat | Additional Bins Service 140L Waste 240L Waste 360L Waste 240L Recycling 360L Recycling | Weekly Weekly Weekly Fortnightly Fortnightly | \$143.00 \$219.00 \$304.00 \$80.00 \$121.00 | Nil |
| Royalla, Burra, Williamsdale, Majors Creek & Araluen | 240L Waste 240L Recycling | Fortnightly Fortnightly | \$285.00 | Nil |
| Royalla, Burra, Williamsdale, Majors Creek & Araluen | 360L Waste 240L Recycling | Fortnightly Fortnightly | \$362.50 | Nil |
| Royalla, Burra, Williamsdale, Majors Creek & Araluen | Additional Bins Service 140L Waste 240L Waste 360L Waste 240L Recycling 360L Recycling | Fortnightly Fortnightly Fortnightly Fortnightly Fortnightly | \$103.00 \$156.00 \$219.00 \$80.00 \$121.00 | Nil |
| Majors Creek & Araluen (Compound) | 240L Waste 240L Recycling 360L Waste 240L Recycling | Fortnightly Fortnightly | \$214.00 \$272.00 | Nil |
| Majors Creek & Araluen (Compound) | Additional Bins Service 240L Waste 360L Waste | Fortnightly Fortnightly | \$117.00 \$164.00 | Nil |

| | | | | |
|--|--|--------------------------------|-------------------------|------|
| | | | | |
| Sutton East, Carwoola, Urila & Primrose Valley | 240L Recycling or 360L Recycling | Fortnightly Fortnightly | \$99.00 \$142.00 | Nil |
| Sutton East, Carwoola, Urila & Primrose Valley | Additional Bins Service 240L Recycling 360L Recycling | Fortnightly Fortnightly | \$80.00 \$121.00 | Nil |
| Braidwood, Bungendore, Captains Flat, Royalla, Burra, Williamsdale, Majors Creek, Araluen, Sutton East, Carwoola, Urila & Primrose Valley | Vacant Land within defined service area maps | Annual Charge | \$24.00 | Nil. |

*Maps of Defined Service Areas available at Council's Offices

Commercial Waste Annual Charge

In the case of all land within the former Palerang Council area, for which a Commercial Waste Management (CWM) service is provided or proposed to be provided for Commercial Waste Bin Services in the following table an Annual Charge in accordance with s.501 of the *Local Government Act*.

| Defined Service Area* | Bin Service | Service Frequency | Annual Charge | GST |
|---|------------------------------------|-----------------------|---------------|-----|
| Braidwood, Bungendore Captains Flat | 140L Waste 240L Recycling | Weekly Fortnightly | \$284.50 | Nil |
| Braidwood, Bungendore Captains Flat | 240L Waste 240L Recycling | Weekly Fortnightly | \$314.00 | Nil |
| Braidwood, Bungendore Captains Flat | 360L Waste 240L Recycling | Weekly Fortnightly | \$362.50 | Nil |
| Braidwood, Bungendore Captains Flat | Additional 140L Waste | Weekly | \$143.00 | Nil |
| Braidwood, Bungendore Captains Flat | Additional 240L Waste | Weekly | \$219.00 | Nil |

| | | | | |
|--|--|----------------------------|------------------|-----|
| | | | | |
| Braidwood, Bungendore Captains Flat | Additional 360L Waste | Weekly | \$304.00 | Nil |
| Braidwood Bungendore Captains Flat | Additional 140L Waste | Fortnightly | \$103.00 | Nil |
| Braidwood Bungendore Captains Flat | Additional 240L Waste | Fortnightly | \$156.00 | Nil |
| Braidwood, Bungendore Captains Flat | Additional 360L Waste | Fortnightly | \$219.00 | Nil |
| Braidwood, Bungendore Captains Flat | Additional 240L Recycling | Fortnightly | \$80.00 | Nil |
| Braidwood, Bungendore Captains Flat | Additional 360L Recycling | Fortnightly | \$121.00 | Nil |
| Defined Service Area* | Bin Service | Service Frequency | Annual Charge | GST |
| Majors Creek, Araluen, Burra, Urila, Royalla | 240L Waste 240L Recycling | Fortnightly Fortnightly | \$283.50 | Nil |
| Majors Creek, Araluen, Burra, Urila, Royalla | 360L Waste 240L Recycling | Fortnightly Fortnightly | \$361.00 | Nil |
| Majors Creek & Araluen (Compound) | 240L Waste 240L Recycling | Fortnightly Fortnightly | \$212.62 | Nil |
| Majors Creek & Araluen (Compound) | 360L Waste 240L Recycling | Fortnightly Fortnightly | \$270.75 | Nil |
| Majors Creek & Araluen | Additional 240L | Fortnightly | \$117.00 | Nil |

| | | | | |
|--|--|---------------|----------|-----|
| (Compound) | Waste Additional 360L waste | Fortnightly | \$164.25 | |
| Majors Creek & Araluen | Additional 240L Recycling | Fortnightly | Nil | Nil |
| Majors Creek & Araluen | Additional 360L Recycling | Fortnightly | Nil | Nil |
| Braidwood & Bungendore only | Additional 240L Recycling Weekly | Weekly | \$137.00 | Nil |
| Braidwood & Bungendore only | Additional 360L Recycling Weekly | Weekly | \$198.00 | Nil |
| Braidwood Bungendore Captains Flat, Majors Creek, Araluen, Burra, Urila, Royalla | Vacant Land categorised as business within defined service area maps | Annual Charge | \$24.00 | Nil |

*Maps of Defined Service Areas available at Council's Offices

Waste Programs & Waste Services Annual Charge In the case of all rateable land within the former Palerang Council area a Waste Programs Annual Charge in accordance with s.501 of the *Local Government Act* and in the case of all non-rateable land within the former Palerang Council area a General Waste Annual Charge in accordance with s.502 of the *Local Government Act*:

| Property Service Locality | Qualifier | Frequency | Charge Amount | GST |
|--|---|------------------------------|---------------|-----|
| Palerang Council area East of Queanbeyan River | Roadside recycling service is available | Annual charge per assessment | \$339.50 | Nil |
| Palerang Council area East of Queanbeyan River | Roadside recycling service is not available | Annual charge per assessment | \$376.50 | Nil |
| Palerang Council area west of Queanbeyan River | No tip pass issued | Annual charge per assessment | \$24.00 | Nil |
| Palerang Council | Following | Annual | \$339.50 | Nil |

| | | | | |
|-------------------------------|--------------------------------|-----------------------|--|--|
| area west of Queanbeyan River | Tip Pass issued on application | charge per assessment | | |
|-------------------------------|--------------------------------|-----------------------|--|--|

In the case of all rateable land within the former Palerang Council area a Waste Services Annual Charge in accordance with s.501 of the *Local Government Act* and in the case of all non-rateable land within the former Palerang Council area a General Waste Annual Charge in accordance with s.502 of the *Local Government Act*:

| Property Service Locality | Qualifier | Charge Amount | GST |
|--|------------------------------|--------------------|--------|
| Palerang Council area East of Queanbeyan River where a Landfill pass is issued for disposal of general waste into an authorised landfill | Annual charge per assessment | \$49.00 (GST inch) | \$4.45 |

WATER ANNUAL CHARGES

Residential Water Annual Access Charge

In the case of all rateable land categorised as residential within the benefit areas of the Bungendore, Braidwood and Captains Flat Water Supply Schemes an annual access charge of four hundred and twenty nine dollars & 97 cents (\$429.97), exempt of GST, in accordance with s.501 *Local Government Act 1993*.

Non-Residential Water Annual Access Charge

In the case of all rateable land not categorised as residential within the benefit areas of the Bungendore, Braidwood and Captains Flat Water Supply Scheme an Annual Access Charge in accordance with s.501 *Local Government Act 1993* that is proportional to the square of the size of the water supply services to the property and WHEREAS the Annual Access Charge is a product of the multiplier (from Table 5 below) and four hundred and twenty nine dollars & 97 cents (\$429.97), exempt of GST, relative to the water supply connections to the property.

| TABLE 5 | |
|------------|------------|
| Meter Size | Multiplier |
| 20 mm | 1 |
| 25 mm | 1.5625 |
| 32 mm | 2.56 |
| 40 mm | 4.00 |
| 50 mm | 6.25 |
| 80 mm | 16.00 |
| 100 mm | 25.00 |

Non Rateable Properties Water Charges**Non-Residential Water Access Charge**

In the case of all non-rateable land not categorised as residential within the benefit areas of the Bungendore, Braidwood and Captains Flat Water Supply Schemes an Access Charge in accordance with s.503(2) *Local Government Act 1993* that is proportional to the square of the size of the water supply services to the property and WHEREAS the Annual Access Charge is a product of the multiplier (from Table 6 below) and four hundred and twenty nine dollars & 97 cents (\$429.97), exempt of GST, relative to the water supply connections to the property.

| TABLE 6 | |
|-------------------|-------------------|
| Meter Size | Multiplier |
| 20 mm | 1 |
| 25 mm | 1.5625 |
| 32 mm | 2.56 |
| 40 mm | 4.00 |
| 50 mm | 6.25 |
| 80 mm | 16.00 |
| 100 mm | 25.00 |

WATER USAGE CHARGES**Residential Water Usage Charges**

In the case of all rateable land categorised as residential within the benefit areas of the Braidwood, Bungendore and Captains Flat Water Supply Schemes usage charges in accordance with s.502 *Local Government Act 1993* and the following Table 7:

| TABLE 7 | |
|---------------------------------------|---|
| Items | Bungendore, Braidwood, Captains Flat |
| Usage Charge ≤200 kl per annum | \$2.26 /kl, exempt of GST |
| Usage Charge >200 kl per annum | \$3.55 /kl, exempt of GST |

SEWER ANNUAL CHARGES**Residential Sewer Access Annual Charge****Sewer Access Residential Bungendore, Braidwood & Captains Flat**

In the case of all rateable land categorised as residential within the benefit areas of the Bungendore, Braidwood and Captains Flat Water Supply Scheme an access charge of one thousand dollars (\$1000.00), exempt of GST, in accordance with s.501 *Local Government Act 1993*.

Non-Residential Sewer Access Annual Charge**Sewer Access Non-Residential Bungendore, Braidwood & Captains Flat**

In the case of all rateable land not categorised as residential within the benefit areas of the Bungendore, Braidwood and Captains Flat Sewerage Scheme an Annual Access Charge in accordance with s.501 *Local Government Act 1993* that is proportional to the square of the size of the water meter supply services to the property. WHEREAS the Annual Access Charge is a product of the Multiplier and the Sewerage Discharge Factor (SDF) and one thousand, one hundred and forty six dollars (\$1146.00), exempt of GST, relative to the water meter supply connections to the property. WHEREAS the Multiplier for each size of water supply service connection is relative to the below Table 8:

| TABLE 8 | |
|-------------------|-------------------|
| Meter Size | Multiplier |
| 20 mm | 1 |
| 25 mm | 1.5625 |
| 32 mm | 2.56 |
| 40 mm | 4.00 |
| 50 mm | 6.25 |
| 80 mm | 16.00 |
| 100 mm | 25.00 |

WHEREAS the Sewerage Discharge Factor (SDF) is generally described relative to the land uses in the below Table 9 subject to the assessed return to the sewer for individual properties:

| TABLE 9 | |
|--|------------|
| Land Use Description | SDF |
| General Main Street Businesses Shop Newsagency Cafes & Restaurants Motels Council Offices Laundromat | 0.95 |
| Schools | 0.90 |
| Factories Hospitals Service Clubs Hotels | 0.85 |
| Churches | 0.70 |
| Concrete Works | 0.05 |

Non-Rateable Properties Sewer Access Charge**Sewer Access Non-Residential Bungendore, Braidwood & Captains Flat**

In the case of all non-rateable land not categorised as residential within the benefit area of the Bungendore, Braidwood & Captains Flat Sewerage Schemes an Access Charge in accordance with s.503(2) *Local Government Act 1993* that is proportional to the square of the size of the water meter supply services to the property. WHEREAS the Annual Access Charge is a product of the Multiplier and the Sewerage Discharge Factor (SDF) and one thousand, one hundred and forty six dollars (\$1146), exempt of GST, relative to the water meter supply connections to the property. WHEREAS the Multiplier for each size of water supply service connection is relative to the below Table 10:

| TABLE 10 | |
|------------|------------|
| Meter Size | Multiplier |
| 20 mm | 1 |
| 25 mm | 1.5625 |
| 32 mm | 2.56 |
| 40 mm | 4.00 |
| 50 mm | 6.25 |
| 80 mm | 16.00 |
| 100 mm | 25.00 |

WHEREAS the Sewerage Discharge Factor (SDF) is generally described relative to the land uses in the below Table 11 subject to the assessed return to the sewer for individual properties:

| TABLE 11 | |
|--|------|
| Land Use Description | SDF |
| General Main Street Businesses Shop Newsagency Cafes & Restaurants Motels Council Offices Laundromat | 0.95 |
| Schools | 0.90 |
| Factories Hospitals Service Clubs Hotels | 0.85 |
| Churches | 0.70 |
| Concrete Works | 0.05 |

SEWER USAGE CHARGES

Non-residential Sewer Usage Charges Braidwood, Bungendore & Captains Flat

In the case of all rateable land not categorised as residential within the benefit areas of the Bungendore, Braidwood and Captains Flat Sewerage Scheme a usage charge of two dollars and seventy four cents (\$2.74), exempt of GST, per kilolitre in accordance with s.501 *Local Government Act 1993*.

On-Site System Of Sewage Management (OSSM) Annual Charge

In the case of all rateable land within the Palerang Council area with a license to operate an On-site System of Sewage Management (OSSM) in accordance with s.68 *Local Government Act 1993* an Annual Charge in accordance with s.501 *Local Government Act* as follows in Table 12:

| TABLE 12 | | | |
|------------------|--------------------------------------|--------------------------------|--------------------------------|
| No. OSSMs | Inspection & Approval fee | Charge(2 year approval) | Charge(5 year approval) |
| 1 | \$203.00 exempt of GST | \$101.50 exempt of GST | \$40.60 exempt of GST |
| 2 | \$324.00 exempt of GST | \$162.00 exempt of GST | \$64.80 exempt of GST |
| 3 | \$445.00 exempt of GST | \$222.50 exempt of GST | \$89.00 exempt of GST |

Trade Waste Annual Charges

In the case of all rateable land not categorised as residential within the benefit areas of the Bungendore, Braidwood and Captains Flat Sewerage Scheme an Annual Access Charge in accordance with s.501 *Local Government Act 1993* for liquid trade waste as follows in Table 13:

| TABLE 13 | |
|------------------------------|------------------------|
| Category of Discharge | Annual Charge |
| One | \$98.00 exempt of GST |
| Two | \$196.00 exempt of GST |
| Three | \$655.00 exempt of GST |

In the case of all non-rateable land not categorised as residential within the benefit areas of the Bungendore, Braidwood and Captains Flat Sewerage Scheme an Annual Access Charge in accordance with s.503(2) *Local Government Act 1993* for liquid trade waste as follows in Table 14:

| TABLE 14 | |
|-----------------------|------------------------|
| Category of Discharge | Annual Charge |
| One Discharger | \$98.00 exempt of GST |
| Two Discharger | \$196.00 exempt of GST |
| Three Discharger | \$655.00 exempt of GST |

Interest on Overdue Rates & Charges

In accordance with s.566 *Local Government Act 1993*, interest accrue on outstanding rates and charges, and not received by the due date, for the year 1 July 2016 to 30 June 2017 at eight point five per cent (8.5%), exempt of GST, per annum simple interest calculated daily.

- Council use the most recent land values supplied by the Valuer-General having a base date of 1 July 2015 for the former Local Government Area of Palerang Council.

S.1 Adoption of Operational Plan 2016-17

122/16

RESOLVED (Overall)

The Administrator resolved that:

- Following the consideration of public submissions made on the draft Integrated Planning documents and in accordance with Section 402(6), 404(4) and 404(5) of the *Local Government Act 1993*, Council adopt the Operational Plan 2016-17 with the inclusions shown in the table below:

| Project | Budget | Funding source |
|---|-----------|---|
| Intersection treatment at Fernleigh Park Dr | \$5,500 | From existing budget |
| Installation of solar panels at various Council sites in former Palerang area | \$260,000 | \$125,000 – Water fund \$75,000 – Sewer fund \$60,000 – General fund (loan funding) |
| Installation of equipment to enable live streaming of council meetings | \$40,000 | from \$5m merger assistance grant |
| Annual streaming costs | \$18,000 | To be included in first quarter budget review |

| | | |
|--|----------------------|---|
| Development and implementation of landscape plans for Bungendore and Braidwood | \$20,000 | To be included in first quarter budget review |
| Development of master plan for Ryrie Park Braidwood | \$25-30,000 | To be included in first quarter budget review |
| Installation of new entry signs at Bungendore (4) and Braidwood (2) @ \$15k each | \$90,000 | Funded from \$5m merger assistance grant |
| Installation of Local Government Area entrance signs | \$20,000 | Funded from \$5m merger assistance grant |
| Project signage | \$1-2000 per project | Project funding |
| Progressive replacement of signage per Signage Strategy and Policy | \$20,000 per year | Funded from \$5m merger assistance grant and ongoing asset renewals |
| Reallocate SRV funding from 'retain embankments at Letchworth Oval (\$39,845)' to 'improving drainage at David Madew Playing Fields (fields and around amenities block)' | \$39,845 | City Care levy – no additional funding required from draft Operational Plan |
| Junior cricket pitch installation at Duncan Fields, Googong | \$18,000 | To be included in first quarter budget review |
| Expansion of Queanbeyan Honour Walk | \$20,000 | To be included in first quarter budget review |

2. Council consider the recommendations of the Local Representation Committee in regards to submissions 9 and 14 as shown in Attachment 1
3. In accordance with Clause 211(2) of the Local Government (General) Regulation 2005, Council approve expenditure in the adopted Operational Plan 2016-17
4. In accordance with Clause 211(2) of the Local Government (General) Regulation 2005, Council vote funds to meet the expenditure in the adopted Operational Plan 2016-17.
5. Council increase loan borrowings by \$60,000 for installation of solar panels.

6. Council adopt the Fees and Charges in accordance with Section 608 of the Local Government Act 1993 subject to the following:
- Changes as outlined in Attachment 1 – Submissions 11, 12, 17, 20, 22, 25, 26, 27, 29
 - That the fees and charges shown below be placed on public exhibition for 28 days. If no objections are received the fees will become effective following the exhibition period. If objections are received a report will be provided to Council:

| Section | Fee | As shown in draft Fees and Charges | Proposed charge |
|---|---|------------------------------------|---------------------|
| Commercial waste – Veolia arrangement | Commercial waste | New | 140/t (inc GST) |
| | Vehicle parking at Bungendore waste transfer station (up to 5 vehicles) | New | \$200/week |
| Queanbeyan Showground | Showground grandstand chair and table hire | New | \$50 |
| | Junior sports competition day | New | \$45 |
| Q-One Indoor Sports Centre | Floorball 6 a side competition | New | \$1250 per season |
| | Private Coaching Lessons | New | \$40 per 30 minutes |
| | School Holiday Program | New | \$40 per half day |
| Compliance Certificate under the Water Management Act 2000 S305 | Certification of subdivision design plans for a Subdivision | New | \$22 per allotment |

| | | | |
|-----------------------|---|-----|-------|
| Complying development | General Flood Information - Whether the property is located in a flood prone area and, if so, advice regarding flood behaviour on the property. | New | \$262 |
| | Complying Development Certificate showing compliance with s3.36C(2) or s3A.38(2) of the State Environmental Planning Policy (Exempt and Complying Development Codes) 2008 or for a Secondary Dwelling under State Environmental Planning Policy (Affordable Rental Housing) 2009. Includes General Flood Information. | New | \$456 |

| | | | |
|--|---|-----|-------|
| | Complying Development Certificate showing a proposed development meets the requirements of cl.3.36C(3) or cl.3A.38(3) (development standards for flood control lots) of State Environmental Planning Policy (Exempt and Complying Development Codes) 2008. Includes General Flood Information and assessment against s3.36C(2) or s3A.38(2) of the State Environmental Planning Policy (Exempt and Complying Development Codes) 2008. | New | \$650 |
|--|---|-----|-------|

7. Council note that the adopted Operational Plan 2016-17 will be available to the public via Council's website by 31 July 2016.
8. Those persons who made submissions to the Draft Integrated Plans be thanked for their submission and be advised in writing of Council's decisions.

At this stage in the proceedings, the time being 6.04pm Mr Overall announced that the Agenda for the meeting had now been completed and declared the meeting closed.

**TIM OVERALL
ADMINISTRATOR
CHAIRPERSON**