

**MINUTES OF INVERELL SHIRE COUNCIL
ECONOMIC AND COMMUNITY SUSTAINABILITY COMMITTEE MEETING
HELD AT THE COMMITTEE ROOM, ADMINISTRATIVE CENTRE, 144 OTHO STREET,
INVERELL
ON WEDNESDAY, 12 APRIL 2023 AT 12.00 PM**

PRESENT: Cr Paul King OAM (Chair), Cr Paul Harmon (Mayor), Cr Kate Dight, Cr Nicky Lavender and Cr Jo Williams.

IN ATTENDANCE: Cr Stewart Berryman, Cr Di Baker, Cr Jacko Ross and Cr Wendy Wilks.

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

1 APOLOGIES

Nil

2 CONFIRMATION OF MINUTES

COMMITTEE RESOLUTION

Moved: Cr Nicky Lavender

Seconded: Cr Jo Williams

That the Minutes of the Economic and Community Sustainability Committee Meeting held on 8 March, 2023, as circulated to members, be confirmed as a true and correct record of that meeting.

CARRIED

3 DISCLOSURE OF CONFLICT OF INTERESTS/PECUNIARY AND NON-PECUNIARY INTERESTS

Nil

4 DESTINATION REPORTS

4.1 2025 AUSTRALIAN LOCAL GOVERNMENT WOMENS ASSOCIATION (ALGWA) NSW BRANCH CONFERENCE S4.3.1

COMMITTEE RESOLUTION

Moved: Cr Paul Harmon

Seconded: Cr Nicky Lavender

The Committee recommends to Council that an expression of interest to host the 2025 ALGWA NSW Branch conference not be submitted.

CARRIED

4.2 REQUEST FOR DONATION - NULLAMANNA RESERVE LAND MANAGER - COUNTRY HALLS TOUR S12.22.1/16**RECOMMENDATION:**

The Committee recommends to Council that Council provides sponsorship for the amount of \$200 to the Country Halls Tour.

CARRIED**4.3 REQUEST FOR SPONSORSHIP - DISTRICT 90 TOASTMASTERS S12.22.1/16****COMMITTEE RESOLUTION**

Moved: Cr Paul Harmon

Seconded: Cr Kate Dight

The Committee recommends to Council that Council decline the opportunity to take out a sponsorship package.

CARRIED**4.4 2023/2024 DRAFT ESTIMATES AND OPERATIONAL PLAN, AND LONG TERM FINANCIAL PLAN S12.5.3****COMMITTEE RESOLUTION**

Moved: Cr Paul Harmon

Seconded: Cr Kate Dight

RECOMMENDATION:

1. *The Committee recommends to Council that:*

The following works be funded from the Urban Works Vote and be included in the 2023/2024 Budget:

i) Inverell and Villages - Urban Renewal and Upgrade General Fund, Water Fund

		General Fund	Water Fund
A	Inverell and Villages - Urban Renewal and Upgrade <i>Project subject to a further report to Civil and Environmental Committee</i>	\$531.14K	\$ 0K
B	Urban Work Contribution to Pool Loan	\$78.75K	
C	Footpaths and Cycleway Construction \$ for \$ Contribution to PAMP Program (Subject to RMS approving the 2023/2024 Program)	\$48.69K	
D	Village Works – Community suggested projects		
	Ashford	\$ 7.70K	
	Delungra	\$ 7.70K	
	Gilgai	\$ 7.70K	
	Yetman	\$ 7.70K	
	Tingha	\$ 7.70K	
	Oakwood	\$ 1.17K	
	Bonshaw	\$ 1.17K	
	Graman	\$ 1.17K	
	Nullamanna	\$ 1.17K	
	Elsmore	\$ 1.17K	
	Stannifer	\$ 1.17K	
	Gum Flat	\$ 1.17K	
	TOTALS	\$ 705.06K	\$0K

2. *That:*

- i) *the budget allocation of \$2.563M for the 2023/2024 ACRD Program be endorsed and a further report be presented to the Civil and Environmental Services Committee in respect of the funding allocations and individual works proposed to be undertaken under this program;*
- ii) *the budget allocation of the \$160K RMS Supplementary Block Grant Program be the subject of a further report to the Civil and Environmental Services Committee Meeting;*
- iii) *the budget allocation of \$2.972M for the 2023/2024 Block Grant Program be endorsed and a further report be presented to the Civil and Environmental Services Committee in respect of the specific projects to be funded;*
- iv) *the budget allocation of \$1.402M for the 2023/2024 Roads to Recovery Program be endorsed and a further report be presented to the Civil and Environmental Services Committee in respect of the specific projects to be funded; and*
- v) *the budget allocation of \$544.99K for the RMS Repair Program be endorsed and a report on the projects for the RMS approved Repair Program for 2023/2024 be presented to the Civil and Environmental Services Committee once advice has been received.*

3. *That Council utilises the maximum permissible rate increase allowed by IPART of 3.7%.*
4. *That:*
 - i) *Council provide an allocation of \$105K for joint industry promotions and assistance;*
 - ii) *the 2023/2024 Strategic Capital Infrastructure Fund of \$650K be utilised for loan repayments for the Inverell Aquatic Centre Redevelopment;*
 - iii) *The budget allocation of \$324K for the 2023/2024 Special Projects – Roads Infrastructure Fund be endorsed;*
 - iv) *A further report be presented to the Civil and Environment Committee in respect of the specific projects to be funded under the Special Projects – Roads Infrastructure Fund;*
 - v) *the transfers to and from Internally Restricted Assets be endorsed; and*
 - vi) *the list of inclusions as included in the 2023/2024 draft Operational Plan/Budget and listed in section 5.2.2 & 5.2.3 of the report be endorsed.*
5. *That:*
 - i) *The following rating categories be utilised for the 2023/2024 rating year:*
Residential – Inverell
Residential – General
Residential – Ashford
Residential – Delungra
Residential – Gilgai
Residential – Yetman
Residential - Tingha
Residential – Rural
Business – Inverell Industrial/Commercial
Business – Other
Farmland
Mining
 - ii) *A General Base Amount of \$235 plus an Ad Valorem Rate be determined for the categories detailed in above.*
6. *The Interest Rate applicable to Outstanding Rates and Charges for 2023/2024 be the maximum allowable as advised by the Office of Local Government.*
7. *That the following Waste Management Charges be adopted:*

i) <i>Waste Management Charge – All Properties</i>	<i>\$96.00</i>
ii) <i>Domestic Waste Management - Occupied Charge: per service per assessment</i>	<i>\$398.00</i>

- iii) *Domestic Waste Management - Occupied Charge* \$398.00
Tingha Boundary Adjustment – properties with 140lt garbage bin per service per assessment
- iv) *Domestic Waste Management – Unoccupied Charge* \$72.00
- v) *Weekly Commercial Waste Management Charge* \$398.00
(This Charge is levied per Service, and GST is charged if applicable)
- vi) *Weekly Commercial Recycling Charge (ex GST)* \$150.00
- vii) *Fortnightly Commercial Recycling Charge (ex GST)* \$80.00
(These Charge are levied per Service, and GST is charged if applicable)

8. *That the Fees and Charges, as recommended, be adopted.*

9. *That:*

- i) *the Stormwater Management Service Charge be set at the maximum amount allowable of \$25.00 per Residential Premises, \$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 charge on Business Premises of \$200.00; and*
- ii) *the Stormwater Management Program as recommended being Gilgai Drainage Project as per the adopted Gilgai Drainage Upgrade Plan, be adopted.*

10. *That:*

- i) *the report on the balanced budget be noted;*
- ii) *the draft estimates (incorporating the Operational Plan and Long-Term Financial Plans) for the General Activities for 2023/2024 be adopted and placed on public exhibition for a period of 28 days as required by Section 405 of the Local Government Act 1993.*

11. *That:*

- i) *the Sewerage Charges as listed below be adopted for 2023/2024:*

Charge	\$
Sewerage Charge Occupied	612.00
Sewerage Charge Unoccupied	385.00
Sewerage Charge Flats/Units	385.00
Sewerage Charge Nursing Homes	2,870.00
Sewerage Charge Inverell Showground	3,882.00
Sewerage Charge Hotel/Licensed Clubs	1,830.00

<i>Number of Services per Assessment</i>	<i>Annual Charge Per Assessment \$</i>
1	612.00
2	997.00
3	1,382.00
4	1,767.00
5	2,152.00
6	2,537.00
7	2,922.00
8	3,307.00
9	3,692.00
10	4,077.00
11	4,462.00
12	4,847.00
13	5,232.00
14	5,617.00
15	6,002.00
16	6,387.00

Charge Structure for Non-Rateable Properties

In accordance with the charge structure for Non rateable Properties the following charges are proposed for 2023/2024

<i>Charge</i>	<i>\$</i>
Non-ratable - Schools - wc's	116.00
Non-ratable - Other - wc's	146.00
Non-rayable - Urinals	116.00

Charge Structure for Motels and Caravan Parks

In accordance with the charge structure for Motels and Caravan Parks the following charges are proposed for 2023/2024:

<i>Charge</i>	<i>\$</i>
Motel Residence	1,830.00
Motel Restaurant	612.00
Motel Ensuite	193.00
Caravan Park Residence	612.00
Caravan Park Amenities Block	1,830.00
Caravan Park Ensuite Cabins	193.00

Charge Structure for Showgrounds

In accordance with the charge structure for Inverell Showgrounds the following charges are proposed for 2023/2024:

Charge	\$
Inverell Showgrounds	3,882.00

- ii) *The Draft Estimates (incorporating Operational Plan) for the Sewerage Fund for 2023/2024 be adopted and placed on public exhibition for a period of 28 days as required by Section 405 of the Local Government Act 1993.*

12. *That:*

- i) *a water availability base charge of \$430.00 per assessment (includes first water meter) be adopted for 2023/2024;*
- ii) *a water charge of \$430.00 per additional water meter, per assessment be adopted for 2023/2024;*
- iii) *a water charge of \$430.00 per assessment (includes first water meter) be adopted for properties within the Tingha Boundary Adjustment area for 2023/2024;*
- iv) *a water charge of \$430.00 per additional water meter, per assessment be adopted for properties within the Tingha Boundary Adjustment area for 2023/2024;*
- v) *a charge of \$2.02 per kilolitre be adopted for commercial water consumption for 2023/2024;*
- vi) *a charge of \$2.02 per kilolitre, 0 to 600 kilolitres and \$2.33 per kilolitre over 600 kilolitres be adopted for residential water consumption for 2023/2024;*
- vii) *a charge of \$1.08 per kilolitre be adopted for water consumption - Abattoirs, plus a 20 per cent early settlement discount for 2023/2024;*
- viii) *a charge of \$1.08 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 Council and Inverell Shire Council (Sporting fields and Parks) for 2023/2024;*
- ix) *a charge of \$0.53 per kilolitre be adopted for Raw Water consumption for 2023/2024; and*
- x) *the draft Estimates (incorporating Operational Plan) for the Water Fund for 2023/2024 be adopted and placed on public exhibition for a period of 28 days as required by Section 405 of the Local Government Act, 1993.*

CARRIED

At this juncture, the time being 1pm, the Committee adjourned a reconvened at 1.28pm.

4.5 REFERRAL OF CONFIDENTIAL REPORTS S4.11.17/15

COMMITTEE RESOLUTION

Moved: Cr Paul Harmon

Seconded: Cr Nicky Lavender

That the Committee refer the items to Closed (Public excluded) meeting of the Committee and that

the press and members of the public be asked to leave the chambers whilst the Committee considers the following items:

Item: Sale of Land - Swanbrook Road

Authority: Section 10A (2) (c) information that would, if disclosed, confer a commercial advantage on a person with whom the Council is conducting (or proposes to conduct) business.

Item: Commercial Lease Temporary Service Station - 13 Glen Innes Road, Inverell

Authority: Section 10A (2) (d(i)) commercial information of a confidential nature that would, if disclosed prejudice the commercial position of the person who supplied it.

CARRIED

5 GOVERNANCE REPORTS

5.1 GOVERNANCE - MONTHLY INVESTMENT REPORT S12.12.2

COMMITTEE RESOLUTION

Moved: Cr Kate Dight

Seconded: Cr Nicky Lavender

The Committee recommends to Council 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.*

CARRIED

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

At 1.51pm, the Chairperson noted that no members of the public or press were in attendance at the meeting therefore the Committee proceeded to consider the motion to close the meeting to the press and public.

COMMITTEE RESOLUTION

Moved: Cr Paul Harmon

Seconded: Cr Kate Dight

That the Committee proceeds into Closed Committee to discuss the matters referred to it, for the reasons stated in the motions of referral.

CARRIED

COMMITTEE RESOLUTION

Moved: Cr Paul Harmon

Seconded: Cr Kate Dight

That the Committee proceeds out of Closed Committee into open Committee.

CARRIED

Upon resuming Open Committee at 1.55pm, the Chairperson verbally reported that the Committee had met in Closed Committee, with the Press and Public excluded, and had resolved to recommend to Council the following:

6.1 SALE OF LAND - SWANBROOK ROAD S5.2.2/08

RECOMMENDATION:

That:

- i) the offer to purchase Part Lot 1 DP 1231214 for the sum of \$110K plus GST if applicable, from G & T Fraser be accepted; and*
- ii) The General Manager be duly authorised to take all actions necessary to complete the sale.*

6.2 COMMERCIAL LEASE TEMPORARY SERVICE STATION - 13 GLEN INNES ROAD, INVERELL S5.2.59

RECOMMENDATION:

That:

- i) Council enter into a commercial lease agreement with McKinlay Enterprises P/L, Mitala P/L and LJM Enterprises (NSW) P/L for the continued operation of a temporary Service Station at 13 Glen Innes Road, Inverell;*
- ii) The lease commence on the 1 July 2023 and be for a period of 12 months with a lessee option of a further 6 months extension;*
- iii) The lessee be provided with the option to terminate the lease early subject to providing thirty (30) days notice;*
- iv) The lease fee be consistent with the commercial valuation obtained by Council;*
- v) Council advise the lessee that it offers no warranty in relation to any development applications either directly or in-directly associated with the lease;*
- vi) The General Manager be authorised to negotiate any additional terms of the commercial lease agreement; and*
- vii) The General Manager be authorised to execute the lease agreement.*

ADOPTION OF RECOMMENDATIONS

COMMITTEE RESOLUTION

Moved: Cr Paul Harmon

Seconded: Cr Kate Dight

That the recommendations of Closed Council be adopted.

CARRIED

The Meeting closed at 1.56pm.

The minutes of this meeting were confirmed at the Economic and Community Sustainability Committee held on 10 May 2023.

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CHAIRPERSON