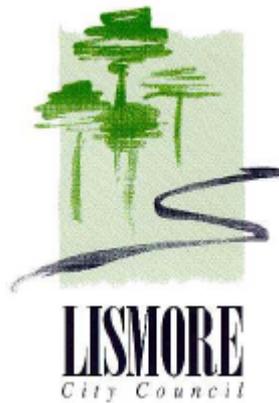


COUNCIL

Business Paper



JUNE 26, 2001



NOTICE OF SPECIAL COUNCIL MEETING

A **SPECIAL MEETING** of LISMORE CITY COUNCIL will be held at the COUNCIL CHAMBERS, Oliver Avenue, GOONELLABAH on TUESDAY, JUNE 26, 2001, at 7.00pm and members of Council are requested to attend.

Prior to the Special Meeting the following two presentations will be made:

6.00pm IT Strategic Plan

6.40pm Lismore Wilsons River Redevelopment Project

(Ken Gainger)
GENERAL MANAGER

June 19, 2001

SPECIAL COUNCIL BUSINESS AGENDA

JUNE 26, 2001

PUBLIC ACCESS SESSION:

PAGE NO.

Mr Alan Hoskins re Report – Lismore's Wilsons River Redevelopment Project

1

OPENING OF MEETING AND PRAYER (MAYOR):

APOLOGIES AND LEAVE OF ABSENCE

DISCLOSURE OF INTEREST

REPORTS:

PAGE NO.

Lismore's Wilsons River Redevelopment Project

1 - 6

IT Strategic Plan

7 - 8

Lismore Unlimited Promotions Plan 2001/2002

9 - 11

2001/2002 Management Plan

12 - 16

2001/2002 Rates and Charges

17 - 24

Subject/File No: LISMORE'S WILSONS RIVER REDEVELOPMENT PROJECT

Prepared By: Project Officer - Lois Kelly

Reason: To gain approval for funding of \$188,200 over the next two years for the execution of redevelopment plans as outlined in : "Reflections of a City – a Strategic Plan for the Redevelopment of Wilsons River"

Objective: To increase community access to the Lismore Lake, the Wilsons River in the city environs, together with the provision of beautification, commercial opportunities, increased investment potential for Lismore, and greater awareness of indigenous and non-indigenous culture and heritage within the boundaries of the project.

Management Plan Activity: Economic Development

Background:

The Lismore Economic Development Advisory Board incorporated the riverbank project into its Strategic Plan for 1998/99, and this was endorsed by Council on 15 December, 1998.

Work on public consultation and community involvement commenced in March 1999. This process demonstrated that there was widespread public support across all interest groups for this project. Representatives from all interest groups participated in a river cruise and workshops to plan the foundations for specific redevelopments and enhancements, and identified more precisely the community aspirations for the overall type of riverbank redevelopment.

Based on this strong foundation, a strategic plan was developed which gave both the community and Council a clear direction for future redevelopment of the riverbank which will significantly enhance the attractiveness of Lismore as a regional city and help to rebuild the historical links which the river has played in the city's development. The Plan also provided the basis for investment and commercial activities, and for specific employment opportunities for our indigenous community.

Council adopted the Strategic Plan on 14 December 1999.

In September 2000, a Project Officer was employed to progress the project. To date, the river history has been researched and documented; concept plans have been developed; preliminary engineering drawings have been progressed; the old railway ganger's shed on site has been partly renovated; a draft Memorandum of Agreement with State Rail has been prepared; all interest groups have been contacted on each area and their feedback collated; and regular liaison with TAFE and other groups continues.

Grant Funding

Substantial funding for the first two stages of the project, Wilsons River Heritage Parklands on the western bank of the river - (incorporating Bundjalung Nature Park), and the Ramp on the eastern bank (incorporating the widening of the boat ramp and the construction of a floating pontoon to provide easy river access), has been secured as follows:

NSW Heritage Assistance Program has contributed \$2,500 for the documentation of river history;

Centenary of Federation funding of \$22,500 has been secured for planning;

State Rail have put forward \$200,000 for the stabilisation and refurbishment of the Railway Wharf;

NSW Waterways have provided \$162,500 for modern boating facilities, which include extensions to the wharf to accommodate a variety of river craft, a sewerage pump-out facility, widening of the existing boat ramp and the construction of a floating pontoon;

Lismore Unlimited has allocated \$10,000 for wages 2000/01 financial year, with a further \$5,000 pledged for 2001/02 financial year

The Spirit of Lismore Foundation has contributed \$5,000

Hurford's Building Supplies has donated land valued at \$68,400 for Stage 1 of the Project;

Southern Cross University has pledged \$30,000 (in-kind) for the design and implementation of a medicinal herb garden;

Wilson's River Landcare Group have valued their support for the overall project at \$43,000;

The Richmond River Historical Society has donated "The Rainbow" – a historic ketch built in 1932 and used extensively on the river, to the project, which is valued at \$10,000. Negotiations are underway with NSW TAFE Maritime Unit for students to renovate the ketch, and use on the river for training.

NSW TAFE will take on 15 trainees over 15 months for landscaping works. The value of this work is \$16,400 per trainee, a total value of \$246,000. TAFE will also organise traineeships for small business operators as the project progresses.

NSW Department of State and Regional Development have indicated they will fund a business development manager for 12 months, valued at \$60,000.

This brings the total funding to \$846,900, most of which will dramatically beautify the South Lismore side of the river.

These grant funds allow Council to implement the Strategic Plan at a significantly lower cost than would otherwise be the case. There is opportunity for further funding as the project progresses.

The Economic Development Unit is currently in the final stages of negotiation with the Federal Government's Department of Employment, Workplace Relations and Small Business (DEWRSB) for a further \$302,000 which will provide the following infrastructure:

- Interpretive signage to tell Lismore's history,
- Water and electricity connections
- Kiosk, toilets, roads, cycle-ways and pathways,
- Parks and gardens and viewing platforms
- Riverbank and gully revegetation
- Boat hire shed
- Contribution to boating facilities

Benefits for Lismore

Using current data, it is reasonable to expect that this project will create significant ongoing local and regional economic benefits as follows:

- Increase tourism expenditure from \$13 to \$17 million p.a., producing 35,400 more day stops p.a. and generating an extra \$880,000 expenditure **excluding** overnight accommodation.

Lismore Wilson River Redevelopment

- Promote and support the healthy lifestyle theme of the region by linking with the emerging medicinal herb and bush food industry
- Attract an extra 97 cars per day off highway one.
- Increase in current boat users by 5%.
- Provide a highly marketable product, which will lead to further development

- Provide an ongoing added attraction for users of Northern Rivers Railway (Ritz Rail which currently brings up to 100 tourists per day to the Railway Station adjacent to the site)
- Support development plans put forward by the South Lismore Progress Association, and act as a catalyst for this development.
- Provide links to other river towns like Coraki, Woodburn and Broadwater, which will benefit from a better serviced waterway. Houseboats, cruisers and yachts will be able to access the riverbank for services and spend extended time on the water.
- Provide tourism product which will encourage existing tourists to spend an extra day in the Region, and to venture inland.
- Provide a link from the CBD to Lismore Lake by way of pathways and cycleways.

A number of Councils who have redeveloped their rivers have been contacted, and substantial benefits have been reported. A web search has also revealed huge economic benefits flow on to towns and cities that have undertaken this work.

Examples are:

1. Taree

Taree City Council has recently redeveloped the bottom section of the Manning River which runs behind Taree. According to Taree Council's planning section, there has been a huge increase in community usage of the facility. Economic development interest is there, but it is early days as yet.

Manager of the Taree small business incubator and the Manning –Gloucester Business Enterprise Centre, Ms Jeny Wallace reported that in addition to increase in community usage (walkers, joggers, picnickers), the pub has opened up an extra area on to the river which is just starting to get popular, an arcade is being developed, and the RSL is redeveloping there.

2. Townsville

Townsville has recently undergone a major CBD urban renewal project, focussing on Ross Creek which runs through the CBD.

There has been a very positive response from private investors simply because the redevelopment gives a clear and exciting direction for the CBD.

As with Lismore, both sides of the creek are being developed and linked by a series of walkways and bridges. Work is being undertaken along 2.2 kilometres of the creek. The project involves significant landscaping, pedestrian and play areas, and commercial opportunities.

Now almost completed, the 'Strand' offers a friendly and relaxed atmosphere for locals and tourists. On an average weekend, 10,000 people now visit the Strand.

3. San Antonio River, Texas (US)

Like Lismore, San Antonio has flood problems with the San Antonio running right through the CBD. Development of 'the Great River Walk' has made this a world famous attraction. Work on this development started in 1968. Restaurants and hotels have been built along the river walk, and their annual fiesta parade, celebrating their river, now attracts 300,000 people every year.

4. Other towns

Lismore Wilson River Redevelopment

Councils at Echuca, Swan Hill, Penrith and Griffith were contacted. All people I spoke to confirmed the huge economic benefit the redevelopment of their river had made to their towns. However, there was no written evidence, and councils had not collected statistics on the increase in DA's or the increase in visitation. All reported that enormous employment opportunities have also resulted from river redevelopment.

While there are enormous benefits from this project, there are also a number of concerns which councillors need to be aware of.

1. Much of the project is on flood prone land.
All elements of the project will be planned to be flood resistant; preliminary engineering drawings take floods into account, with structures built to be either towed away or secured in times of heavy flooding; materials used in the construction will be flood resistant.
2. It is proposed that Council will lease out the commercial aspects of the first stages of the project: (the canoe and river craft hire, boat hire, and kiosk/information centre functions.) This could become a liability for council if operators are unsuccessful.

The Department of State and Regional Development will fund a business development officer for the first twelve months after the establishment of commercial activity to ensure good business practices are followed, and that effective marketing of the facilities occurs.

3. There will need to be on-going maintenance of the wharf, extensions to the wharf, the pontoon and the parklands.

In the Memorandum of Agreement with State Rail, costs relating to the wharf maintenance will be the responsibility of State Rail. Maintenance of the other elements will be the responsibility of Council.

Council's Contribution and funding sources

We are now at the stage where Council needs to assess its financial commitment to the riverbank redevelopment, both in terms of capital costs and on-going maintenance.

In order to secure funding from the Federal Government, there is an expectation that local council will contribute one third of the cost of the whole project. With the overall cost of the first two stages at \$1,280,000, this makes Council's contribution around \$400,000.

Council has already contributed approximately \$212,000 to this project – (cash and in kind), which includes Project Officer's salary, costs in relation to the preparation of the Strategic Plan, EDU manager's time, Project team's time, administration costs, rental and equipment costs. This would leave approximately \$188,000 for Council to contribute towards the capital costs of the project over the next two years. Commitment to this contribution will ensure Federal Government support of \$303,600.

Two funding sources have been identified for next financial year as follows;

1. \$50,000 from funds for the matching of grants
2. \$40,000 from matching Section 94 funds

It is worth investigating that inclusion for the riverbank re-development be considered in a future review of Section 94 plans.

Council's Strategic Planner agrees with this: it is envisaged the project would be a low percentage contribution from Section 94's.

General Manager – Comments

There is overwhelming support for the Wilson Riverbank redevelopment within the Lismore business sector and the broader community. The reason for this strong support is simple:

- The community are tired of the rundown appearance of the Lismore CBD area and see the riverbank redevelopment and beautification project as a stimulus for the revitalisation of this area;
- The business community are concerned about the future viability of the CBD area as it endeavours to compete with other regional shopping centres – this project demonstrates a collaborative commitment by Council, government, business and community organisations to the future of the CBD area;
- The project is cost-effective;
- The project is compatible with the flood levee construction;
- The project has attracted financial support from agencies other than Council equivalent to \$1M+;
- The project will stimulate tourism by opening up the use of waterways and providing an alternative experience for visitors who presently focus on coastal areas;
- Unlike some riverbank projects mooted in past years this project is achievable and sustainable and has been developed following extensive community consultation.

Whilst \$188K is a considerable investment by Council, this can be funded within existing resources over a two year period without significant impact on Council's financial position. Further, this contribution will leverage financial support from other sources equivalent to \$1M+ and should therefore be seen as a valuable investment in the future of Lismore, the CBD, and the regional economy. The project also readily complements proposed future street beautification schemes and together provide an exciting prospect for a much enhanced visitation experience for shoppers and visitors alike.

Manager - Finance & Administration Comments

This project has progressed to the stage where Council is now required to commit financially to it's actual development. The amount to be funded for this stage is \$188,200 over the next two years. From a financial perspective, Council needs to consider the following issues prior to determining a course of action :-

- a) The total budget for this stage is estimated at \$1.25 million. This includes Council's direct contribution of \$188,200 and indirect costs of \$216,000 for the project officer, project management and administration. More importantly, there is \$661,000 from grants, \$145,000 from the business sector and \$43,000 from the community. As such, there is substantial leverage to be gained by Council providing \$188,200 for this project. On average, for each direct dollar we contribute, we will receive \$2.77 from other funding sources. This level of external funding for such a project is highly desirable given the demand on Council's limited resources and therefore provides an ideal funding opportunity to undertake this project.
- b) Council has already given a commitment to proceed with the construction of the Lismore Levee Scheme and redevelopment of the Memorial Baths. These are both major projects and will have a significant impact on the level of Council's discretionary funding over time. As the funding for this stage of the project is required in both 2001/02 & 2002/03, this has the potential to reduce Council's capacity to fund other capital works.

Lismore Wilson River Redevelopment

- c) If this project proceeds, an annual allocation for maintenance will be required. This needs to be factored into future budgets. It is anticipated that the Manager - Parks & Recreation will prepare a detailed submission for this purpose, but quick estimates suggest that this will cost around \$50,000 per annum.

- d) The funding sources identified are,
 - i) \$50,000 from the "matching grants" allocation. This is self explanatory and a logical use of these funds.
 - ii) \$40,000 from the "matching Section 94 contributions" allocation: Included in the draft budget is a total of \$80,000 to be reserved for this purpose. It is proposed to reduce this amount to \$40,000 as this project has a more urgent need or has greater priority for discretionary funds at this time.

We will still need to find Council's full contribution towards the Section 94 Plans, but I doubt that the partial deferral of this commitment by \$40,000 will have a significant detrimental effect on the overall position. It is likely that we will seek another source of funding for this component in 2002/03.

Public Consultations

Extensive community support exists as a result of the comprehensive consultation, which has gone into every component of the development of the strategic plan.

Regular community consultation continues, with all interest groups being contacted for feedback as each section of the overall development is designed in detail.

Author's Response to Comments from Other Staff

Not required.

Conclusion

This project has total community support. The redevelopment of the riverbank will create a truly unique river experience in Lismore. It will create sustainable long term employment and small business opportunities, and will provide infrastructure which will work towards creating a vibrant tourist industry in Lismore. This integrated development will add value to the emerging medicinal herb and bush food industries, building on an international interest in bush foods, medicinal herbs and aboriginal culture.

Recommendations

That:

- 1) Council endorses the use of existing \$50,000 grant matching funds and \$40,000 matching Section 94 funds over the next two financial years, and
- 2) The Riverbank project be considered for inclusion in Section 94 plans.

Subject/File No: INFORMATION TECHNOLOGY STRATEGIC PLAN
S56
Prepared By: Group Manager – Corporate & community Services
Reason: Preparation of new plan
Objective: Adoption of the Strategic Plan
Management Plan Activity: Information Services

Background:

Council was advised via the Bulletin in December 2000 that following the successful implementation of the GST, the Information and Technology Section were planning the next stage of improving internal technology services in Council by commencing the development of an Information Technology Strategic Plan. An earlier plan, the Stow Information Technology Strategy (January, 1999) provided for four key objectives, and after critical review of it by MGM it was agreed to formally close the Stow Strategy and work towards formulating a new plan.

Information technology represents a significant investment in any organisation and Council is no different. The requirements on staff to service customer needs continues to grow at a rapid pace and there is need to keep in step with changes in technology, as it evolves. The need to strategically plan and position the Council to ensure that IT provides a cost effective service to all its customers, in particular the staff who have to use such information on a daily basis, cannot be over emphasised. Information technology in Council must be dependable and affordable, business driven, responsive, flexible and have an element of opportunism (refer page 4 of the Executive Overview).

The new plan was commenced by Keith Fowler, the former IT Manager and has been refined and completed by Janet Scharbow, Project Manager with Norlink. The plan will represent an agreed way forward for the delivery of IT services to council and the community for the next three to five years. It has been developed through an extensive consultation and negotiation process and is based on supporting the business strategies of Council as defined in the 2020 Strategic Plan "*Growth with Harmony and Balance*".

The workshop held prior to this meeting will concentrate on Part 1 of the Plan, being *The Executive Overview*, and it provides a summary of the Plan including key management and operational actions as well as capital cost implications. Part 2 being the *Action Plan* describes in detail the current environment, the agreed action items and the costs for each action. A copy of both parts is provided as separate attachments, for the information of councillors.

One of the Key Management Actions detailed in the Plan is the implementation of an IT Governance Process. This process is worthy of particular comment in that it is different approach to what has tended to happen in the past. All requests for any proposed change must now be substantiated by a business case to ensure there is a real return on investment and that available funds are appropriately used. The formation of three Focus Groups being Core Systems, GIS and Internet/Intranet with staff from throughout the organisation, will assist in the management of the Governance Process and they will provide recommendations to MGM for any changes that exceed \$5,000.

Manager - Finance & Administration Comments

To have the right Information Technology (IT) in an organisation like ours is absolutely critical to its success. The proposed strategic plan will go a long way to achieving that outcome.

From a financial perspective, the impact of adopting the plan includes :-

- a) IT Reserve - To increase the balance of the reserve from \$500,000 to \$750,000 by 2004/05. This will put us in a position where we may be able to significantly fund the IT requirements at that time. This is based on an increase in 2001/02 of \$73,000 which has been included in the Management Plan.
- b) IT Operations - To increase the operating contribution to fund leasing costs of PC's. The increases for the next four years are of \$63,000, \$63,000, \$42,000 and \$21,000. Council has already adopted the increase of \$63,000 for 2001/02.

The key reason for my supporting the plan are included in the "Executive Overview" under the "Key Values". I believe the plan reflects the key values of "*dependable and affordable, business driven, responsive, flexible and opportunist*"

Public Consultations

Not required.

Other Group Comments

All Groups have provided input into the document.

Author's Response to Comments from Other Staff

Not Required.

Conclusion

Council relies heavily on information technology to deliver a range of cost effective services to its customers. It should be noted that Council already provides a very cost effective IT service (refer to the comparative table on page 8 of the Action Plan) and this will not change. The need to manage the limited resources provided within the management plan process requires an organisational wide approach that has complete ownership from the councillors down. The IT Strategic Plan has been developed following a thorough consultative process and has the support of management and staff, who utilise it on an on-going basis. It provides for an environment where the delivery of technology services for the next 3 to 5 years will be integrated into the business strategies and plans of the organisation.

Recommendation

That Council adopt the *Information Technology Strategic Plan*.

Subject/File No: LISMORE UNLIMITED – PROMOTIONS PLAN 2001/2002
(S740)

Prepared By: Andrew Lovett – Manager Economic Development & Tourism

Reason: Presentation of the Promotions Plan prior to the commencement of the 2001/2002 financial year

Objective: Council's endorsement of the Promotions Plan

Management Plan Activity: Economic Development

Disclosure:

Lismore Unlimited recently modified its rules, such that the occupant of the Council position of Manager-Economic Development and Tourism would be appointed as a Director of Lismore Unlimited. Consequently, the author of this report is a Director of Lismore Unlimited. There are no pecuniary or conflict of interest implications. The author has negotiated with the President, Board and Manager of Lismore Unlimited on behalf of Council to improve the draft plan for the benefit of all concerned.

Background:

Council, at its meeting held on 21st November 2000, resolved (Minute 324/00);

1. The Special Rate Variation Levy be continued.
2. The Promotions Plan include more specific information on the target market.
3. The Plan include more specific objectives and have measurable outcomes.
4. An independent evaluation be conducted for the year 2000-2001 and a report be brought back to Council once the evaluation is complete.
5. The Promotions Plan in future be presented to Council before the start of the financial year to which it relates.
6. A report be brought to Council on the effectiveness of the position of the Events Co-ordinator.

This report addresses items 2, 3 and 5 above. With regard to item 4, Lismore Unlimited will organise an independent evaluation and a report will be brought back to Council early in the new financial year. With regard to item 6, a report will be brought to Council on the effectiveness of the new arrangements for the position of Events Co-ordinator after the Herb Festival and Master Games events to be held later this year.

A copy of the proposed Promotions Plan is included as an attachment to the business paper.

Target Markets, Specific Objectives and Measurable Outcomes

Councillors may note that considerable efforts have been made to improve the drafting of this Promotions Plan as compared to previous documents. Target markets, objectives and measurable outcomes have been identified for each of the proposed actions.

Herb Festival

Councillors may also note that there has been more resources made available for the ongoing organisation and marketing of the Northern Rivers Herb Festival. Lismore Unlimited has decided to

provide additional resources as it is clear that this particular event has the potential to become a major flagship event for the City. There is already considerable support being provided by Southern Cross University (“SCU”) and the NSW Department of Agriculture; both organisations are running conferences during the Herb Festival period. The allocation of an additional \$25,000 will assist the fostering of this significant event for the future.

Leveraging

Councillors may note in Attachment C to the report that an analysis is being carried out as to the leveraging effect of the promotion funds. A conservative estimate of \$590,000 is being leveraged against the promotion fund of \$143,000. Further opportunities for increased leveraging will be explored throughout the upcoming financial year.

Proposed Indexing of the Promotions Plan Allocation

Since the introduction of the Special Business Rate Variation Levy ("SBRVL"), Council has allocated a fixed amount of \$143,000 towards the funding of the Promotions Plan. As time progresses, this amount will diminish in real value, due to the effects of inflation. It is proposed that the amount allocated for the Promotions Plan be indexed in line with rate pegging.

The SBRVL income received by Council is indexed in line with rate pegging and therefore it is appropriate for an indexed amount to be allocated to the Promotions Plan and passed on to Lismore Unlimited.

Term of the Promotions Plan

The Promotions Plan being considered by Council is for a one-year period for the 2001/2002 Financial Year. It is proposed that the next Promotions Plan cover a period of three years, being 2002/2005 Financial Years. This will bring about the following advantages:

- More efficient administration of the Plan;
- Greater effectiveness in the execution of the Plan;
- Greater purchasing and leveraging power;
- Greater consistency in the activities, from year to year; and
- An opportunity to conduct a major review and workshop with the business community prior to commitment to a medium-term Plan.

Annual evaluations of the Plan would continue and consequent minor adjustments to the Plan could still be made.

Manager - Finance & Administration Comments

The Promotion Plan prepared by Lismore Unlimited for the expenditure of funds collected from the CBD continues to improve and is supported.

It is pleasing to note that the approach incorporates both an ongoing umbrella campaign to "brand" Lismore as well as the sponsorship and support of a key event being the Northern Rivers Herb Festival.

The suggestion to index the \$143,000 by the rate pegging increase from 2002/03 again is supported as the original special rate variation increases annually on this basis.

Public Consultations – N/A

Other Group Comments -

Events Co-ordinator Comments

The Economic Development Unit, in conjunction with Lismore Unlimited, have for a number of years been “pushing” the herbfest concept. We are now at a point, despite not having hosted the event yet, where we see a considerable “wheel of support” being built around the concept and a very diverse and interesting series of activities being formulated.

It is undoubtedly accepted that successful events conducted in regional cities provide significant financial and social benefits to host cities/Councils/business organisations, etc.

The Herbfest offers tourism potential and opportunity to further promote Lismore as a regionally significant city.

Human resource and marketing are undoubtedly the key factors in the success of any event and same have to be constantly funded to an adequate level by either government or business sources (or both). Hence, an increase in funding for the Herbfest will ensure its ongoing operations in the short term. It should also be a future intention to target “major” events (Herbfest included) and to fund same to adequate levels for three years. At the end of that period an appropriate review should be conducted.

The notion to increase funding for the Herb Festival via the Promotions Plan is supported.

Author’s Response to Comments from Other Staff

Comments are noted.

Conclusion

The 2001/2002 Promotions Plan is an evolutionary improvement on the work carried out in previous years. The Plan is more refined and places far greater emphasis on target markets, objectives and measurable outcomes. As Lismore Unlimited and Council acquire greater experience with the planning and execution of these marketing campaigns, further improvements will ensue.

Recommendation

That:

1. Council endorse the Promotions Plan 2001/2002;
2. From the 2002/2003 Financial Year, the amount allocated for the Promotions Plan be indexed in line with overall indexing of Business Rate income, with the base year being the 1998/99 Financial Year (the year of introduction of the SBRVL); and
3. The next Promotion Plan be for the period 2002/2005 and involve a major consultation and review carried out by Lismore Unlimited.

Subject/File No: 2001/2002 MANAGEMENT PLAN
(GB:S779)

Prepared By: Principal Accountant, Gary Boyd

Reason: Local Government Act, 1993 requirement

Objective: Finalise and adopt the Management Plan

Management Plan Activity: Financial Services

Background:

The Local Government Act, 1993 (LGA) requires all Council's to advertise a draft Management Plan each year for a period of twenty eight (28) days, to allow submissions from the public. This Council's Management Plan advertising period closed on Monday, June 18, 2001.

As the closure date for public submissions is after the preparation of this business paper, an additional report will be forwarded, if needed, to all Councillors including a copy of all submissions received.

Proposed Management Plan Changes

Although staff have undertaken some minor modification of a cosmetic nature, eg amendments to program listing on page 11 – General Managers Office and page 53 – Business Enterprise. These amendments were made to reflect organisational changes made within these two Groups. There have been no amendments to the action plans and/or information content.

In accordance with the requirements of the Local Government Act, Council Management Plan has been placed on public exhibition for twenty-eight (28) days at eleven (11) venues throughout the City. Council again received excellent support from the proprietors of several rural stores and rural and urban community organisations in granting approval to display the draft document at their venue for perusal by the public.

Proposed Fees and Charges Changes

There have been some minor changes to the fees and charges. These generally relate to fees or charges not previously included, wording changes, format alteration and other enhancements.

Proposed Budget Changes

The Management Plan on exhibition provided for a \$30,000 operating surplus. Since that time, staff have received more accurate or relevant information which has resulted in a number of changes to the draft budget. Details relating to these changes are listed below for consideration.

Council Resolution

- 1) Annual Remuneration Fee for the Mayor and Councillors - Increasing the attendance fee for Councillors to \$11,770 from \$10,500 and the Mayors fee to \$24,860 from \$21,000 has resulted in an increase in operating expenses of \$19,100.
 - 2) Review of the Section 356 Donations Policy
The additional donations made as part of the Section 356 Policy Review for COSA, \$2,000 and for Children's Week \$1,000 have increased operating expenses by \$3,000.
-

It is proposed to fund both these items from the increase in the Financial Assistance Grant (FAG) which is explained in more detail below.

2001/2002 Management Plan

It was noted that there will be a budget impact as a result of the report relating to the review of Councils recycling service. As there are a number of issues to be considered before actual costs are known it is proposed to deal with this item through the quarterly budget review process.

Other Sources of Information

- 3) The NSW Local Government Grants Commission has advised that the preliminary recommendations for the 2001/2002 Financial Assistance Grants (FAGs) allow for an increase of \$220,500 on the general purposes and \$47,000 on the local roads components from the *actual 2000/2001 figures*. This results in an overall increase of 6.7%. The draft management plan allowed for a 2.8% increase. This means for the draft budget there is an additional \$137,000 for the general purposes component and \$14,000 for the local roads component, giving a total increase of \$151,000. It should be stressed that this information is indicative only and may change.

It has been Council's practice to allocate the entire amount of the roads component to road works. It is recommended that this continues with the additional \$14,000.

Every year there are different budget priorities and Council has to make do with limited resources. However, it should be one of Councils goals to allocate as much as possible to capital improvements that have the potential to reduce future operating expenses as opposed to increases in current operating expenses.

The most pressing examples pertaining to this Council at present probably relate to the major capital works for the Memorial Baths upgrade and the construction of the flood levee and the associated future borrowings for both projects. With this in mind it is proposed to allocate the balance of the \$137,000 (which is equal to \$114,900 after reducing for Councillors attendance fees and the increase in Section 356 donations, mentioned above) available from a higher than expected FAGs increase to the flood levee for the 2001/2002 budget year. This amount would be shown as a transfer to reserves for the flood levee of \$114,900.

- 4) The Nimbin Chamber of Commerce has written advising that they do not wish Council to proceed to levy a business rate in Nimbin to raise up to an additional \$20,000. A survey showed that two thirds of businesses at this time, were against the idea. As such, the revenue and expense items relating to this issue have been deleted from the draft budget.
(copy attached)
- 5) The North East Weight of Loads Group (NEWLOG) has requested an increase in funding of \$2,500 to \$12,500 for all member Councils. It is proposed to comply with this request with funding coming from a reduction in the FAGs local roads component as this is the source of the existing allocation of funds.
(copy attached)
- 6) Transfer of street parking enforcement to Local Government The Local Government and Shires Association (LGSA) has issued a draft position regarding the transfer of street parking enforcement to Local Government. It advised Councils to include expenditure and revenue provisions in the 2001/2002 budget, with expenditure matched by revenue as a conservative estimate. Councils will be obliged to offer employment to the Parking Patrol Officers presently

2001/2002 Management Plan

employed in the area by the NSW Police Service. Issues surrounding employment transfer are currently being addressed.

2001/2002 Management Plan

Included in the draft position statement issued by the LGSA was that "the State Government will allocate the sum of \$450,000 each year for a period of 5 years from 1 July 2001 to be paid into a fund to be administered by the LGSA to assist those councils with a negative net revenue from street parking enforcement as a consequence of those councils assuming the street parking function and employment of PPOs on 1 July 2001."

For the 2001/2002 budget an amount of \$90,100 has been included as a revenue and expense item with no impact on working funds. The major expense items in the first year include the capital outlay required for the purchase of a dual cab and the wage costs associated with the provision of this service.

7) Riverbank Development Project – Should Council proceed with the recommendations outlined in the report included in this business paper, the only change required will be to transfer the allocation for Councils matching Section 94 contribution to an allocation specific to the Riverbank Project.

8) Perradenya Estate Water and Wastewater User Charge Structure.

a) Water Supply Charges

The fixed service and consumption charges applicable to all Council customers in the Lismore LGA will be applied to Perradenya residents.

b) Reclaimed Water Charges

The residents of the Perradenya Estate have the option of selecting reclaimed water as an option and a separate meter is provided to all such residents. Until such time as the reclamation plant is commissioned, potable water will be supplied via this meter.

Lismore Water is of the opinion that any additional costs associated with the reclamation plant or the dual reticulation system should be borne by Rous Water. Pending a detailed agreement being finalised, Lismore Water has successfully negotiated an interim agreement that requires Rous Water to do so. Under this agreement, Rous Water is required to supply all water (potable or reclaimed) at bulk water rates to Lismore Water. Lismore Water will 'on-sell' to customers at the variable charge to be determined by Council.

Since Rous Water will be responsible for all costs associated with maintaining the reclaimed water infrastructure, there is no necessity for a fixed service charge to be imposed for the reclaimed connection/meter. This is in line with Rous Waters' desire not to burden residents selecting this option.

c) Wastewater User Charge

The Wastewater Charges applicable to Lismore Sewerage users will be levied on Perradenya residents. As mentioned above, the cost of running the reclamation plant will be borne by Rous Water.

2001/2002 Management Plan

Manager Finance and Administration Comments

The additional funding received for the Financial Assistance Grants of \$137,000 for general purposes and \$14,000 for roads is an added bonus. More importantly, how Council chooses to allocate these funds can enhance this situation, even though this has been reduced by other allocations listed in the report.

Traditionally, the roads component has always been allocated to roads and this practice should not change. Consequently, the recommendation that the additional \$14,000 for roads being allocated to roads is supported. As for the balance, this needs to be carefully considered.

While I am supportive of the proposal to allocate the additional funds to the flood levee scheme, there are many other projects worthy of funding support. They include, but are not limited to,

Memorial Baths Redevelopment,
Northern Rivers Cultural/Arts Precinct
Wilson Riverbank Project,
Goonellabah Indoor Sports & Leisure Centre,
Kadina Park,
Lismore Lake,
CBD Beautification,
Section 94 Plans and
Drop Off Centres.

Another option is to give it back to the ratepayers by reducing the rate increase. A \$100,000 refund will result in a 0.625% decrease in the proposed rate increase. When coupled with the \$20,000 not required for the Nimbin Promotion Fund, the rate increase could be 3.9% rather than 4.57%.

Public Consultations

The Management Plan has been advertised in accordance with the Local Government Act, 1993.

Author's Response to Comments from Other Staff

The issue of where to allocate the additional FAG's monies has been discussed with the Manager-Finance & Administration. Whilst it is acknowledged that there are many choices available to Council, it is the Finance Section's preferred option to allocate these funds to the flood levee, as detailed in recommendation No. 3.

Conclusion

As previously stated, this report has been prepared prior to the closure of public submissions. Consequently, there may be other issues to resolve as a result of Council's consideration of the submissions received, as well as those already identified in this report.

If the following recommendations are adopted, the surplus for 2001/2002 will be maintained at \$30,000. While a surplus of say \$50,000 would be more desirable to allow both Council and Management greater flexibility, this is a far better result than commencing the year with a deficit budget.

Recommendation (COR31)

LISMORE CITY COUNCIL - Meeting held June 26, 2001

2001/2002 Management Plan

That Council adopt the advertised draft Management Plan including the Budget and Fees & Charges, and :-

- 1) That the Councillors and the Mayors attendance fees be increased to \$11,770 and \$24,860 respectively. This increases operating expenses by \$19,100 in total
- 2) That the Section 356 donation for COSA be included at \$2,000 and for Children's Week be included at \$1,000.

- 3) Of the additional \$151,000 from the NSW Local Government Grants Commission, \$14,000 for the local roads component be allocated to road rehabilitation and \$114,900 (after reducing for the increase in Councillors attendance fees \$19,100 and Section 356 donations \$3,000) from the general purpose component be transferred to reserves for use on the flood levee.
- 4) The revenue and expense items for \$20,000 relating to the proposed business rate in Nimbin be deleted from the budget. This will result in the rate increase being reduced from 4.65% to 4.57% or by \$20,000.
- 5) The allocation for the NEWLOG contribution be increased by \$2,500 to \$12,500 with a corresponding decrease in road rehabilitation funded from the FAGs local road component.
- 6) A matching revenue and expense budget of \$90,100 be allocated for the transfer of street parking enforcement to local government.
- 7) Should Council agree with the recommendation contained in the report pertaining to the Riverbank Development Project then a total of \$90,000 be made available for this project with \$50,000 from the matching grant funds allocation and \$40,000 from the transfer to reserves for the Section 94 matching funds contribution.
- 8) Each dwelling in Perradenya be levied the following user charges :-
 - a) Potable Water Fixed Service and Consumption Charges consistent with all other Lismore LGA users.
 - b) Reclaimable Water Consumption Charge only consistent with all other Lismore LGA users.
 - c) Wastewater Charge Annual Charge consistent with Lismore Sewerage users.

Subject/File No: 2001/2002 RATES AND CHARGES
(JB:S384)

Prepared By: Rating Service Co-Ordinator – Mr John Beacroft

Reason: Statutory Obligation

Objective: To set Council's 2001/2002 Rates and Charges

Management Plan Activity: Rates & Charges

Background:

Council has published its Draft Management Plan, including its Draft Revenue Policy, in accordance with Section 405 (1) of the Local Government Act, 1993.

Section 406 of the Local Government Act, 1993, requires "... Council must take into consideration any submissions that have been made concerning the Draft Management Plan prepared and exhibited...".

Submissions to the Plan were received up until June 18, 2001 in accordance with Sections 405(2)&(3) of the Local Government Act, 1993 and at the time of the writing of this report no submissions had been received. Any submissions received will have been considered earlier at this meeting and any changes to Council's draft management plan should be reflected in the adoption or otherwise of the recommendations contained within this report.

Within this report there are various motions that relate to previous resolutions of Council (such as the inclusion of the Perradenya Estate within the Residential Urban/Village category) in regard to the 2001/2002 rates and charges and by the adoption of the motions, Council's decisions will apply.

In relation to the Sewer and Water supply to the Perradenya Estate, contained within a Report previously considered by Council at tonight's meeting in relation to the Draft Management Plan mention is made of the various charges to apply. The adoption of the recommendations contained within this Report would be consistent with the course of action recommended.

The adoption of the resolutions will also facilitate the collection of rating revenue towards the following projects mentioned specifically in the draft management plan :-

- * Road Maintenance on Declassified RTA Roads (\$174,000)
- * The Lismore Flood Levee Special Rate (\$100,000)

No resolution has been included for the Nimbin Business Promotion Levy (\$20,000), as Council has received a submission from the Nimbin Chamber of Commerce which indicated that at a meeting of the Chamber that at this stage the Chamber were not able to support the proposal

Financial Section

N/A

Other Group Comments

Not Requested.

Recommendation (COR30)

The following motions are recommended as the adoption of these draft motions will **continue the levying of the Special Rate for the Flood Levy**

(A) SUBJECT: GENERAL FUND RATES

Whereas Council has advertised its Draft Management Plan for 2001/2002, in accordance with Section 405 of the Local Government Act, 1993, and has considered submissions to its Draft Management Plan in accordance with Section 406 of the Local Government Act, 1993:

- (i) It is hereby resolved that a **Business Rate** to be known as the “**Business Inner CBD**” Rate, of **three point five six seven eight (3.5678) cents in the dollar** per assessment, on the Land Value as at Base Date July 1, 1998 subject to a minimum amount of **three hundred and eighty four dollars sixty cents (\$384.60)** per assessment, be now made for the rating year July 1, 2001 to June 30, 2002, on all rateable land within the centre of activity known as the ‘Inner CBD’ within the area shown in Schedule ‘C’ and which meets the definition of Business as defined in Section 518 of the Local Government Act, 1993.
- (ii) It is hereby resolved that a **Business Rate** to be known as the “**Business Urban**” Rate, of **two point four seven five four (2.4754) cents in the dollar** per assessment, on the Land Value as at Base Date July 1, 1998 subject to a minimum amount of **three hundred and eighty four dollars sixty cents (\$384.60)** per assessment, be now made for the rating year July 1, 2001 to June 30, 2002, on all rateable land within the centre of activity outside the Inner CBD but within the urban area of Lismore as shown in Schedule ‘D’, which meets the definition of Business as defined in Section 518 of the Local Government Act, 1993.
- (iii) It is hereby resolved that a **Business Rate** to be known as the “**Business Other**” Rate, of **two point one six two six (2.1626) cents in the dollar** per assessment, on the Land Value as at Base Date July 1, 1998 subject to a minimum amount of **three hundred and eighty four dollars and sixty cents (\$384.60)** per assessment, be now made for the rating year July 1, 2001 to June 30, 2002, on all rateable land in the City of Lismore but not within the areas defined in Schedules ‘C’ and ‘D’ attached which meets the definition of Business as defined in Section 518 of the Local Government Act, 1993.
- (iv) It is hereby resolved that a **Farmland Rate**, to be known as the “**Farmland Rate**” of **point eight four six three (.8463) of a cent in the dollar**, on the Land Value as at Base Date July 1, 1998, subject to a minimum amount of **three hundred and eighty four dollars sixty cents (\$384.60)** per assessment, be now made for the rating year July 1, 2001 to June 30, 2002, on all rateable land in the City of Lismore area, which meets the definition of Farmland as defined in Section 515 of the Local Government Act, 1993.

2000/2001 Rates and Charges

- (v) It is hereby resolved that a **Residential Rate** to be known as the “**Residential Rate**” of **one point six four three zero (1.6430) cents in the dollar**, on the Land Value as at Base Date July 1, 1998, subject to a minimum amount of **three hundred and eighty four dollars sixty cents (\$384.60)** per assessment, be now made for the rating year July 1, 2001 to June 30, 2002, on all rateable land within the centres of population defined in Schedule 'A' attached and meeting the definition of residential land, as set out in Section 516 of the Local Government Act, 1993.
- (vi) It is hereby resolved that a Residential Rate sub-category to be known as “**Residential Billen**” of **one point six four three zero (1.6430) cents in the dollar**, on the Land Value as at Base Date July 1, 1998 subject to a minimum amount of **two hundred and seventy dollars sixty cents (\$270.60)** per assessment, be now made for the rating year July 1, 2001 to June 30, 2002 on all rateable land within the centre of population defined in Schedule 'B' attached and meeting the definition of residential land, as set out in Section 516 of the Local Government Act, 1993.
- (vii) It is hereby resolved that a Residential Rate sub-category to be known as the “**Residential Rural**” rate of **one point two four eight eight (1.2488) cents in the dollar**, on the Land Value as at Base Date July 1, 1998 subject to a minimum amount of **three hundred and eighty four dollars sixty cents (\$384.60)** per assessment be now made for the rating year July 1, 2001 to June 30, 2002 on all land which meets the definition of Residential as defined in Section 516 of the Local Government Act, 1993, except for the land described in Schedules 'A' and 'B' attached to this report.
- (viii) It is hereby resolved that a Special Rate to be known as the “ **Flood Levee**” rate of **point one zero zero seven (.1007) of a cent in the Dollar**, per assessment, on the Land Value as at Base Date July 1, 1998 subject to a minimum amount of **two dollars** be now made for the rating year July 1, 2001 to June 30, 2002 on all land within the area defined in Schedule 'I' attached to this report which in Council's opinion will receive a special benefit from the construction of the Flood Levee from a one in ten year flood event

(B) SUBJECT: SEWERAGE CHARGES

Council adopted a user pays charging system for sewerage and trade waste discharges at its November 28, 1995 meeting, Resolution 518/95. The adoption of the following draft motions will continue this Policy. In addition, Council's adoption of a charge for the monitoring of grease arrestors and corrugated plate interceptors at its January 27 1998 meeting is provided for within the following resolutions.

Sewerage and Trade Waste Charges

Whereas Council has advertised its Draft Management Plan for 2001/2002 in accordance with Section 405 of the Local Government Act, 1993 and has considered submissions to its Draft Management Plan in accordance with Section 406 of the Local Government Act, 1993.

Lismore and Perradenya Sewerage Scheme

LISMORE CITY COUNCIL – Meeting held June 26, 2001

2000/2001 Rates and Charges

- (i) It is hereby resolved that in accordance with Sections 501, 503, 539 and 541 of the Local Government Act, 1993, an annual charge be now made for the provision of Sewerage Services to single units of residential occupation, residential, as defined in Section 516 (1) (a) of the Local Government Act, 1993, including residential strata units of **three hundred dollars and seventeen dollars (\$317.00)**, per assessment. This charge applies to properties connected to the Lismore Sewerage Scheme and is to be known as the “**Lismore Sewer**” charge for the period July 1, 2001 to June 30, 2002.

2000/2001 Rates and Charges

- (ii) It is hereby resolved that in accordance with Sections 501, 539 and 541 of the Local Government Act, 1993, an annual charge, as per the attached Schedule “E”, where the charge is indicated by the number of units of residential occupancy located on a property, be now made for the provision of Sewerage Services to a parcel of land connected to the Lismore Sewerage Scheme to be known as the “**Lismore Sewer Multiple**” charge for the period July 1, 2001 to June 30, 2002, excluding residential Strata Units.
- (iii) It is hereby resolved that in accordance with Sections 501, 539 and 541 of the Local Government Act, 1993, an annual charge be now made for the availability of sewerage of **one hundred and ninety dollars (\$190.00)** per assessment for all rateable parcels of land within 75 metres of a Lismore Sewer Main and capable of discharging into that main but not connected thereto to be known as the “**Lismore Sewer Unconnected**” charge for the period July 1, 2001 to June 30, 2002.

Lismore Trade Waste Charges

- (iv) It is hereby resolved that in accordance with Sections 501, 503, 539 and 541 of the Local Government Act, 1993, for all other properties, not being residential land as defined in Section 516 (1) (a) of the Local Government Act, 1993, an annual charge be now made for the provision of trade waste services for properties connected to the Lismore Sewer Scheme, as per the attached Schedule “F”, where the charge is indicated by the number of equivalent tenements allocated to an assessment in accordance with the methodology set out in Council’s Sewer Usage Charging Strategy to be known as the “**Lismore Non-Residential Sewer**” charge, except for properties declared by Lismore City Council to be Established Strength Users, for the period July 1, 2001 to June 30, 2002.
- (v) It is hereby resolved that, in accordance with Sections 502 and 539 of the Local Government Act, 1993, a charge be now made, for properties declared by Lismore City Council to be Established Strength Users in accordance with Lismore City Council’s Trade Waste Policy, Section 3.2, to be calculated in accordance with Lismore City Council’s Sewerage Usage Charging Strategy, Section 2.5, as follows:
 - A charge of **seventy six cents (76 cents)** per kilolitre of discharge; plus
 - A charge of **one dollar and fifteen cents (\$1.15)** per kilogram of Biochemical Oxygen Demand; plus
 - A charge of **seventy three cents (73 cents)** per kilogram of Suspended Solids; plus
 - A charge of **two dollars (\$2.00)** per kilogram of Oils and, or Greaseto be known as the “**Established Strength**” charge for the period July 1, 2001 to June 30, 2002.

Nimbin Sewerage Scheme

- (vi) It is hereby resolved that in accordance with Sections 501, 503, 539 and 541 of the Local Government Act, 1993, an annual charge be now made for the provision of Sewerage Services to single units of residential occupation, residential, as defined in

2000/2001 Rates and Charges

Section 516 (1) (a) of the Local Government Act, 1993, including residential strata units of **four hundred and fifty dollars (\$450.00)** per assessment. This charge applies to properties connected to the Nimbin Sewerage Scheme and is to be known as the “**Nimbin Sewerage**” charge for the period July 1, 2001 to June 30, 2002.

- (vii) It is hereby resolved that in accordance with Sections 501, 539 and 541 of the Local Government Act, 1993, an annual charge, as per the attached Schedule “G”, where the charge is indicated by the number of units of residential occupancy located on a property, be now made for the provision of Sewerage Services to a parcel of land connected to the Nimbin Sewerage Scheme to be known as the “**Nimbin Sewerage Multiple**” charge for the period July 1, 2001 to June 30, 2002, excluding Residential Strata Units.
- (viii) It is hereby resolved that in accordance with Sections 501, 539 and 541 of the Local Government Act, 1993, an annual charge be now made for the availability of sewerage of **two hundred and seventy dollars (\$270.00)** per assessment for all rateable parcels of land within 75 metres of a Nimbin Sewer Main and capable of discharging into that main but not connected thereto to be known as the “**Nimbin Sewerage Unconnected**” charge for the period July 1, 2001 to June 30, 2002.

Nimbin Trade Waste Charges

- (ix) It is hereby resolved that in accordance with Sections 501, 539 and 541 of the Local Government Act, 1993, for all other properties, not being residential land as defined in Section 516 (1) (a) of the Local Government Act, 1993, an annual charge be now made for the provision of trade waste services for properties connected to the Nimbin Sewer Scheme, as per the attached Schedule “H”, where the charge is indicated by the number of equivalent tenements allocated to an assessment, in accordance with the methodology set out in Council’s Trade Waste Approvals Policy to be known as the “**Nimbin Non Residential Sewer**” charge for the period July 1, 2001 to June 30, 2002.

Lismore & Nimbin Sewerage Schemes

- i) It is hereby resolved in accordance with Section 501 of the Local Government Act, 1993, that an annual charge of **fifty six dollars (\$56.00)** be now made for the annual inspection of properties connected to either the Lismore or Nimbin Sewer Schemes with grease arrestors or corrugated plate interceptors , to be known as the ‘ **Sewer Inspection**’ charge for the period July 1, 2001 to June 30, 2002.

(C) SUBJECT: WATER CHARGES

Council has adopted a user pays water charging process. To continue this formula the following resolutions should be adopted.

Water

LISMORE CITY COUNCIL – Meeting held June 26, 2001

2000/2001 Rates and Charges

Whereas Council has advertised its Draft Management Plan for 2001/2002 in accordance with Section 405 of the Local Government Act, 1993 and has considered submissions to its Draft Management Plan in accordance with Section 406 of the Local Government Act, 1993:

- (i) It is hereby resolved that in accordance with Section 501, 503, 539 and 541 of the Local Government Act, 1993 an annual charge be now made for the provision of water and water service availability, based on the size of the water service connected to a property. For a property which has two or more water connections, the cost of the services will be the total number of services multiplied by the fixed service charged; in cases where different sized services are connected the sum of the cost of the fixed service charges, except for water connections used solely for fire fighting services, the cost of which shall be **Eighty six Dollars (\$86)** per fire fighting service; for the year July 1, 2001 to June 30, 2002 to be known as the “**Fixed Service Charge**” is hereby made in respect of:

| Size of Service | Fixed Service Charge |
|-----------------|----------------------|
| 20mm | \$ 86 |
| 25mm | \$ 145 |
| 32mm | \$ 240 |
| 40mm | \$ 371 |
| 50mm | \$ 579 |
| 65mm | \$ 971 |
| 80mm | \$ 1,477 |
| 100mm | \$ 2,308 |
| 150mm | \$ 5,190 |

- (ii) In accordance with Sections 501, 503, 539 and 541 of the Local Government Act, 1993 an annual charge, for the availability of water to property not connected to Council's Water Supply but capable of connection thereto and within 225 metres of a Lismore City Council water main in accordance with Section 552 (1)(b) of the Local Government Act, 1993, for the year July 1, 2001 to June 30, 2002, to be known as the “**Water Availability**” charge, of **Eighty six dollars \$86.00** per assessment is hereby made.
- (iii) In accordance with Section 502 and 503 of the Local Government Act, 1993 for water recorded by the water meter on a property a charge of **eighty five cents (85 cents)** per kilolitre for the year July 1, 2001 to June 30, 2002 to be known as the “**Consumption**” charge is hereby made.

(D) SUBJECT: DOMESTIC AND NON DOMESTIC WASTE MANAGEMENT SERVICES

Whereas Council has advertised its Draft Management Plan for 2001/2002 in accordance with Section 406 of the Local Government Act, 1993 and has considered submissions to its Draft Management Plan in accordance with Section 406 of the Local Government Act, 1993:

- (i) It is hereby resolved that an annual charge be now made, in accordance with Sections 496 of the Local Government Act, 1993, for all land within the declared domestic waste scavenging areas, both urban and rural, maps of which are available at Council's Oliver Avenue Office, not utilising the domestic waste management service
-

2000/2001 Rates and Charges

provided by Council to be known as the “**waste availability**” charge, of **Thirty three dollars (\$33.00)** per assessment, except for those properties within the Nimbin Section 94 Plan Area, maps of which are available at Council’s Oliver Avenue Office, which are levied the Nimbin Transfer Station Charge, for the period July 1, 2001 to June 30, 2002.

- (ii) It is hereby resolved that an annual charge be now made, in accordance with Section 501 of the Local Government Act, 1993, for all land within the Lismore City Council area, to be known as the “**Environment Protection**” charge, of **thirteen dollars and twenty five cents (\$13. 25)** per assessment, except for those properties within the Nimbin Section 94 Plan Area, maps of which are available at Council’s Oliver Avenue Office, which are levied the Nimbin Transfer Station Charge, for the period July 1, 2001 to June 30, 2002.
- (iii) It is hereby resolved that an annual charge be now made, in accordance with Sections 501 and 541 of the Local Government Act, 1993, for all land located within the Nimbin Section 94 Plan Area, maps of which are available at Council’s Oliver Avenue Office, for the provision of the Nimbin Transfer Station Facility of **forty one dollars (\$41.00)** per assessment, for properties with multiple units of resident occupancy a charge of **forty one dollars (\$41.00)** per unit of residential occupancy located on each assessment, to be known as the “**Transfer Station**” charge. Properties exempted from this charge within the Nimbin Section 94 Plan Area are those properties paying a Waste Collection Service or Non-Domestic Waste Collection – Rural, Charge for the period July 1, 2001 to June 30, 2002.
- (iv) It is hereby resolved that an annual charge be now made, in accordance with Section 501 of the Local Government Act, 1993, for all properties, located within the Lismore CBD, a map of which is available at Council’s Administration offices, whose waste does not meet the definition of domestic waste contained within the Local Government Act 1993 and Council collects an approved 240 litre mobile waste bin from that property, of **one hundred and ten dollars (\$110.00)** per bin collected per annum, to be known as the “**CBD Non-Domestic Waste**” charge for the period July 1, 2001 to June 30, 2002.
- (v) It is hereby resolved that an annual charge be now made, in accordance with Section 501 of the Local Government Act, 1993, for all properties located outside the Urban area of Lismore, except for those properties located within the North Woodburn Waste Collection service area as defined, maps of which are available at Council’s Administration offices, whose waste does not meet the definition of domestic waste contained within the Local Government Act 1993 and Council collects an approved 240 litre mobile waste bin from that property, of **one hundred and four dollars (\$104.00)** per bin collected per annum, to be known as the “**Rural Non-Domestic Waste**” charge for the period July 1,2001 to June 30,2002.
- (vi) It is hereby resolved that an annual charge be now made, in accordance with Section 496 of the Local Government Act 1993, for all land within the declared scavenging area within the Lismore Urban Area, a map of which is available at Council’s office, for the removal, weekly, of a 140 litre approved wastemaster bin. In addition , on a fortnightly

2000/2001 Rates and Charges

basis Council will remove a 240 litre approved wastemaster bin. This charge is to be known as the “**Integrated Waste**” collection service for the period July 1, 2001 to June 30, 2002 and will be charged at **one hundred and nineteen dollars (\$119)** per annum . Additional services will be charged at **one hundred and nineteen dollars (\$119) per annum**. Services commenced during the charging period will be charged for on a proportional basis.

- (vii) It is hereby resolved that an annual charge be now made, in accordance with Section 496 of the Local Government Act, 1993, for the removal of one approved 240 litre wastemaster bin each week, from domestic premises, located outside the urban area of Lismore but within the declared domestic waste scavenging area, a map of which is available at Council's Oliver Avenue Office, of **one hundred and ten dollars (\$110.00)**, to be known as the “ **Waste Collection Service**” charge , additional services will be charged at **one hundred and ten dollars (\$110.00)**, for the period July 1 2001 to June 30 2002. Services commenced during the charging period will be charged for on a proportional basis.
- (viii) It is hereby resolved that an annual charge be now made, in accordance with Section 501 of the Local Government Act, 1993, for all properties, located within the Urban area of Lismore, a map of which is available at Council's Administration offices, whose waste does not meet the definition of domestic waste contained within the Local Government Act 1993 and where Council collects an approved 240 litre mobile waste bin on a fortnightly basis and a 140 litre approved wastemaster bin on a weekly basis from that property, of **one hundred and four dollars (\$104.00)** per bin collected per annum, to be known as the “**Non Domestic integrated waste**” charge for the period July 1, 2001 to June 30, 2002. For services commenced during the year a proportional charge will be made.
- (ix) It is hereby resolved that an annual charge be now made, in accordance with Section 501 of the Local Government Act, 1993, for all properties located within the North Woodburn Waste Collection service area as defined, a map of which is available at Council's Administration offices, Council has a weekly collection service of an approved 240 litre mobile waste bin from that property, a charge of **two hundred and eleven dollars (\$211.00)** per annum, to be known as the “ **North Woodburn Waste**” charge for the period July 1,2001 to June 30,2002.

(E) INTEREST CHARGES

Council is able, under Section 566 of the Local Government Act, to charge interest on outstanding Rates and Charges. The Minister for Local Government has advised , Circular 00/23, that the maximum allowable amount of interest for 2001/2002 is 11 %. This Council has generally adopted the maximum interest Rate as the amount to be charged.

- (i) It is hereby resolved that the 2000/2001 interest Rate on outstanding Rates and Charges will be **11%**.

