



**TWEED**  
SHIRE COUNCIL

**Mayor:** Cr K Milne

**Councillors:** P Allsop  
R Byrnes  
C Cherry (Deputy Mayor)  
R Cooper  
J Owen  
W Polglase

# Agenda

## **Ordinary Council Meeting Thursday 6 July 2017**

held at **Harvard Room, Tweed Heads Administration Building, Brett Street, Tweed Heads**  
commencing at the conclusion of the Planning Committee meeting which commences at 5.30pm.

# Principles for Local Government

The object of the principles for Tweed Shire Council, as set out in Section 8 of the Local Government Amendment (Governance and Planning) Bill 2016, is to provide guidance to enable council to carry out its functions in a way that facilitates a local community that is strong, healthy and prosperous.

## Guiding Principles for Tweed Shire Council

### (1) Exercise of functions generally

The following general principles apply to the exercise of functions by Tweed Shire Council:

- (a) Provide strong and effective representation, leadership, planning and decision-making.
- (b) Carry out functions in a way that provides the best possible value for residents and ratepayers.
- (c) Plan strategically, using the integrated planning and reporting framework, for the provision of effective and efficient services and regulation to meet the diverse needs of the local community.
- (d) Apply the integrated planning and reporting framework in carrying out their functions so as to achieve desired outcomes and continuous improvements.
- (e) Work co-operatively with other councils and the State government to achieve desired outcomes for the local community.
- (f) Manage lands and other assets so that current and future local community needs can be met in an affordable way.
- (g) Work with others to secure appropriate services for local community needs.
- (h) Act fairly, ethically and without bias in the interests of the local community.
- (i) Be responsible employers and provide a consultative and supportive working environment for staff.

### (2) Decision-making

The following principles apply to decision-making by Tweed Shire Council (subject to any other applicable law):

- (a) Recognise diverse local community needs and interests.
- (b) Consider social justice principles.
- (c) Consider the long term and cumulative effects of actions on future generations.
- (d) Consider the principles of ecologically sustainable development.
- (e) Decision-making should be transparent and decision-makers are to be accountable for decisions and omissions.

### (3) Community participation

Council should actively engage with the local community, through the use of the integrated planning and reporting framework and other measures.

**Items for Consideration of Council:**

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## CONFIRMATION OF PLANNING COMMITTEE MINUTES

### 1 [CONMIN-CM] Adoption of the Recommendations of the Planning Committee Meeting held Thursday 6 July 2017

**SUBMITTED BY:** Corporate Governance

nhm

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Making decisions with you  
*We're in this together*

#### LINKAGE TO INTEGRATED PLANNING AND REPORTING FRAMEWORK:

- 2 Making decisions with you
- 2.2 Engagement
- 2.2.4 Councillor and Civic Business - To provide assistance to Councillors and support for Council to operate within its legal framework.

**ROLE:** **Leader**

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#### SUMMARY OF REPORT:

The recommendations of the Ordinary Planning Committee Meeting held Thursday 6 July 2017 require their adoption by Council for the resolutions to be acted upon.

#### RECOMMENDATION:

**That the recommendations of the Ordinary Planning Committee Meeting held Thursday 6 July 2017 be adopted.**

**REPORT:**

As per Summary.

**COUNCIL IMPLICATIONS:**

**a. Policy:**

Code of Meeting Practice.

**b. Budget/Long Term Financial Plan:**

Not applicable.

**c. Legal:**

Not Applicable.

**d. Communication/Engagement:**

**Inform** - We will keep you informed.

**UNDER SEPARATE COVER/FURTHER INFORMATION:**

*To view any "**non confidential**" attachments listed below, access the meetings link on Council's website [www.tweed.nsw.gov.au](http://www.tweed.nsw.gov.au) or visit Council's offices at Tweed Heads or Murwillumbah (from Friday the week before the meeting) or Council's libraries (from Monday the week of the meeting).*

Nil.

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## REPORTS THROUGH THE GENERAL MANAGER

### REPORTS FROM THE DIRECTOR ENGINEERING

#### 2 [E-CM] Jack Julius Park

SUBMITTED BY: Design

nhm

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Behind the scenes  
Providing support to make it happen

#### LINKAGE TO INTEGRATED PLANNING AND REPORTING FRAMEWORK:

- 4 Behind the scenes
- 4.1 Assurance
- 4.1.1 Governance - To provide assistance to Councillors and support for Council to operate within its legal framework.

ROLE: **Leader**

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#### SUMMARY OF REPORT:

At its meeting held on 1 June 2017 Council resolved:

*"that Council defers this item to seek further advice".*

Council has received notification that a caveat was registered over Lot 66 DP 858466, being Jack Julius Park at Kingscliff.

The caveator relies on a grant of native title in Kyogle Shire to claim his interest in the parcel.

Lot 66 is Council owned Community land, vested in Council as a public reserve, so any native title interest has been extinguished.

In this regard, it is necessary to lodge an Application for Preparation of a Lapsing Notice, which is a notice, to be prepared by the Office of the Registrar General, to be delivered to the caveator, that unless a court order is obtained that validates the interest claimed, the caveat will lapse.

As the native title interest claimed relies on a grant of native title in Kyogle Shire, this interest cannot extend to the subject parcel. In this regard, it is necessary for the Application to be lodged to initiate the removal of the caveat.

**RECOMMENDATION:**

**That Council:**

- 1. Approves the lodgement of an Application for Preparation of a Lapsing Caveat over Lot 66 DP 858466 being Jack Julius Park at Kingscliff.**
- 2. Executes all documentation under the Common Seal of Council.**



**REPORT:**

Council has received notification that a caveat was registered over Lot 66 DP 858466, being Jack Julius Park at Kingscliff.

The caveator relies on a grant of native title in Kyogle Shire to claim his interest in the parcel.

Lot 66 is Council owned Community land, vested in Council as a public reserve, so any native title interest attaching to the land has been extinguished.

In this regard, it is necessary to lodge an Application for Preparation of a Lapsing Notice ("Application"), which is a notice, to be prepared by the Office of the Registrar General, to be delivered to the caveator, giving notice to the caveator that unless a court order is obtained that validates the interest claimed, the caveat will lapse.

As the native title interest claimed relies on a grant of native title in Kyogle Shire, this interest cannot extend to the subject parcel. In this regard, it is necessary for the Application to be lodged to initiate the removal of the caveat.

It is recommended that Council approve the lodgement of the Application and to sign all documentation under Common Seal.

**OPTIONS:**

The caveat will obstruct any dealings to be registered on the land, notwithstanding that there is no intention in doing so, the caveat is a blot on the title and further, the interest claimed in the land is not valid, there is no other option than to lodge the Application for Preparation of a Lapsing Caveat.

**CONCLUSION:**

It is recommended that Council approve the lodgement of the Application to facilitate the removal of the caveat.

**COUNCIL IMPLICATIONS:**

**a. Policy:**

Corporate Policy Not Applicable.

**b. Budget/Long Term Financial Plan:**

No budgetary implications are expected to arise as a result of this report, other than the administrative costs arising from the preparation and registration of documents to remove the caveat.

**c. Legal:**

Not Applicable.

**d. Communication/Engagement:**

**Inform** - We will keep you informed.

**Consult**-We will listen to you, consider your ideas and concerns and keep you informed. Council officers presented details of the Caveator to the Aboriginal Advisory Committee at their June meeting.

**UNDER SEPARATE COVER/FURTHER INFORMATION:**

Nil.

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## REPORTS FROM THE DIRECTOR CORPORATE SERVICES

### 3 [CS-CM] 2017/2018 Making of the Rate Report

**SUBMITTED BY:** Financial Services

mhm

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Making decisions with you  
*We're in this together*

#### LINKAGE TO INTEGRATED PLANNING AND REPORTING FRAMEWORK:

- 2 Making decisions with you
- 2.2 Engagement
- 2.2.5 Financial Services - To collect and manage Council funds and provide information and advice to support sound financial decision-making.

**ROLE:** **Provider**

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#### SUMMARY OF REPORT:

Council, at its meeting of 15 June 2017, resolved to adopt the Delivery Program 2017/2021, Operational Plan 2017/2018; Revenue Policy and Statement 2017/2018, Budget 2017/2018, Fees and Charges 2017/2018 and Resourcing Strategy 2017 supporting the 2017/2027 Community Strategic Plan.

In accordance with the provisions of the Local Government Act 1993 a rate or charge is made by resolution of Council, and each rate or charge is to be made for a specified year, being the year in which the rate or charge is made or the next year. Accordingly, a rate or charge must be made before 1 August in the year for which the rate or charge is made or before such later date in that year as the Minister may, if the Minister is of the opinion that there are special circumstances, allow.

The basis of this report is the formal Making of the Rate and Charges for 2017/2018.

#### RECOMMENDATION:

**That:**

1. Council makes the 2017/2018 rates and charges in accordance with the provisions of sections 493, 494, 495, 495A, 496, 498, 501, 502, 506, 508A, 541, 548 and 553 of the Local Government Act 1993:

**(a) Ordinary Rates (section 494, 498, 508A)**

**(i) Residential Rate**

A Residential Rate of .4682 cents in the dollar on the rateable land value of all applicable rateable land in the Tweed Shire Council area classified Residential with a minimum rate of one thousand and twenty two dollars and ninety cents (\$1,022.90) in respect of any separate parcel of rateable land.

**(ii) Farmland Rate**

A Farmland Rate of .3296 cents in the dollar on the rateable land value of all applicable rateable land in the Tweed Shire Council area classified Farmland with a minimum rate of one thousand and twenty two dollars and ninety cents (\$1,022.90) in respect of any separate parcel of rateable land.

**(iii) Business Rate**

A Business Rate of .4903 cents in the dollar on the rateable land value of all applicable rateable land in the Tweed Shire Council area classified Business with a minimum rate of one thousand and one hundred and twenty four dollars and fifty cents (\$1,124.50) in respect of any separate parcel of rateable land.

**(b) Annual Charges (Section 495, 495A, 496, 501, 502 and 553)**

**(i) Sewerage Access Charge (Section 501)**

A sewerage access charge on the rateable land value of all applicable rateable land in the Tweed Shire Council area with an access charge of eight hundred and twenty dollars and twenty five cents (\$820.25) in respect of any separate parcel of rateable land.

**Non-Residential and Non-Strata Multi-Residential Assessments**  
- The minimum non-residential sewerage access charge will be \$820.25

The minimum non-residential sewerage access charge shall be equivalent to the residential sewerage access charge.

The non-residential sewerage access charge (SAC) for properties with a larger than 20mm water service shall be calculated in the same way as the water access charge:

$$\text{Non-residential SAC (\$)} = \text{Residential SAC (\$)} \times R \times CF \times SDF$$

Where:

R = Meter Ratio being the ratio of the water meter cross sectional area to that of a 20mm water meter's cross sectional area (See Table 1)

- CF = Consumption Factor for the previous 12 months as displayed in Table 1 (The Consumption Factor has been introduced to acknowledge that the size of the water meter does not always reflect the volume of water used).**
- SDF = Sewer Discharge Factor: Percentage of the metered water consumption that is deemed to be discharged to the sewerage system.**

**Table 1. Consumption Factors**

Meter size (mm)	20	25	32	40	50	80	100	150	200	250	300	
Meter Ratio (R)	1	1.56	2.56	4.0	6.25	16.0	25.0	56.25	100	156.25	225	
Consumption Range (kL)	Consumption Factor (CF)											
0	290	1.000	0.640	0.391	0.250	0.160	0.063	0.040	0.018	0.010	0.006	0
291	454	1.000	1.000	0.610	0.391	0.250	0.980	0.063	0.028	0.016	0.010	291
455	743	1.000	1.000	1.000	0.640	0.410	0.160	0.102	0.046	0.026	0.016	455
744	1,160	1.000	1.000	1.000	1.000	0.640	0.250	0.160	0.071	0.040	0.026	744
1,161	1,814	1.000	1.000	1.000	1.000	1.000	0.391	0.250	0.111	0.063	0.040	1,161
1,815	4,640	1.000	1.000	1.000	1.000	1.000	1.000	0.640	0.284	0.160	0.102	1,815
4,641	7,250	1.000	1.000	1.000	1.000	1.000	1.000	1.000	0.444	0.250	0.160	4,641
7,251	16,314	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	0.563	0.360	7,251
16,315	29,000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	0.640	16,315
29,001	45,314	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	29,001
Over 45,314		1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000

**Vacant assessments rated to sewerage – an access charge of \$820.25**

**(ii) Water Access Charge (Section 501)**

**Residential assessments – an access charge of \$169.50**

**Non-Residential and Non-Strata Multi-Residential Assessments - The minimum non-residential water access charge will be \$169.50**

**The non-residential water access charge (WAC) for properties with a larger than 20mm water service shall be calculated as shown below:**

$$\text{Non-residential WAC (\$)} = \text{Residential WAC (\$)} \times R \times CF$$

**Where:**

**R = Meter Ratio being the ratio of the water meter cross sectional area to that of a 20mm water meter’s cross sectional area (see Table 2).**

**CF = Consumption Factor for the previous 12 months as displayed in Table 2 (The Consumption Factor has been introduced to acknowledge that the size of the**

water meter does not always reflect the volume of water used).

**Table 2. Consumption Factors**

Meter size (mm)	20	25	32	40	50	80	100	150	200	250	300	
Meter Ratio (R)	1	1.56	2.56	4.0	6.25	16.0	25.0	56.25	100	156.25	225	
Consumption Range (kL)	Consumption Factor (CF)											
0	290	1.000	0.640	0.391	0.250	0.160	0.063	0.040	0.018	0.010	0.006	0.004
291	454	1.000	1.000	0.610	0.391	0.250	0.980	0.063	0.028	0.016	0.010	0.007
455	743	1.000	1.000	1.000	0.640	0.410	0.160	0.102	0.046	0.026	0.016	0.011
744	1,160	1.000	1.000	1.000	1.000	0.640	0.250	0.160	0.071	0.040	0.026	0.018
1,161	1,814	1.000	1.000	1.000	1.000	1.000	0.391	0.250	0.111	0.063	0.040	0.028
1,815	4,640	1.000	1.000	1.000	1.000	1.000	1.000	0.640	0.284	0.160	0.102	0.071
4,641	7,250	1.000	1.000	1.000	1.000	1.000	1.000	1.000	0.444	0.250	0.160	0.111
7,251	16,314	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	0.563	0.360	0.250
16,315	29,000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	0.640	0.444
29,001	45,314	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	0.694
Over 45,314		1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000	1.000

A volumetric charge of \$2.90 per kilolitre will apply for all consumption up to .8219kl per day based on the daily average over the billing period.

A high consumption volumetric charge of \$4.35 per kilolitre will apply for all consumption above .8219kl per day based on the daily average over the billing period.

Vacant assessments rated to water – an access charge of \$169.50

Properties will be levied the water access charge in accordance with the Local Government Act including the description of what land may be subject to the water access charge.

**(iii) Koala Beach Special Rate (Section 495)**

A Koala Beach Special Rate of .0663 cents in the dollar on the rateable land value of applicable land in the Tweed Shire Council area. The following is a description of the applicable land:

Lot 1 DP 86409	Lot 62 DP 864094	Lot 216 DP 1033384	Lot 202 DP 1033384
Lot 2 DP 864093	Lot 63 DP 864094	Lot 217 DP 1033384	Lot 203 DP 1033384
Lot 3 DP 864093	Lot 64 DP 864094	Lot 218 DP 1033384	Lot 204 DP 1033384
Lot 4 DP 864093	Lot 65 DP 864094	Lot 219 DP 1033384	Lot 205 DP 1033384
Lot 5 DP 864093	Lot 66 DP 864094	Lot 220 DP 1033384	Lot 206 DP 1033384
Lot 6 DP 864093	Lot 67 DP 864094	Lot 221 DP 1033384	Lot 207 DP 1033384
Lot 7 DP 864093	Lot 68 DP 864094	Lot 222 DP 1033384	Lot 208 DP 1033384
Lot 8 DP 864093	Lot 69 DP 864094	Lot 223 DP 1033384	Lot 209 DP 1033384
Lot 9 DP 864093	Lot 70 DP 864094	Lot 224 DP 1033384	Lot 210 DP 1033384

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Lot 10 DP 864093	Lot 71 DP 864094	Lot 225 DP 1033384	Lot 211 DP 1033384
Lot 11 DP 864093	Lot 72 DP 864094	Lot 226 DP 1033384	Lot 451 DP 1040725
Lot 12 DP 864093	Lot 73 DP 864094	Lot 227 DP 1033384	Lot 452 DP 1040725
Lot 13 DP 864093	Lot 74 DP 864094	Lot 228 DP 1033384	Lot 453 DP 1040725
Lot 16 DP 864093	Lot 75 DP 864094	Lot 229 DP 1033384	Lot 454 DP 1040725
Lot 17 DP 864093	Lot 76 DP 864094	Lot 230 DP 1033384	Lot 455 DP 1040725
Lot 18 DP 864093	Lot 77 DP 864094	Lot 231 DP 1033384	Lot 456 DP 1040725
Lot 19 DP 864093	Lot 78 DP 864094	Lot 232 DP 1033384	Lot 457 DP 1040725
Lot 20 DP 864093	Lot 79 DP 864094	Lot 233 DP 1033384	Lot 458 DP 1040725
Lot 21 DP 864093	Lot 80 DP 864094	Lot 234 DP 1033384	Lot 459 DP 1040725
Lot 30 DP 864094	Lot 81 DP 864094	Lot 235 DP 1033384	Lot 460 DP 1040725
Lot 31 DP 864094	Lot 82 DP 864094	Lot 236 DP 1033384	Lot 461 DP 1040725
Lot 32 DP 864094	Lot 83 DP 864094	Lot 237 DP 1033384	Lot 301 DP 1049060
Lot 33 DP 864094	Lot 84 DP 864094	Lot 238 DP 1033384	Lot 302 DP 1049060
Lot 34 DP 864094	Lot 85 DP 864094	Lot 239 DP 1033384	Lot 303 DP 1049060
Lot 35 DP 864094	Lot 86 DP 864094	Lot 240 DP 1033384	Lot 304 DP 1049060
Lot 36 DP 864094	Lot 87 DP 864094	Lot 241 DP 1033384	Lot 305 DP 1049060
Lot 37 DP 864094	Lot 88 DP 864094	Lot 242 DP 1033384	Lot 306 DP 1049060
Lot 38 DP 864094	Lot 91 DP 864094	Lot 243 DP 1033384	Lot 307 DP 1049060
Lot 39 DP 864094	Lot 92 DP 864095	Lot 244 DP 1033384	Lot 308 DP 1049060
Lot 40 DP 864094	Lot 93 DP 864095	Lot 245 DP 1033384	Lot 309 DP 1049060
Lot 41 DP 864094	Lot 94 DP 864095	Lot 246 DP 1033384	Lot 310 DP 1049060
Lot 42 DP 864094	Lot 95 DP 864095	Lot 247 DP 1033384	Lot 311 DP 1049060
Lot 43 DP 864094	Lot 96 DP 864095	Lot 248 DP 1033384	Lot 312 DP 1049060
Lot 44 DP 864094	Lot 97 DP 864095	Lot 249 DP 1033384	Lot 313 DP 1049060
Lot 45 DP 864094	Lot 98 DP 864095	Lot 250 DP 1033384	Lot 314 DP 1049060
Lot 46 DP 864094	Lot 99 DP 864095	Lot 251 DP 1033384	Lot 315 DP 1049060
Lot 47 DP 864094	Lot 100 DP 864095	Lot 252 DP 1033384	Lot 316 DP 1049060
Lot 48 DP 864094	Lot 101 DP 864095	Lot 253 DP 1033384	Lot 317 DP 1049060
Lot 49 DP 864094	Lot 14 DP 870694	Lot 254 DP 1033384	Lot 318 DP 1049060
Lot 50 DP 864094	Lot 15 DP 870694	Lot 255 DP 1033384	Lot 319 DP 1049060
Lot 51 DP 864094	Lot 22 DP 870695	Lot 256 DP 1033384	Lot 320 DP 1049060
Lot 52 DP 864094	Lot 23 DP 870695	Lot 257 DP 1033384	Lot 321 DP 1049060
Lot 53 DP 864094	Lot 24 DP 870695	Lot 258 DP 1033384	Lot 322 DP 1049060
Lot 54 DP 864094	Lot 25 DP 870695	Lot 259 DP 1033384	Lot 323 DP 1049060
Lot 55 DP 864094	Lot 26 DP 870695	Lot 260 DP 1033384	Lot 324 DP 1049060
Lot 56 DP 864094	Lot 27 DP 870695	Lot 261 DP 1033384	Lot 325 DP 1049060
Lot 57 DP 864094	Lot 28 DP 870695	Lot 262 DP 1033384	Lot 326 DP 1049060
Lot 58 DP 864094	Lot 29 DP 870695	Lot 263 DP 1033384	Lot 327 DP 1049060
Lot 59 DP 864094	Lot 213 DP 1033384	Lot 264 DP 1033384	Lot 328 DP 1049060
Lot 60 DP 864094	Lot 214 DP 1033384	Lot 265 DP 1033384	Lot 329 DP 1049060
Lot 61 DP 864094	Lot 215 DP 1033384	Lot 201 DP 1033384	Lot 330 DP 1049060
Lot 331 DP 1049060	LOT 396 DP 1052083	Lot 516 DP 1068516	Lot 569 DP 1076975
Lot 332 DP 1049060	Lot 397 DP 1052083	Lot 519 DP 1076975	Lot 570 DP 1076975

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Lot 333 DP 1049060	Lot 398 DP 1052083	Lot 520 DP 1076975	Lot 571 DP 1076975
Lot 334 DP 1049060	Lot 399 DP 1052083	Lot 521 DP 1076975	Lot 572 DP 1076975
Lot 335 DP 1049060	Lot 400 DP 1052083	Lot 522 DP 1076975	Lot 573 DP 1076975
Lot 336 DP 1049060	Lot 401 DP 1052083	Lot 523 DP 1076975	Lot 574 DP 1076975
Lot 338 DP 1049060	Lot 402 DP 1052083	Lot 524 DP 1076975	Lot 575 DP 1076975
Lot 340 DP 1049061	Lot 403 DP 1052083	Lot 525 DP 1076975	Lot 576 DP 1076975
Lot 342 DP 1049061	Lot 404 DP 1052083	Lot 526 DP 1076975	Lot 577 DP 1076975
Lot 343 DP 1049061	Lot 405 DP 1052083	Lot 527 DP 1076975	Lot 578 DP 1076975
Lot 344 DP 1049061	Lot 406 DP 1052083	Lot 528 DP 1076975	Lot 579 DP 1076975
Lot 346 DP 1049061	Lot 407 DP 1052083	Lot 529 DP 1076975	Lot 580 DP 1076975
Lot 347 DP 1049061	Lot 408 DP 1052083	Lot 530 DP 1076975	Lot 581 DP 1076975
Lot 348 DP 1049061	Lot 409 DP 1052083	Lot 531 DP 1076975	Lot 582 DP 1076975
Lot 349 DP 1049061	Lot 410 DP 1052083	Lot 532 DP 1076975	Lot 583 DP 1076975
Lot 350 DP 1049061	Lot 411 DP 1052083	Lot 534 DP 1076975	Lot 584 DP 1076975
Lot 351 DP 1049061	Lot 412 DP 1052083	Lot 535 DP 1076975	Lot 585 DP 1076975
Lot 352 DP 1049061	Lot 413 DP 1052083	Lot 536 DP 1076975	Lot 586 DP 1076975
Lot 353 DP 1049061	Lot 414 DP 1052083	Lot 537 DP 1076975	Lot 587 DP 1076975
Lot 354 DP 1049061	Lot 415 DP 1052083	Lot 538 DP 1076975	Lot 588 DP 1076975
Lot 355 DP 1049061	Lot 416 DP 1052083	Lot 539 DP 1076975	Lot 589 DP 1076975
Lot 356 DP 1049061	Lot 417 DP 1052083	Lot 540 DP 1076975	Lot 590 DP 1076975
Lot 357 DP 1049061	Lot 418 DP 1052083	Lot 541 DP 1076975	Lot 591 DP 1076975
Lot 339 DP 1052080	LOT 419 DP 1052083	Lot 542 DP 1076975	Lot 592 DP 1076975
Lot 370 DP 1052082	LOT 420 DP 1052083	Lot 543 DP 1076975	Lot 593 DP 1076975
Lot 371 DP 1052082	Lot 421 DP 1052083	Lot 544 DP 1076975	Lot 594 DP 1076975
Lot 372 DP 1052082	Lot 422 DP 1052083	Lot 545 DP 1076975	Lot 595 DP 1076975
Lot 373 DP 1052082	Lot 423 DP 1052083	Lot 546 DP 1076975	Lot 596 DP 1076975
Lot 374 DP 1052082	Lot 424 DP 1052083	Lot 547 DP 1076975	Lot 597 DP 1076975
Lot 375 DP 1052082	Lot 425 DP 1052083	Lot 548 DP 1076975	Lot 598 DP 1076975
Lot 376 DP 1052082	Lot 426 DP 1052083	Lot 549 DP 1076975	Lot 599 DP 1076975
Lot 377 DP 1052082	Lot 90 DP 864094	Lot 550 DP 1076975	Lot 600 DP 1076975
Lot 378 DP 1052082	Lot 89 DP 864094	Lot 551 DP 1076975	Lot 601 DP 1076975
Lot 379 DP 1052082	Lot 212 DP 1033384	Lot 552 DP 1076975	Lot 602 DP 1076975
Lot 380 DP 1052082	Lot 200 DP 1033384	Lot 553 DP 1076975	Lot 603 DP 1076975
Lot 381 DP 1052082	Lot 501 DP 1068516	Lot 554 DP 1076975	Lot 604 DP 1076975
Lot 382 DP 1052082	Lot 502 DP 1068516	Lot 555 DP 1076975	Lot 605 DP 1076975
Lot 383 DP 1052082	Lot 503 DP 1068516	Lot 556 DP 1076975	Lot 606 DP 1076975
Lot 384 DP 1052082	Lot 504 DP 1068516	Lot 557 DP 1076975	Lot 607 DP 1076975
Lot 385 DP 1052082	Lot 505 DP 1068516	Lot 558 DP 1076975	Lot 608 DP 1076975
Lot 386 DP 1052082	Lot 506 DP 1068516	Lot 559 DP 1076975	Lot 739 DP 1076973
Lot 387 DP 1052082	Lot 507 DP 1068516	Lot 560 DP 1076975	Lot 919 DP 1077493
Lot 388 DP 1052082	Lot 508 DP 1068516	Lot 561 DP 1076975	Lot 610 DP 1077500
Lot 389 DP 1052082	Lot 509 DP 1068516	Lot 562 DP 1076975	Lot 611 DP 1077500
Lot 390 DP 1052082	Lot 510 DP 1068516	Lot 563 DP 1076975	Lot 612 DP 1077500
Lot 391 DP 1052082	Lot 511 DP 1068516	Lot 564 DP 1076975	Lot 613 DP 1077500



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Lot 392 DP 1052082	Lot 512 DP 1068516	Lot 565 DP 1076975	Lot 614 DP 1077500
Lot 393 DP 1052083	Lot 513 DP 1068516	Lot 566 DP 1076975	Lot 615 DP 1077500
Lot 394 DP 1052083	Lot 514 DP 1068516	Lot 567 DP 1076975	Lot 616 DP 1077500
Lot 395 DP 1052083	Lot 515 DP 1068516	Lot 568 DP 1076975	Lot 617 DP 1077500

**(iv) Cobaki Environmental Special Rate (Section 495)**

**A Cobaki Environmental Special Rate of 1.0230 cents in the dollar on the rateable land value of applicable land in the Tweed Shire Council area. The following is a description of the applicable land:**

**Lot 54 DP 755740  
Lot 55 DP 755740  
Lot 1 DP 570076  
Lot 46 DP 755740  
Lot 200 DP 755740  
Lot 201 DP 755740  
Lot 202 DP 755740  
Lot 205 DP 755740  
Lot 206 DP 755740  
Lot 209 DP 755740  
Part Lot 199 DP 755740  
Lot 228 DP 755740  
Lot 2 DP 566529  
Part Lot 199 DP 755740  
Lot 1 DP 562222  
Lot 1 DP 570077  
Lot 305 DP 755740  
Lot 1 DP 823679  
Lot 1 DP 1169394**

**(v) Domestic Waste Management Annual Charge (Section 496)**

**A Domestic Waste Management Annual Charge for all land within the declared domestic waste scavenging area, maps of which are available from Council's Waste Management Unit. An annual charge of sixty nine dollars and eighty cents (\$69.80) in respect of any applicable land within the declared domestic waste scavenging area.**

**(vi) Domestic Waste Service Annual Charge (Section 496)**

In 2017/2018 the Domestic Waste Management Service Charge for the standard 140L garbage bin weekly collection will be one hundred and eighty four dollars and thirty cents (\$184.30) per annum per service. As part of the new bin system, the 140L garbage bin fortnightly collection will be the predominant service for residential rated properties within the urban footprint at a cost of one hundred and sixty three dollars and forty cents (\$163.40) per annum per service. Residents may choose to have either a larger or smaller bin with the charge for each listed in the table below in respect of any applicable serviced land within the declared domestic waste scavenging area.

<b>Service Type</b>	<b>Charge</b>
<b>80 litre fortnightly waste service</b>	<b>\$157.20</b>
<b>140 litre fortnightly waste service</b>	<b>\$163.40</b>
<b>240 litre fortnightly waste service</b>	<b>\$176.00</b>
<b>80 litre weekly service</b>	<b>\$157.20</b>
<b>140 litre weekly service</b>	<b>\$184.30</b>
<b>240 litre weekly service</b>	<b>\$198.80</b>

**(vii) Landfill Management Charge (Section 501)**

A Landfill Management Annual Charge for all rateable land within the boundary of the Tweed Shire. An annual charge of fifty dollars (\$50.00) in respect of all rateable land within the boundary of the Tweed Shire.

**(viii) Domestic Waste Service Organic Collection Charge (Section 496)**

In 2017/18 Council will be providing a weekly collection service for household organics including food waste. This service will be part of the compulsory suite of services provided to residential properties within the urban footprint. The service will not however be compulsory to Multi Unit development where there are more than two titles on the site. The charge in 2017/18 related to the collection of the organics bin and the processing of this waste to produce a value added compost material is eighty dollars (\$80.00) per bin for a 240 litre weekly service. Additional organics waste collection service will be available to domestic multi-unit properties at a charge of eighty dollars (\$80.00) per annum for a weekly service.

**(ix) Waste Minimisation and Recycling Annual Charge (Section 496)**

A Waste Minimisation and Recycling Annual Charge for all land within the declared domestic waste scavenging area, maps of which are available from Council's Waste Management Unit. An annual charge of fifty three dollars (\$53.00) in respect of any

**applicable land within the declared domestic waste scavenging area.**

- 2. In accordance with section 566(3) of the Local Government Act 1993 that the maximum rate of interest payable on overdue rates and charges be 7.5% pa.**

**REPORT:**

Council, at its meeting of 15 June 2017, resolved to adopt the Delivery Program 2017/2021, Operational Plan 2017/2018; Revenue Policy and Statement 2017/2018, Budget 2017/2018, Fees and Charges 2017/2018 and Resourcing Strategy 2017 supporting the 2017/2027 Community Strategic Plan. Council is now required to make the rate for 2017/2018.

In accordance with the provisions of the Local Government Act 1993 a rate or charge is made by resolution of Council, and each rate or charge is to be made for a specified year, being the year in which the rate or charge is made or the next year. Accordingly, a rate or charge must be made before 1 August in the year for which the rate or charge is made or before such later date in that year as the Minister may, if the Minister is of the opinion that there are special circumstances, allow.

The basis of this report is the formal Making of the Rate and Charges for 2017/2018.

**OPTIONS:**

Not Applicable.

**CONCLUSION:**

After the adoption of the Revenue Policy and Statement 2017/2018, Council is now required to make the rate for 2017/2018.

**COUNCIL IMPLICATIONS:**

**a. Policy:**

Corporate Policy Not Applicable

**b. Budget/Long Term Financial Plan:**

The current number of rateable properties as at 1 July 2017 for ordinary rates is:

Residential	36,894
Business	1,839
Farmland	1,493
<b>Total</b>	<b>40,226</b>

The minimum rates are as follows:

	<b>Residential</b>	<b>Farmland</b>	<b>Business</b>
Ordinary rate	\$1,022.90	\$1,022.90	\$1,124.50
Sewerage charge	\$820.25	\$820.25	\$820.25
Water Access Charge	\$169.50	\$169.50	\$169.50
Garbage Service Charge 140l	\$366.20	\$307.10	\$385.20
Landfill Management Charge	\$50.00	\$50.00	\$50.00
<b>Total</b>	<b>\$2,428.85</b>	<b>\$2,369.75</b>	<b>\$2,549.45</b>

The rates and charges income is included in the 2017/2018 Budget and Long Term Financial Plan.

Note:

The ad valorem rate in the dollar for Residential, Farmland and Business rate categories presented in this report have increased slightly compared to the amount included in the 2017/2018 Revenue Policy and Statement, although the minimum rate has remained unchanged. The change in the ad valorem rates is due to changes in property status, the revaluation process, supplementary valuation additions, the land valuation objections and the finalisation of postponed rate proportion of valuation.

**c. Legal:**

Rates Levied in accordance with the Local Government Act 1993, Sections:

- 493 Categories of ordinary rates and categories of land
- 494 Ordinary rates must be made and levied annually
- 495 Making and levying of special rates
- 495A Strata Lots and company titles taken to be separate parcels of land for annual charges
- 496 Making and levying of annual charges for domestic waste management services
- 498 The ad valorem amount
- 501 For what services can a Council impose an annual charge?
- 502 Charges for actual use
- 506 Variation of general income
- 508A Special variation over a period of years
- 541 Differing amounts for a charge
- 548 Minimum amounts
- 553 Time at which land becomes subject to special rate or charge
- 566 Accrual of interest on overdue rates and charges

**d. Communication/Engagement:**

**Inform** - We will keep you informed.

**UNDER SEPARATE COVER/FURTHER INFORMATION:**

Nil.

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