

**MINUTES OF INVERELL SHIRE COUNCIL
ORDINARY COUNCIL MEETING
HELD AT THE COUNCIL CHAMBERS, ADMINISTRATIVE CENTRE, 144 OTHO STREET,
INVERELL
ON WEDNESDAY, 23 JUNE 2021 AT 3.00PM**

PRESENT: Cr Paul Harmon (Mayor), Cr Anthony Michael (Deputy Mayor), Cr Di Baker, Cr Stewart Berryman, Cr Paul King OAM, Cr Neil McCosker, Cr Mal Peters and Cr Jacki Watts.

IN ATTENDANCE: Paul Henry (General Manager), Brett McInnes (Director Civil and Environmental Services) and Paul Pay (Director Corporate and Economic Services).

1 APOLOGIES

RESOLUTION 2021/53

Moved: Cr Di Baker

Seconded: Cr Stewart Berryman

That the apology received from Cr Dight for personal reasons be accepted and leave of absence granted.

CARRIED

2 CONFIRMATION OF MINUTES

RESOLUTION 2021/54

Moved: Cr Anthony Michael

Seconded: Cr Paul King OAM

That the Minutes of the Ordinary Meeting of Council held on 26 May, 2021, as circulated to members, be confirmed as a true and correct record of that meeting.

CARRIED

3 DISCLOSURE OF INTERESTS / PECUNIARY AND NON-PECUNIARY INTERESTS

Nil

4 PUBLIC FORUM

At this juncture, the time being 3.02pm, the Mayor welcomed the members of the public and opened the Public Forum Session by inviting members of the public to speak.

Brooke Raymond, STA FM 91.9 – Item 9.2 STA FM - Seeking New Accommodation

Ms Raymond spoke on behalf of STA FM's request to Council to relocate their operations to the former RTA Building in Campbell Street, Inverell, which is now owned by Council. Brooke outlined the following reasons why STA FM 91.9 had to relocate:

1. Their current landlord plans to redevelop their existing location on Otho Street and the redevelopment does not cater for the operations of a community based radio station;
2. STA FM 91.9 must relocate by 31 July, 2021 otherwise they will cease to operate;
3. The former RTA Building is a 'plug and play' facility with existing internet, electrical and office space that meets the needs and health & safety obligations of STA FM 91.9 licenses.

Hilary Huller, Inverell Aquatic Centre Redevelopment Concept Plans

Mrs Fuller indicated she had attended a recent Community Consultation Session on the Inverell Aquatic Centre Redevelopment. While the consultant presentations were interesting, Mrs Fuller expressed her objection to the location of the change rooms. Mrs Fuller has safety concerns as the change rooms create a blockage that prevents users from viewing all three bodies of water from one location within the pool. Mrs Fuller strongly urges Council to reconsider the change room location upon finalising the final redevelopment plans.

5 NOTICES OF BUSINESS

Nil

6 QUESTIONS WITH NOTICE

Nil

7 ADVOCACY REPORTS

Nil

CHANGE TO THE ORDER OF THE AGENDA

RESOLUTION 2021/55

Moved: Cr Di Baker

Seconded: Cr Jacki Watts

That Item # 9.1 'Paperless Delivery of Rates Notices S25.9.3' be brought forward and the winner of the iPad be drawn.

CARRIED

DESTINATION REPORTS

9.1 PAPERLESS DELIVERY OF RATES NOTICES S25.9.3

RESOLUTION 2021/56

Moved: Cr Di Baker

Seconded: Cr Jacki Watts

That the third draw of the 'Go Paperless' promotion be conducted at the commencement of the Council meeting, and the Mayor be authorised to draw the winner, in the presence of the Councillors.

CARRIED

SUSPENSION OF STANDING ORDERS**RESOLUTION 2021/57**

Moved: Cr Di Baker

Seconded: Cr Jacki Watts

At this juncture, the time being 3.15pm, standing orders were suspended to enable the Mayor to draw the winner of the 'Go Paperless Competition'.

CARRIED

Cr Harmon drew the winner of the 3rd draw of the "Go Paperless" competition. The iPad Pro was won by M & EM Zani De Ferranti, assessment number 2298-8.

RESUMPTION OF STANDING ORDERS**RESOLUTION 2021/58**

Moved: Cr Di Baker

Seconded: Cr Jacki Watts

At this juncture, the time being 3.17pm, standing orders resumed and Council considered the balance of the agenda.

CARRIED

8 COMMITTEE REPORTS**8.1 CIVIL AND ENVIRONMENTAL SERVICES COMMITTEE MINUTES - 9 JUNE 2021****RESOLUTION 2021/59**

Moved: Cr Di Baker

Seconded: Cr Stewart Berryman

- i) That the Minutes of the Civil and Environmental Services Committee held on Wednesday, 9 June, 2021, be received and noted; and*
- ii) The recommendations of the Civil and Environmental Services Committee be adopted by Council.*

CARRIED

8.1.1 Inverell Sewage Treatment Plant Nutrient Stripping Investigations**RECOMMENDATION:**

That:

- i) The information be received and noted; and*
- ii) No further action be taken on nutrient stripping of treated effluent at Inverell Sewage Treatment Plant at this point in time for the reasons outlined in the report.*

8.1.2 Bonshaw Raw Water Supply Drought Security

RECOMMENDATION:

That:

1. *The report be received and noted;*
2. *Council adopt the following priorities for investigation and augmentation works to improve drought security of the Bonshaw restricted flow raw water supply within the total budget of \$190K including up to \$114K of NSW Government drought emergency funding:*
Priority 1 – Establish a more secure source of ground water; and
Priority 2 – Increase the village reservoir storage capacity and pressure in the reticulation mains; and
3. *The progress of investigations be reported to a future Civil & Environmental Services Committee meeting.*

8.1.3 Information Reports

RECOMMENDATION:

That the information report be received and noted.

8.2 ECONOMIC AND COMMUNITY SUSTAINABILITY COMMITTEE MINUTES - 9 JUNE 2021

RESOLUTION 2021/60

Moved: Cr Jacki Watts

Seconded: Cr Paul King OAM

- i) *That the Minutes of the Economic and Community Sustainability Committee held on Wednesday, 9 June, 2021, be received and noted; and*
- ii) *The recommendations of the Economic and Community Sustainability Committee be adopted by Council.*

CARRIED

8.2.1 Border Regional Organisation of Councils (BROC) - May 2021

RECOMMENDATION:

That:

- i) *Inverell Shire Council investigates the opportunity to join the Southern Inland Water Alliance with the view to bringing the information back to Council for further debate;*
- ii) *Ascertain details of the work being undertaken by RDANI on the infrastructure gaps in this region and look to include / assess projects relevant to Inverell Shire Council; and*
- iii) *Refer the establishment of Drought Hubs for possible inclusion in New England Joint Organisation's statement of regional priorities.*

8.2.2 Expiring Licence Agreement - Inverell District Family Services**RECOMMENDATION:**

That:

- i) Council renew the agreement with Inverell District Family Services for Part Lot 86, DP 1152042, Campbell Street, Inverell (Catherine Campbell Centre) for a further five (5) year period with the option of a further five (5) year term;*
- ii) the licence fee continue to be a token fee of \$1.10 per annum; and*
- iii) the Licence Agreement be subject to any other terms and conditions as negotiated by Council's General Manager.*

8.2.3 Request for Sponsorship - Delungra Hotel Shear for Life - Quick Shear Event**RECOMMENDATION:**

That Council refer this request to the Delungra District Development Committee for consideration.

8.2.4 Expiring Licence Agreement - J and S Bell**RECOMMENDATION:**

That:

- i) Council renew the agreement with Joe & Sam Bell for Lot 10, DP 1123056, Taylor Avenue, Inverell for a two (2) year period with the option of a further two (2) year period;*
- ii) the licence fee be \$700.51 per annum (GST Inclusive) with a 3% increase per annum; and*
- iii) the Licence Agreement be subject to any other terms and conditions as negotiated by Council's General Manager.*

8.2.5 Request for Sponsorship - Inverell's Got Talent - Rotary Club of Inverell East**RECOMMENDATION:**

That Council donate an amount equivalent to 50% of the cost of Town Hall hire to the East Rotary Club of Inverell for the 2021 Inverell's Got Talent event.

8.2.6 Sesquicentenary of Local Government in Inverell**RECOMMENDATION:**

That Council refer this request to the Sapphire City Festival Committee for consideration.

8.2.7 AASB 124 Related Party Transactions**RECOMMENDATION:**

That:

- a) *The report be received and noted; and*
- b) *In accordance with AASB 124, Key Management Personnel (KMP) complete section 1 and 2 of Council's KMP – Related Party Transactions Questionnaire and return completed forms to Council by 23 June, 2021.*

8.2.8 Information Reports**RECOMMENDATION:**

That the information reports be received and noted.

8.2.9 Governance - Monthly Investment Report**RECOMMENDATION:**

That:

- i) *the report indicating Council's Fund Management position be received and noted; and*
- ii) *the Certification of the Responsible Accounting Officer be noted.*

8.2.10 Sale of Land for Unpaid Rates Auction - Option to Purchase Land**RECOMMENDATION:**

That the General Manager be authorised to make bids on the properties identified to the maximum bid value as identified in the body of the report.

8.2.11 Request For Reduction On Water Account - Old Bundarra Road, Inverell**RECOMMENDATION:**

That:

- i) *The report be received; and*
- ii) *Council issue an amended account of \$249.15 for the previous quarter based on the average consumption of accounts prior to the leak and write off \$807.45.*

8.2.12 Request For Reduction On Water Account - Greaves Street, Inverell

RECOMMENDATION:

That:

- i) *the report be received; and*
- ii) *Council issue an amended account of \$78.38 for the previous quarter based on the average consumption of accounts prior to the leak and write off \$1783.24.*

8.2.13 Request For Reduction On Water Account - Oliver Street, Inverell

RECOMMENDATION:

That:

- i) *the report be received; and*
- ii) *Council issue an amended account of \$1.65 for the previous 2 quarters based on the average consumption of accounts prior to the leak and write off \$1362.90.*

8.2.14 Request For Reduction In Water Account - Mulligan Street, Inverell

RECOMMENDATION:

That:

- i) *The report be received; and*
- ii) *Council not accede to providing assistance in this matter.*

8.3 AUDIT RISK AND IMPROVEMENT COMMITTEE MEETING MINUTES - 8 JUNE 2021 S4.11.21

RESOLUTION 2021/61

Moved: Cr Paul King OAM

Seconded: Cr Di Baker

That the minutes from the Audit Risk and Improvement Committee meeting held on Tuesday, 8 June, 2021 be received and noted.

CARRIED

9 DESTINATION REPORTS

9.2 STA FM - SEEKING NEW ACCOMMODATION S5.10.65

RESOLUTION 2021/62

Moved: Cr Anthony Michael

Seconded: Cr Neil McCosker

That the information be noted.

CARRIED

9.3 AUGUST ORDINARY COUNCIL MEETING DATE S13.5.4/14**RESOLUTION 2021/63**

Moved: Cr Di Baker

Seconded: Cr Jacki Watts

That:

- a) *No Committee Meetings be held during the month of August 2021;*
- b) *The August Ordinary Council Meeting be held on Wednesday 18 August, 2021;*
- c) *No Committee Meeting be held during the month of September 2021; and*
- d) *The September Ordinary Council Meeting be held on Wednesday 22 September, 2021.*

CARRIED**10 INFORMATION REPORTS****RESOLUTION 2021/64**

Moved: Cr Stewart Berryman

Seconded: Cr Anthony Michael

*That the following information reports be received and noted.***CARRIED****10.1 YOU CHOOSE – YOUTH ROAD SAFETY CAMPAIGN S28.19.4**

10.2 STRATEGIC TASKS - 'SIGN OFF' - JUNE 2021 S4.13.2

10.3 SUMMARY OF DEVELOPMENT APPLICATIONS, CONSTRUCTION CERTIFICATES AND COMPLYING DEVELOPMENT CERTIFICATES DURING MAY 2021 S18.10.2/14

10.4 ORDINANCE ACTIVITIES REPORT FOR MAY 2021 S18.10.1

10.5 SEPTIC TANK APPROVALS FOR MAY 2021 S29.19.1

10.6 STATUS OF TOWN WATER SUPPLIES S32.15.19

10.7 CROWN LAND MANAGEMENT AMENDMENT S5.19.1

10.8 ELECTORAL MATTER - USE OF COUNCIL RESOURCES PRIOR TO LOCAL GOVERNMENT ELECTIONS S13.7.4/04

11 GOVERNANCE REPORTS

11.1 ADOPTION OF 2021/2022 OPERATIONAL PLAN AND BUDGET S12.5.3

RESOLUTION 2021/65

Moved: Cr Jacki Watts

Seconded: Cr Stewart Berryman

That:

1. *Voting for Expenditure for 2021/2022*

That the respective amounts set out in the 2021/2022 Operational Plan and Budget vide Resolution Number 2021/32 be confirmed and voted for the carrying out of the various works and services of the Council for 2021/2022.

2. *Operational Plan*

That the 2021/2022 Operational Plan and Budget as exhibited in accordance with Section 405 of the Local Government Act 1993, be adopted.

3. *Fees and Charges for 2021/2022*

That the Fees and Charges as adopted on 28 April, 2021, Resolution Number 2021/32, be fixed for 2021/2022 including, the Stormwater Management Charge of \$25.00 per residential assessment, \$12.50 per Residential Strata lot and \$25.00 for Business Premises for each 350 square metres or additional part thereof, subject to a maximum on Business Premises of \$200.

4. *Fixing of Rates*

a) *General Activities*

i) *Whereas the Estimates of Income and Expenditure of the Consolidated Fund for the year 2021/2022 were adopted by Council on 28 April, 2021, and whereas such estimates were advertised in The Inverell Times newspaper, Council's Website and Facebook on 6 May, 2021, and in accordance with S.535 of the Local Government Act, 1993, it is hereby recommended that:*

RESIDENTIAL – INVERELL

A Residential – Inverell rate of 1.45220 cents in the dollar on the 2019 land value of all rateable residential land in the town of Inverell;

RESIDENTIAL – GENERAL

A Residential - General rate of 0.99070 cents in the dollar on the 2019 land value of all other rateable residential land including the villages of Bonshaw, Wandera, Bukkulla, Graman, Mount Russell, Oakwood, Elsmore, Gum Flat, Little Plain and Nullamanna;

RESIDENTIAL VILLAGES – ASHFORD

A Residential Villages – Ashford rate of 2.88470 cents in the dollar on the 2019 land value of all rateable residential land in the village of Ashford;

RESIDENTIAL VILLAGES – DELUNGRA

A Residential Villages – Delungra rate of 1.88150 cents in the dollar on the 2019 land value of all rateable residential land in the village of Delungra;

RESIDENTIAL VILLAGES – GILGAI

A Residential Villages – Gilgai rate of 1.36450 cents in the dollar on the 2019 land value of all rateable residential land in the village of Gilgai;

RESIDENTIAL - YETMAN

A Residential Villages – Yetman rate of 2.66250 cents in the dollar on the 2019 land value of all rateable residential land in the village of Yetman;

RESIDENTIAL - TINGHA

A Residential Villages – Tingha rate of 7.93250 cents in the dollar on the 2019 land value of all rateable residential land in the village of Tingha;

BUSINESS – INVERELL INDUSTRIAL / COMMERCIAL

A Business Inverell / Commercial rate of 3.92050 cents in the dollar on the 2019 land value of all non-residential lands zoned as Industrial or Business in the Shire;

BUSINESS – OTHER

A Business – Other rate of 2.71550 in the dollar on the 2019 land value of all other business lands in the Shire;

FARMLAND

A Farmland rate of 0.35874 cents in the dollar on the 2019 land value of all rateable land in the Shire being farmland;

RESIDENTIAL RURAL

A Residential Rural rate of 0.67865 cents in the dollar on the 2019 land value of all rateable land that satisfies the description of Rural Residential land as defined by the Local Government Act, 1993;

MINING

A Mining rate of 2.7155 cents in the dollar on the 2019 land value of all rateable land in the Shire being mining land (Coal and Metalliferous Mines);

Now be made for the year ending 30 June, 2022;

- ii) The Base Amount for each rateable assessment be \$225.00 for all categories and sub-categories. The percentage, in conformity with Section 500 is:*

<u>Category/Sub-category</u>	<u>Percentage of levy for Category/Subcategory raised from base amount (must be < 50%)</u>
<i>Residential Inverell</i>	<i>18.89%</i>
<i>Residential General</i>	<i>30.35%</i>
<i>Residential Villages - Ashford</i>	<i>38.97%</i>
<i>Residential Villages - Delungra</i>	<i>37.43%</i>
<i>Residential Villages - Gilgai</i>	<i>33.52%</i>
<i>Residential Villages – Yetman</i>	<i>38.10%</i>
<i>Residential Villages – Tingha</i>	<i>41.39%</i>
<i>Business - Inverell Industrial / Commercial</i>	<i>3.74%</i>
<i>Business - Other</i>	<i>6.91%</i>
<i>Farmland</i>	<i>7.20%</i>
<i>Residential Rural</i>	<i>20.58%</i>
<i>Mining</i>	<i>0.00%</i>
 <i>b) Water Supply</i>	
<i>i) whereas the estimates of Income and Expenditure for the Consolidated Fund for the year 2021/2022 were adopted by Council on 28 April, 2021, and whereas such estimates including notice of the proposal to make and levy a charge in connection therewith were advertised in The Inverell Times newspaper, Council's Website and Facebook on 6 May, 2021, it is hereby resolved that a Water Supply Charge of \$395.00 on all land rateable to the Water Supply charge in pursuance of Section 552 of the Local Government Act, 1993, be now made for the year ending 30 June, 2022.</i>	
<i>ii) The annual water availability charge for properties with more than one meter be \$395.00 per additional water meter.</i>	
<i>iii) A water charge of \$370.00 per assessment (includes first water meter) be adopted for properties within the Tingha Boundary Adjustment area for 2021/2022.</i>	
<i>iv) A water charge of \$370.00 per additional water meter be adopted for properties within the Tingha Boundary Adjustment area for 2021/2022.</i>	
<i>v) The charge for water consumed and charged for by meter be fixed at \$1.72 per kilolitre for commercial water users.</i>	
<i>vi) The charge for water consumed be charged for by meter and be a stepped tariff at a cost of \$1.72 per kilolitre for water consumption between 0 to 600 kilolitres, and \$2.00 for water consumed over 600 kilolitres for all residential users (excludes raw water users, commercial, Abattoirs, Community Facilities).</i>	
<i>vii) The charge for water consumed and charged for by meter be fixed at \$0.90 cents per kilolitre for Abattoirs, plus a 20% early settlement discount for 2021/2022.</i>	
<i>viii) a charge of \$0.90 per kilolitre be adopted for Community Facilities water consumption; Eligible entities include: Inverell Minor League, Inverell Golf Club, Inverell Tennis Club, Inverell Rugby Club, Gilgai Tennis Club, Inverell Equestrian</i>	

Council and Inverell Shire Council (Sporting fields and Parks) for 2021/2022.

- ix) The charge for water consumed and charged for by meter be fixed at \$0.44 cents per kilolitre for raw water users.

c) Sewerage Services

- i) whereas the Estimates of Income and Expenditure for the Consolidated Fund for the year 2021/2022 were adopted by Council on 28 April, 2021, and whereas such Estimates including notice of the proposal to make and levy a charge in connection therewith were advertised in The Inverell Times newspaper, Council's Website and Facebook on 6 May, 2021, it is hereby resolved that a Sewerage Charge Occupied of \$550.00 on all land rateable to the sewerage charge in pursuance of Section 552 of the Local Government Act, 1993, now be made, excepting any assessment in respect of land not built upon and not supplied with sewerage in which case a Sewerage Charge Unoccupied of \$345.00.

In accordance with Section 501(1) the following charges be made for the year ending 30 June, 2022, for the provision of other sewerage services:

Hotels/Licensed Clubs Charge \$1,650.00

(Excludes Motels, Clubs, Hostels, Nursing Home Hostels)

Nursing Homes/Supported Aged Care Sewerage Charge \$2,585.00

Charge for Residential Flat or Unit Buildings, Attached and Detached Dual Occupancy developments, Multi Housing developments, Retirement Living Units, and Boarding Houses.

1 Service = 1 Unit/Flat, e.g. a six (6) Unit/Flat development used for residential purposes on a single General Assessment will pay for six (6) services, i.e. \$2,275 for 2021/2022. (that is, one unit at Sewerage Charge Occupied - \$550 plus five units at the Sewerage Charge Unoccupied - \$345.00)

One (1) Duplex = two (2) Units.

Number of Services per Assessment	Annual Charge Per Assessment
1	\$ 550.00
2	\$ 895.00
3	\$ 1,240.00
4	\$ 1,585.00
5	\$ 1,930.00
6	\$ 2,275.00
7	\$ 2,620.00
8	\$ 2,965.00
9	\$ 3,310.00
10	\$ 3,655.00
11	\$ 4,000.00
12	\$ 4,345.00
13	\$ 4,690.00

14	\$	5,035.00
15	\$	5,380.00
		Etc.

Non-rateable Properties Charges

Schools - w/c's	\$90.00*
Other - w/c's	\$150.00*
Urinals	\$90.00*

(* these charges are per receptacle).

Motels Charges

Motel Residence	\$550.00
Motel Restaurant	\$550.00
Ensuite/Room per service*	\$173.00

* E.g. A six (6) room motel will pay for six (6) services, i.e. \$1,038.00.

Motel/Hotel Complex Charges

Hotel	\$1,650.00
Motel Residence	\$550.00
Ensuite/Room per service*	\$173.00

* E.g. A six (6) room motel will pay for six (6) services, i.e. \$1,038.

Caravan Parks Charges

Caravan Park Residence	\$550.00
Caravan Park Amenities Block	\$1,650.00
Ensuite Cabin per service	\$173.00

5. Waste Management Charges

Waste Management Charge

In accordance with Section 501 of the Local Government Act, 1993, a Waste Management Charge of \$95.00 per assessment be made for the year ending 30 June, 2022, on all rateable land.

Domestic Waste Management

In accordance with Section 496 the following charges be made for the year ending 30 June, 2022, for the provision of domestic waste management services:

- | | | |
|------|--|----------|
| i) | Domestic Waste Management Charge – Un-Occupied | \$65.00 |
| ii) | Domestic Waste Management Charge - Occupied
(per service per assessment) | \$350.00 |
| iii) | Domestic Waste Management Charge - Occupied
Tingha Boundary Adjustment Area – Properties with 140lt garbage bin
(per service per assessment) | \$350.00 |

Other Waste Management Services

In accordance with Section 502 the following charges be made for the year ending 30 June, 2022, for the provision of other waste management services (collection from Business/Commercial Premises):

- | | |
|--|----------|
| i) Weekly Commercial Waste Management Charge
(per service per assessment, GST is charged if applicable) | \$350.00 |
| ii) Weekly Commercial Recycling Charge
per service per assessment, GST is charged if applicable) | \$130.00 |
| iii) Fortnightly Commercial Recycling Charge
per service per assessment, GST is charged if applicable) | \$70.00 |

6. Interest Charges on Overdue Rates and Charges

Extra charges on overdue rates and charges will be levied at the rate of 6% per cent per annum on a daily simple interest basis for the year ending 30 June 2022.

7. Long Term Financial Plan

That the 2021-2031 Long Term Financial Plan as exhibited be adopted.

CARRIED

12 CONFIDENTIAL MATTERS (COMMITTEE-OF-THE-WHOLE)

Nil

The Meeting closed at 3.20 pm.

The minutes of this meeting were confirmed at the Ordinary Council Meeting held on 28 July 2021.

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CHAIRPERSON