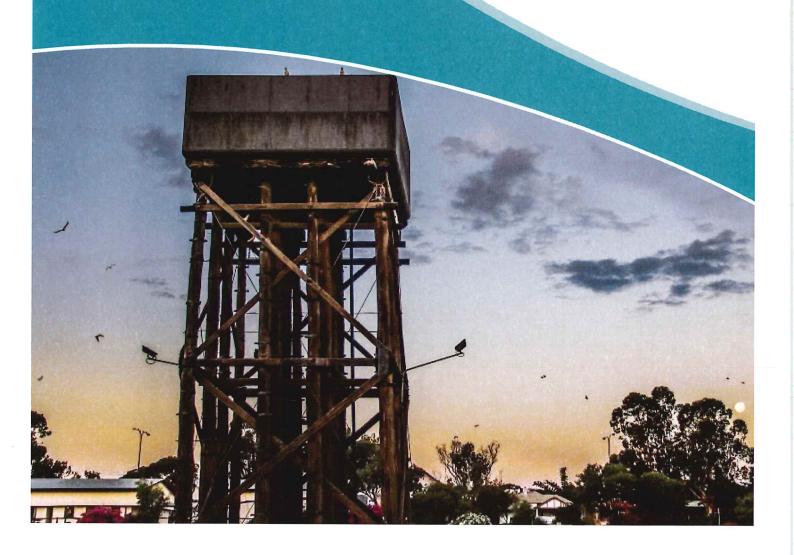


Minutes (Confirmed)

Ordinary Meeting of Council Wednesday, 23 August 2023



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Item 1. ACKNOWLEDGEMENT OF COUNTRY / DECLARATION OF OPENING/ ANNOUNCEMENT OF VISITORS

The Shire President declared the meeting open at 3.07 pm.

Item 2. ATTENDANCE, APOLOGIES, LEAVE OF ABSENCE PREVIOUSLY GRANTED

Attendees:

Cr M Stephenson

Shire President

Cr A Tunstill

Deputy Shire President

Cr S Falconer Cr B West Member Member

Cr D Coad

Member

Cr Anspach

Member

Cr S Boekeman

Member

Apologies:

Leave of Absence Previously Granted:

Staff:

Stuart Taylor

Chief Executive Officer

Sam Dolzadelli

Deputy Chief Executive Officer

Melissa Marcon Ross Rayson Manager Regulatory Services Manager Community Services

Elizabeth (Liddy) Pudwell

Executive Assistant – (Minutes)

Apologies:

Stephen Casey

Manager Works and Services

Public:

Jo Algeri

Director, Altus Planning

Lex Barnett

Managing Director, Taylor Burrell Barnett

Item 3. PUBLIC QUESTION TIME

Nil

Item 4. ANNOUNCEMENTS FROM THE PRESIDING MEMBER

Nil

Item 5. DEPUTATIONS / PRESENTATIONS / SUBMISSIONS / PETITIONS

DISCLOSURE OF INTEREST ITEM 9.4.3 - Cr Coad

Cr Coad declared a financial and impartiality interest in item 9.4.3 as he is the owner of lot 167 Danubin Street Wongan Hills WA 6603 and the applicant for Development Approval P529.

Cr Coad left the meeting at 3.10pm

DEPUTATION AND PRESENTATION

The Presiding Member advised Council that a deputation will be made by Mr Jo Algeri of Altus Consulting (representing the applicant) immediately preceding item 9.4.3 Application for Development Approval P529 – Reconsideration of a Development Application for an Agricultural Shed, Lot 167 Danubin Street, Wongan Hills – SAT Matter DR56/2023.

The Presiding Member invited Mr Joe Algeri of Altus Planning to give his deputation on Item 9.4.3 on behalf of the applicant in the matter of SAT DR 56/2023.

Joe Algeri

Mr Algeri notified the meeting that he would refer to his client as the applicant and that he acts as planning consultant representing the applicant today as he cannot do so himself due to being a Councillor.

Mr Algeri notified the meeting that the default position, if you do not successfully resolve this matter today, would be a Directions Hearing at State Administrative Tribunal.

Mr Algeri notified the meeting that the default position of tribunal hearing would likely be a long and expensive route to take as we would be required to secure written affidavits from several parties to prove anecdotal proof that the land in question has been historically used for non-conforming purposes, namely agricultural purposes.

Mr Algeri appealed to Council that the applicant be provided the benefit of the doubt on this occasion for their acceptance of anecdotal evidence that has been provided and to avoid tribunal hearing process.

The Presiding Member invited Mr Lex Barnett of Taylor Burrell Barnett ,Planning Consultant acting for Shire of Wongan-Ballidu to give his advice on Item 9.4.3.

Lex Barnett

Mr Barnett informed Council that there is scant evidence for historical non-conforming use and to note that cutting grasses is not considered agricultural as per the definition to 'harvest and sell'.

Mr Barnett informed the meeting that the applicant has no intention of subdividing and that the prospect for longer term use is for agricultural purposes so it would be best to rezone to rural classification so that this problem of non-conforming use would be resolved appropriately.

Mr Barnett further Informed the meeting that the burden of proof lies with the application and does not agree with providing the benefit of the doubt without stronger evidence being provided.

Mr Barnett informed the meeting that Shire staff have taken advice from Department of Planning, Shire solicitors and planning consultants to resolve this matter in the best interests of the applicant and the Shire.

This line, in his view, the applicant has not provided sufficient evidence to support a non-confirming use on Lot 167 Danubin in Shire of Wongan-Ballidu.

Moved: Cr West Seconded: Cr Anspach

That Council:

That item 9.43 Application for Development Approval P529 – Reconsideration of a Development Application for an Agricultural Shed, Lot 167 Danubin Street, Wongan Hills – SAT Matter DR56/2023 be brought forward in order of business for consideration whilst Jo Algeri and Lex Barnett are present.

CARRIED: 6/0 RESOLUTION:010823 Against:

For:

Cr M Stephenson Cr A Tunstill Cr S Falconer Cr B West Cr K Anspach Cr S Boekeman

9.4.3 APPLICATION FOR DEVELOPMENT APPROVAL P529 – RECONSIDERATION OF A DEVELOPMENT APPLICATION FOR AN AGRICULTURAL SHED, LOT 167 DANUBIN STREET, WONGAN HILLS – SAT MATTER DR 56/2023

FILE REFERENCE: A1405/P529
REPORT DATE: 7 August 2023

APPLICANT/PROPONENT: Nusteel Patios & Sheds / Dwight Coad & Lee-Anne Coad

OFFICER DISCLOSURE OF INTEREST: Nil PREVIOUS MEETING REFERENCES: Nil

AUTHOR: Taylor Burrell Barnett – Lex Barnett

Melissa Marcon – Manager of Regulatory Services

ATTACHMENTS: Reconsideration Report prepared by Altus Planning

PURPOSE OF REPORT:

To seek Council's determination of a reconsideration request, submitted pursuant to s31(1) of the State Administrative Tribunal Act 2004 (SAT Act), in respect of an Application for Development Approval for the construction of an agricultural shed on Lot 167, no. 7, Danubin Street, Wongan Hills.

BACKGROUND:

The Applicant is seeking Council's consideration of an Application for Development Approval for the construction of a shed for the storage of farm machinery at the subject site. There are no other substantial buildings on the site, and the land is described as vacant on the application form.

The land is zoned Rural Residential under the Shire of Wongan-Ballidu Local Planning Scheme No. 5 (LPS5).

This application is the subject of a review by the SAT (Matter No DR 56/2023) following the earlier deemed refusal of the matter and responds to orders by the SAT inviting the Shire to reconsider its decision, pursuant to s31(1) of the SAT Act.

Original Application

The Applicant first submitted the Application for Development Approval on the 19th of October 2022. Correspondence was undertaken between the applicant and the Shire between December 2022 and March 2023.

Due to the complicated nature of the application, and the extensive ongoing correspondence with the applicant, the 60-day statutory timeframe for determination was not met, pursuant to clause 75(1)(b) of the Planning and Development (Local Planning Schemes) Regulations 2015 Schedule 2 – Deemed Provisions (Deemed Provisions).

As the application was past the statutory timeframe of assessment and no determination had been provided, the application was deemed to have been refused. The applicant then applied to the State Administrative Tribunal (SAT) for a review of the deemed refusal, under Section 253(2)(a) of the

Planning and Development Act 2005. The application for review was submitted with SAT on the 30th of March 2023.

Mediation on the matter was undertaken on 18th of May between the Applicant and the Shire, and the outcome of the mediation was for the matter to be reconsidered by Council after the submission of a reconsideration report by the applicant.

Officer Assessment of Original Application

In assessing the original application, Shire officers had concerns about the Shire's ability to approve the application and so sought advice from the Department of Planning, Lands and Heritage (DPLH), as well as legal advice from the Shire's Lawyers.

The main concern was based on the proposed use and its permissibility within the Rural Residential zone. It was considered that the building could not be approved as an agricultural shed as Agriculture is an 'X' (not permitted) use in the zone. The advice provided by both DPLH and the Shire's lawyers confirmed that the development would need to be classified as an 'outbuilding' which cannot be approved in this circumstance, as an outbuilding must be associated with an existing dwelling to meet the definition. The shed without a dwelling might otherwise be best described as 'Warehouse/storage' land use. This is also a use not permitted under the Rural Residential zone.

As the proposal could not be approved in its current state, the Shire provided the Applicant with two options that might enable the building to be approved:

- 1. apply for a scheme amendment to change the zone to one which can determine and approve an application of this type, or
- 2. construct a dwelling on site as a part of the application, meaning the structure could be approved as an outbuilding.

Further correspondence was undertaken between the applicant and the Shire, where the applicant contended that the building is able to be approved by the Shire as ancillary to the farming purpose of the site and therefore consistent with the current use of the land. This was not supported as the Shire did not agree that the land had legitimate right to be used for agricultural purposes under its current zoning.

Current Application

The current application is for a reconsideration of the Shire's deemed refusal on the original application. The proposal the subject of this application remains unchanged, however it is supported by a more detailed technical report prepared by Altus Planning, on behalf of the applicant.

Public Comment

The application was advertised for public comment for a period of 14 days. Advertising consisted of the following:

• A notice placed in a visible location on the site;

- Written notification sent to all households within 200m of the proposed development; and
- Notices placed in the local Wonga-Balli Boomer publication 26th July and 2nd August;
- Notice posted on the Shire website for the whole of the advertising period.

One submission was received in support of the application. Details of the submission are as follows:

Description of submitter	Nature of submission	Detail of submission	Shire Comment
Nearby resident	Support	I support the proposal to instal a storage shed at the above address. All the ratepayers that overlook the site have benefited from the rehabilitation work carried out by the new owners. The work has also helped control the problems with feral cats, foxes and rats that found a haven in the rumble of the old abattoir. We can now look out onto a very pleasing landscape. I believe the storage shed will blend in with the surrounding aesthetics and will not have a negative impact.	Noted

COMMENT:

The applicant's reconsideration report reiterates the contention that the land should be considered to have non-conforming use rights for agricultural land use, and therefore the application should be able to be approved as an outbuilding in association with that use.

Lot 167, No. 7 Danubin Street, Wongan Hills is zoned 'Rural Residential' under the Shire of Wongan Ballidu Local Planning Scheme No. 5.

The Objectives of the 'Rural Residential' zone are outlined under Table 2 of LPS5, and are as follows:

- To provide for lot sizes in the range of 1ha to 4ha.
- To provide opportunities for a range of limited rural and related ancillary pursuits on ruralresidential lots where those activities will be consistent with the amenity of the locality and the conservation and landscape attributes of the land.
- To set aside areas for the retention of vegetation and landform or other features which distinguish the land.
- To discourage or prohibit development not compatible with the predominantly rural nature and residential amenity of the zone.
- To promote and encourage cluster subdivision and other innovative rural residential designs, having consideration for conservation values.
- To encourage the provision of vegetation and fauna corridors and the revegetation of the land to adequately protect any areas or sites of conservation value.
- To only permit development, and support subdivision, in accordance with an approved structure plan.

The purpose of the development outlined by the applicant is to provide a storage space on the subject site for the storage of farming equipment.

The proposed building is approximately 12m x 21m in size, with an overall height of 5m, with a 5m lean to.

The applicant contends that the proposed shed "is a continuation of rural activities and is incidental to the primary purpose of agricultural use".

The land use definitions relating to agricultural purposes under LPS5 refer to Part 6 of Schedule 1 of the model provisions for local planning schemes in the Planning and Development (Local Planning Schemes) Regulations 2015 (P&D Regs). The relevant definitions for Agriculture – Extensive and Agriculture – Intensive are as follows:

agriculture — **extensive** means premises used for the raising of stock or crops including outbuildings and earthworks, but does not include agriculture — intensive or animal husbandry — intensive;

agriculture — **intensive** means premises used for commercial production purposes, including outbuildings and earthworks, associated with any of the following —

- (a) the production of grapes, vegetables, flowers, exotic or native plants, or fruit or nuts;
- (b) the establishment and operation of plant or fruit nurseries;
- (c) the development of land for irrigated fodder production or irrigated pasture (including turf farms);
- (d) aquaculture;

The applicant acknowledges that the 'Agriculture – Extensive' land use is an 'X' (not permitted) use in the Rural Residential zone but claims that the land has non-conforming use rights, under cl 3.7.1 of the Scheme, on the basis that the land has been continuously used for agricultural purposes (cropping and grazing) since the land was rezoned from Rural zone.

The primary contention is whether or not the non-conforming use provisions of the Scheme apply in this instance.

The applicant contends that that the site has been utilized consistently for agricultural purposes from a time prior to any planning scheme being adopted over the subject site. A review of aerial photographs taken at various times since 1999 shows evidence of grasses having been cut over this period; however there is no evidence that there was any seeding or cultivating of a commercial crop of any nature, nor keeping of livestock. It is the understanding of Shire officers that the land has not been used for productive agricultural activity for some years, with no evidence of stock grazing or cropping over that time. Given the definitions pertaining to agricultural land uses, it is considered that the land needs to be used for productive purposes to be considered to be an agricultural use.

The advice provided by the Shire's lawyers advises that the argument in favour of non-conforming use rights can only succeed if the land was being used for general farming purposes at the time Town Planning Scheme No1 was gazetted in 1956, and that this use has never been discontinued since.

The legal opinion also advises that the onus is on the landowner to demonstrate that the use right exists. To date the proponents have not provided any evidence that the land has been used for agricultural purposes, as defined by the scheme, in recent years.

Without clear evidence that the site has been operating as an agricultural use consistently, it is the view of Shire officers that the land does not have non-conforming use rights for this purpose. On this basis, the applicant's proposal that the proposed development is consistent with the primary (non-conforming) land use is not supported. Consequently, it is considered that the application cannot be approved.

The applicant also submits that, if the non-conforming use rights cannot be accepted, then a number of other scenarios must be considered. Those scenarios, along with corresponding officer comments are outline in the table below:

Applicants comment

Applicant to be Potentially Prosecuted for Continuing to Farm on Land

Should the Shire take the approach that it does not agree the Applicant has non- conforming use rights, not only can the Applicant not build his shed, but in principle, this would also mean that the land cannot continue to be farmed.

It would be illogical for the Shire to accept that the land can continue to be farmed without prosecution but then on the other hand, to suggest that a shed cannot be built because there are no rights for the land to be farmed.

Applicants comment

Rezoning Back to 'Rural'

Rezoning the land back to Rural is problematic on several fronts. In addition to it being a lengthy process, adaptation of such zone would potentially allow for several discretionary and permitted uses which, if they were to be pursued, would have a much greater amenity impact on the surrounding community.

For example, these uses would include Waste Disposal Facility, Waste Storage Facility, Extractive Industry, and a number of industrial uses. Whilst none of these are intended by the Applicant, they illustrate some potential unintended consequences if that were to occur.

Officer comment

It is understood that the land has not been used for agricultural purposes, as defined in the P&D Regs, for some time. The cutting of grasses as part of the management of the land does not, in itself, constitute an agricultural use and may therefore be continued.

It is, however, correct to suggest that an agricultural use could not now be commenced unless it is approved as a Rural pursuit/hobby farm, which requires that a dwelling exists on the site.

Otherwise, an agricultural use could not be approved unless the land is rezoned appropriately.

Officer comment

The reconsideration report states that the owners have no intention of subdividing or developing the land in accordance with the Rural Residential zoning. Therefore, it may be in the owner's best interests in the longer term to apply to rezone the land to suit their intended purpose (note, this comment should not be taken to mean that a rezoning would be supported by the Shire; any rezoning proposal would need to undergo a proper assessment prior to a recommendation being made).

Recognising that a Rural zone would potentially allow for a range of other uses, those uses highlighted by the applicant are all discretionary Whereas, in this instance the continuation of the existing farming use does not have a significant amenity impact to the surrounding lots when non-conforming use rights are only limited to that use.

Construction of a Dwelling

Under the current 'Rural Residential' zone, planning approval would not even be required for the construction of outbuilding (shed) if the Applicant first constructed a dwelling.

Pursuant to LPS 5 Schedule A – Supplemental Provisions to the Deemed Provisions Clause 61 (1) (m) which is read in conjunction with Deemed Provisions, development approval will not be required for the erection of outbuilding on the same lot of single house, if it is a 'P' use in the zone whereby development standards are satisfied.

From an impact perspective, this seems to be counterintuitive as the construction of both 'single house' and an 'outbuilding' would collectively result in more of a change on the subject site.

Therefore, the issue of getting a shed approved would automatically disappear if the Applicant built a house on the land. However, he cannot be forced to do so in statutory or legal sense.

uses, meaning that the use is not permitted unless the local government exercises its discretion to approve it. Where such uses are considered to have an undesirable impact on the amenity of the area, the Shire may choose not to exercise its discretion.

There is no issue with the applicant's contention here. The construction of legislation can result in some unusual anomalies.

Shire officers have already advised the applicant that the building could be approved if a house existed on the site.

In terms of this scenario resulting in more of a change on the site, the construction of a house would see the ultimate use of the land being more consistent with the objectives of the Rural Residential zone, and so this would be encouraged.

Conclusion

Having considered all of the factors associated with the application, it is considered that the application cannot be permitted for the following reasons:

- 1. Council is of the view that the land does not have non-conforming use rights for agricultural purposes.
- 2. As the application is for an outbuilding associated with a use that is not permissible on the land, the proposal cannot be permitted.
- 3. The building cannot otherwise be approved as an outbuilding without the existence of a dwelling on the site.

POLICY REQUIREMENTS:

There are no policy requirements in relation to the item.

LEGISLATIVE REQUIREMENTS:

Planning and Development Act 2015 Planning and Development (Local Planning Schemes) Regulations 2015 Shire of Wongan Ballidu Local Planning Scheme No. 5

STRATEGIC IMPLICATIONS:

There are no known strategic implications associated with this item.

SUSTAINABILITY IMPLICATIONS:

> Environment

There are no known environmental implications associated with this proposal.

> Economic

There are no known economic implications associated with this proposal.

> Social

There are no known social implications associated with this proposal.

FINANCIAL IMPLICATIONS:

There are Planning Consultant fees associated with this proposal and this cost will be incurred by Council.

VOTING REQUIREMENTS:

ABSOLUTE MAJORITY REQUIRED: No

Moved: Cr West Seconded: Cr Tunstill

That Council

REFUSE the Development Application for the construction of a shed on Lot 167, No. 7 Danubin Street, Wongan Hills for the following reasons:

1. The building is proposed as an outbuilding associated with an agricultural land use which is not a permissible use within the Rural Residential zone which applies to the land.

Advice to applicant:

Council is not satisfied that, pursuant to cl 3.7.1, the site has non-conforming use rights for Agriculture, as pursuant to cl 3.7.2, there is insufficient evidence that the land has been continuously used for agricultural purposes.

LOST: 0/6 RESOLUTION:020823

For:

Against:

Cr M Stephenson Cr A Tunstill Cr S Falconer Cr B West

> Cr K Anspach Cr S Boekeman

REASON:

Council was of the view that the risk was low in approving the development application.

Moved: Cr West Seconded: Cr Tunstill

That Council

APPROVE the Development Application for the construction of a shed on Lot 167, No. 7 Danubin Street, Wongan Hills.

CARRIED: 6/0 RESOLUTION:030823 Against:

For: Cr M Stephenson Cr A Tunstill Cr S Falconer Cr B West Cr K Anspach Cr S Boekeman

Joe Algeri left the meeting at 4.09pm Chief Executive Officer left the meeting at 4.13pm Cr Coad returned to the meeting at 4.15pm Chief Executive Officer returned to the meeting at 4.15pm Chief Executive Officer informed the Presiding Officer that Lex Barnett may be able to to provide advice to Council in relation to item 9.4.2.

Presiding Officer requested a change in order of business to address item 9.4.2 Mr Lex Barnett is not required to wait any longer than necessary to provide advice on the matter.

Moved: Cr Anspach Seconded: Cr Falconer

That Council:

APPROVE item 9.4.2 Application for Development Approval P536 – Amendment to Development Application P504 and P505 Ballidu Open Bulk Heads be brought forward in the order of business for consideration while Mr Lex Barnett is present.

CARRIED: 7/0 RESOLUTION:040823 Against:

For:
Cr M Stephenson
Cr A Tunstill
Cr S Falconer
Cr B West
Cr Coad
Cr K Anspach
Cr S Boekeman

9.4.2 APPLICATION FOR DEVELOPMENT APPROVAL P536 – AMENDMENT TO DEVELOPMENT APPLICATION P504 AND P505 BALLIDU OPEN BULK HEADS

FILE REFERENCE: A122/P536
REPORT DATE: 15 August 2023

APPLICANT/PROPONENT: Co-Operative Bulk Handling

OFFICER DISCLOSURE OF INTEREST: Nil PREVIOUS MEETING REFERENCES: Nil

AUTHOR: Melissa Marcon – Manager of Regulatory Services

ATTACHMENTS: Ni

PURPOSE OF REPORT:

Consideration and final determination of an amendment to approved Development Applications P504 and P505 for Lot 1276 Ballidu South East Road, Ballidu.

BACKGROUND:

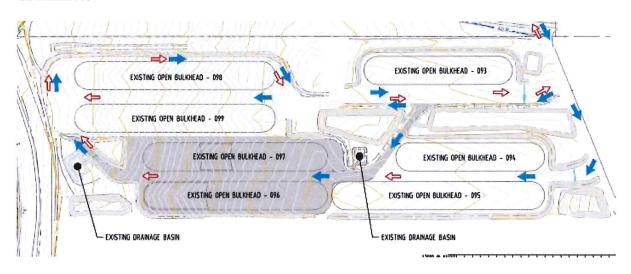
The applicant currently has a temporary approval for four (4) open bulk heads (OBH) at their Ballidu site located at Lot 1276 Ballidu South East Road, Ballidu.

The applicant is seeking to have condition 6 which granted temporary approval for these OBH's removed as these now form part of the future plan for Lot 1276 Ballidu South East Road, Ballidu.



Google Maps as at 16th August 2023

COMMENT:



Development Application P504 was presented to Council at the Ordinary Council Meeting on 28th July 2021.

Council granted temporary approval to construct an unsealed internal road to and around grain storage facilities and install two 230m long, 35m wide, 30130 tonne capacity open bulk heads on Lot 1276 Ballidu South East Road, Ballidu.

Temporary approval was granted until 31 July 2023.

Development Application P505 was presented to Council at the Ordinary Council Meeting on 28 July 2021.

This application dealt with a previously granted temporary development approval for two (2) 30,000 tonne open bulk heads as emergency storage. A further two-year extension was granted which expired on 31st July 2023.

The applicant has requested Council consider an amendment to the temporary development applications P504 and P505 and make them permanent by removing condition 6 of the approval which conditions the developments as temporary until 31st July 2023.

OBH's 93, 94 and 95 have permanent approval.

POLICY REQUIREMENTS:

There are no policy requirements in relation to the item.

LEGISLATIVE REQUIREMENTS:

Planning and Development Act 2015 Planning and Development (Local Planning Schemes) Regulations 2015 Shire of Wongan Ballidu Local Planning Scheme No. 5

STRATEGIC IMPLICATIONS:

There are no known Strategic implications associated with this item.

SUSTAINABILITY IMPLICATIONS:

> Environment

There are no known environmental implications associated with this item.

> Economic

There are no known economic implications associated with this proposal.

Social

There are no known social implications associated with this item.

FINANCIAL IMPLICATIONS:

There are no financial implications to Council in relation to this item. All costs associated with the proposed development are the responsibility of and will be met by the applicant.

VOTING REQUIREMENTS:

ABSOLUTE MAJORITY REQUIRED:

Moved: Cr Coad Seconded: Cr Boekeman

That Council:

APPROVE the amendment request for P504 and P505 to remove condition 6 and retain all other conditions as outlined -

Conditions:

- The proposed development shall be completed within a period of two (2) years from the date of this approval. If the development is not completed within this period, the approval will lapse and be of no further effect. Where an approval has lapsed no development shall be carried out without the further approval of the Shire of Wongan Ballidu having first been sought and obtained.
- 2. The proposed development shall be undertaken strictly in accordance with the information and plans submitted in support of the application subject to any modifications required as a consequence of any condition/s of this approval or otherwise approved by Council.
- 3. All stormwater drainage generated by the proposed development shall be contained and managed on site to the specifications and satisfaction of the Shire's Chief Executive Officer.
- 4. Co-operative Bulk Handling Limited shall provide a Traffic Management Plan that is to the satisfaction of the Manager of Works and Services at the Shire of Wongan Ballidu. This should include but not limited to Ballidu Southeast Road, Townsend Road and Federation Street, Ballidu.
- 5. Co-operative Bulk Handling Limited shall comply with the approved Traffic Management Plan.

Advice Notes:

- 1. Development Application P536 supersedes previous development applications P504 and P505.
- 2. This approval is not an authority to ignore any constraint to development on the land which may exist through contract or on title, such as an easement, memorial or restrictive covenant. It is the responsibility of the applicant and landowner and not the Shire to investigate any such constraints before commencing development. This approval will not necessarily have regard to any such constraint to development, regardless of whether or not it has been drawn to the Shire's attention.
- 3. The applicant/landowner is reminded of their obligation to ensure compliance with the following requirements:
 - a) Shire of Wongan Ballidu Annual Firebreak Notice, Rural Land Firebreaks of not less than three meters in width immediately inside and along the whole external boundaries of the properties owned or occupied by you. In addition, firebreaks of at least three metres in width are required surrounding, and not more than fifty meters from the perimeter of any building, group of farm buildings, haystack or fuel storage situated on the land; and
 - b) Shire of Wongan Ballidu Health Local Law.

- 4. The noise generated by any activities on-site including machinery motors or vehicles shall not exceed the levels as set out under the Environmental (Noise) Regulations 1997.
- 5. Failure to comply with any of the conditions of this development approval constitute an offence under the provisions of the Planning and Development Act 2005 and the Shire of Wongan Ballidu Local Planning Scheme No. 5 and may result in legal action being initiated by the local government.
- 6. If the applicant/landowner is aggrieved by this determination, there is a right of review by the State Administrative Tribunal in accordance with the Planning and Development Act 2005 Part 14. An application must be submitted within 28 days of the determination.

LOST: 0/7 RESOLUTION:050823

For:

Against:
Cr M Stephenson
Cr A Tunstill
Cr S Falconer
Cr B West
Cr D Coad
Cr K Anspach
Cr S Boekeman

REASON: Council expressed concerns that estimates of any additional costs for road maintenance are unknown as a result of the approval of this application and that temporary approval to July 2024 would provide time and opportunity to investigate an agreement with the applicant in relation to additional upgrades and maintenance on roads affected by the development.

AMENDED MOTION:

Moved: Cr Boekeman

Seconded: Cr West

That Council:

APPROVE the amendment request for P504 and P505 to remove condition 6 and retain all other conditions as outlined -

Conditions:

- 1. The proposed development shall be completed within a period of two (2) years from the date of this approval. If the development is not completed within this period, the approval will lapse and be of no further effect. Where an approval has lapsed no development shall be carried out without the further approval of the Shire of Wongan Ballidu having first been sought and obtained.
- 2. The proposed development shall be undertaken strictly in accordance with the information and plans submitted in support of the application subject to any modifications required as a consequence of any condition/s of this approval or otherwise approved by Council.
- 3. All stormwater drainage generated by the proposed development shall be contained and managed on site to the specifications and satisfaction of the Shire's Chief Executive Officer.

- 4. Co-operative Bulk Handling Limited shall provide a Traffic Management Plan that is to the satisfaction of the Manager of Works and Services at the Shire of Wongan Ballidu. This should include but not limited to Ballidu Southeast Road, Townsend Road and Federation Street, Ballidu.
- 5. Co-operative Bulk Handling Limited shall comply with the approved Traffic Management Plan.
- 6. That applicant would enter into agreement for ongoing commitment towards road maintenance.

CARRIED BY ABSOLUTE MAJORITY: 7/0 RESOLUTION:060823

Against:

For:
Cr M Stephenson
Cr A Tunstill
Cr S Falconer
Cr B West
Cr D Coad
Cr K Anspach
Cr S Boekeman

Lex Barnett left the meeting at 4.25pm

Item 6. APPLICATION/S FOR LEAVE OF ABSENCE

Cr Boekeman requested leave of absence for the Ordinary Council Meeting to be held on Friday, 29 September 2023.

Moved: Cr Tunstill Seconded: Cr Falconer

That Cr Boekeman be granted leave of absence for the Ordinary Council Meeting to be held on Friday, 29 September 2023.

CARRIED 7/0 RESOLUTION:070823 Against:

For:

Cr M Stephenson Cr A Tunstill Cr S Falconer Cr B West Cr Coad Cr Boekeman Cr K Anspach

Item 7. CONFIRMATION OF MINUTES

7.1 CONFIRMATION OF THE MINUTES OF THE ORDINARY MEETING OF COUNCIL HELD ON WEDNESDAY, 26 JULY 2023

MOVED: Cr Tunstill SECONDED: Cr West

1. That the Minutes of the Ordinary Meeting of Council held on Wednesday, 26 July 2023 be CONFIRMED as a true and correct record of the proceedings.

CARRIED: 7/0 RESOLUTION:080823

For:

Cr M Stephenson Cr A Tunstill Cr S Falconer Cr B West Cr Coad Cr K Anspach Against:

Meeting adjourned at 4.28pm for afternoon tea. All Elected Members and staff left the meeting.

Meeting resumed at 4.56pm. All Elected Members and staff returned to the meeting.

Item 8. MATTERS FOR WHICH MEETING MAY BE CLOSED

Nil

Item 9. REPORTS OF OFFICERS AND COMMITTEES

9.1 GOVERNANCE

9.1.1 GOVERNANCE FRAMEWORK AND SUPPORTING POLICIES

FILE REFERENCE: **REPORT DATE:** 16 August 2023 **APPLICANT/PROPONENT:** N/A **OFFICER DISCLOSURE OF INTEREST:** Nil **PREVIOUS MEETING REFERENCES:** Stuart Taylor, Chief Executive Officer **AUTHOR: ATTACHMENTS:** 5.0 Governance Framework 5.27 Complaints of Alleged Breach of the Code of Conduct for Council Members, Committee Members and Candidates Legal Representation Costs Indemnification 5.28 5.29 Statement of Business Ethics 5.30 **Community Complaints** 5.31 Risk Management Policy 5.32 Risk Management Framework & Procedure 5.33 Compliance and Enforcement 5.34 **Execution of Documents** 5.35 Internal Control Legislative Compliance 5.36

PURPOSE OF REPORT:

The purpose of this report is to present sufficient information to Council to enable adoption of Governance Framework and supporting policies to be carried out.

BACKGROUND:

The purpose of Governance Framework and supporting policy documents is to enable the effective and efficient management of Council resources and to assist staff and Council achieve an equitable decision-making process. Written policies also enable the community to be aware of the reasoning behind administrative and Council decisions to be familiar with the philosophy behind individual decisions. Policy statements enable much of the day-to-day business of Council to be handled by the Administration, freeing up the time of the Elected Members in determining major policy and strategic direction.

An up-to-date policy manual of any organisation proves to be a valuable tool in improving the decision-making process. Policies contained within the manual are those that project a corporate image and are not controlled by individual directorates. The development of the policies involves input from staff across the organisation and elected members.

A policy statement is not binding on Council but provides a guideline for Elected Members and staff in determining individual applications or requests. Generally, policies evolve as issues come before Council and should continue to evolve though a process of review and refinement. For this reason, it is important that a review process in place.

It is also possible for members of the community to seek an early review of a specific policy.

Each framework and policy is developed in order to address specific matters. They relate to objectives to the Shire of Wongan-Ballidu, and, in some instances, as required by legislation. The principles behind the policies are directly related to the Shire's values as an organisation.

It is important to note that the manual should only contain the policy statement of the Council and should not refer to operational, staff or procedural matters.

Good governance is about the processes for making and implementing decisions. It is not about making "correct" decisions, but about the best possible process for making those decisions.

Good decision-making processes have a positive effect on various aspects of local government including consultation policies and practices, meeting procedures, service quality processes, elected member and employee conduct, role clarification and good working relationships.

COMMENT:

The Chief Executive Officer is responsible for the coordination of framework and policy development as well as review of existing policies.

Following a trial period and review by Council at Informal Workshop meetings the Governance Framework and supporting policies as attached to this agenda have been developed for adoption and inclusion to the Council Policy Manual.

POLICY REQUIREMENTS:

The Policy Manual has been developed over time to enable the effective and efficient management of Council resources and to assist staff and Council achieve an equitable decision-making process.

The Policy Manual should not relate to operational, or staff related matters.

The Policy Manual is a fluid document and should be reviewed in its entirety at least every 2 years.

LEGISLATIVE REQUIREMENTS:

The Local Government Act 1995 outlines the roles of Council and the CEO.

STRATEGIC IMPLICATIONS:

Ongoing review and refinement of the Policy Manual is in line with Council's strategic direction on Governance (Implement and develop policy based on economic, social, cultural, governance and environmental elements).

SUSTAINABILITY IMPLICATIONS:

> Environment

There are no known environmental impacts associated with this proposal.

> Economic

There are no known economic impacts associated with this proposal.

> Social

There are no known social implications associated with this proposal.

FINANCIAL IMPLICATIONS:

There are no financial implications in relation to this item.

VOTING REQUIREMENTS:

ABSOLUTE MAJORITY REQUIRED: Yes

Moved:	Cr Anspach		Seconded: Cr Falconer
That Cou	ncil:		
1. A	DOPT Governand	ce Framev	vork and supporting policies as listed:
		5.0	Governance Framework
		5.27	Complaints of Alleged Breach of the Code of
			Conduct for Council Members, Committee
			Members and Candidates
		5.28	Legal Representation Costs Indemnification
		5.29	Statement of Business Ethics
		5.30	Community Complaints
		5.31	Risk Management Policy
		5.32	Risk Management Framework & Procedure
		5.33	Compliance and Enforcement
		5.34	Execution of Documents
		5.35	Internal Control
		5.36	Legislative Compliance
			CARRIED BY ABSOLUTE MAJORITY: 7/0
			RESOLUTION:090823
			For: Against:
			Cr M Stephenson
			Cr A Tunstill
			Cr S Falconer
			Cr B West
157			Cr D Coad
			Cr K Anspach
			Cr S Boekeman

9.2 ADMINISTRATION & FINANCIAL SERVICES

9.2.1 ACCOUNTS SUBMITTED FOR JULY 2023

FILE REFERENCE: F1.4

REPORT DATE: 15 August 2023

APPLICANT/PROPONENT: N/A
OFFICER DISCLOSURE OF INTEREST: Nil
PREVIOUS MEETING REFERENCES: Nil

AUTHOR: Sam Dolzadelli - Deputy Chief Executive Officer

ATTACHMENTS: 9.2.1 Accounts July 2023

PURPOSE OF REPORT:

That the accounts for 1 July 2023 to 31 July 2023, as submitted, be received.

BACKGROUND:

This information is provided to the Council on a monthly basis in accordance with provisions of the *Local Government Act 1995* and Local Government (Financial Management) Regulations 1996.

COMMENT:

Refer to attachment.

POLICY REQUIREMENTS:

There are no known policy requirements related to this item.

LEGISLATIVE REQUIREMENTS:

Local Government (Financial Management) Regulations 1996 Regulations 12 & 13 requires the attached report to be presented to Council.

Lists of Accounts

Section 6.10 of the *Local Government Act 1995* regulation 12 of the Financial Management Regulations (FMR's) requires a list of accounts paid for the month, and where the Council has delegated the payment of these accounts to the CEO under regulation 13 there must be a list of accounts paid, and the listing shall disclose the following:

- The payee's name
- The amount of the payment
- The date of the payment
- The fund from which it is paid; and
- Sufficient information to identify the transaction.

STRATEGIC IMPLICATIONS:

There are no strategic implications in relation to this item.

SUSTAINABILITY IMPLICATIONS:

> Environment

There are no known environmental impacts associated with this proposal.

> Economic

There are no known economic impacts associated with this proposal.

> Social

There are no known social implications associated with this proposal.

FINANCIAL IMPLICATIONS:

All payments are made within the confines of Councils adopted budget.

VOTING REQUIREMENTS:

ABSOLUTE MAJORITY REQUIRED: No

Moved:	Cr Anspach	Seconded: Cr Tunstill

That Council in accordance with Regulation 13 of the *Local Government (Financial Management)* Regulations 1996, receives the list of payments made under delegated authority totalling \$1,089,289.24 for the month ended 31 July 2023.

CARRIEDBY ABSOLUTE MAJORITY:7/0 RESOLUTION:100823

KL30L011014.100023
Against:

Chq/EFT	Date	Name	Description	Amount			
EFT24859	06/07/2023	LANDGATE	RATES ADMINISTRATION	-71.80			
EFT24860	06/07/2023	AVON WASTE	DOMESTIC & COMMERCIAL COLLECTION FOR WONGAN HILLS & BALLIDU	-11,548.46			
EFT24861	06/07/2023	BOEKEMAN NOMINEES PTY LTD	CARRY OUT PERFORM ADAS CALIBRATION ONLY FOR HILUX PUT77	-572.00			
EFT24862	06/07/2023	NUTRIEN AG SOLUTIONS LTD	SUPPLY 1 X 20L LLAN MAXIMUM N-PACT FOR PARKS & GARDENS	-154.00			
EFT24863	06/07/2023	MCINTOSH & SON	SUPPLY STANDARD BELT FOR PSP1	-64.53			
EFT24864	06/07/2023	WESTRAC EQUIPMENT PTY LTD	SUPPLY PUMP 552-5534 FOR LOADER PSS1	-415.28			
EFT24865	06/07/2023	MOORA GLASS SERVICE		-5,817.90			
	30/06/2023	MOORA GLASS SERVICE	SUPPLY AND FIT BLINDS IN ALL ROOMS AT 14 ELLIS ST WONGAN HILLS	3,342.90			
	30/06/2023	MOORA GLASS SERVICE	SUPPLY AND FIT HINGED COMMERCIAL DOOR ON DOCTORS SIDE WH MEDICAL CENTRE	2,475.00			
EFT24866	06/07/2023	DALLIMORE NOMINEES PTY LTD		-11,148.00			
	30/06/2023	DALLIMORE NOMINEES PTY LTD	PART INVOICE - SUPPLY AND LAY CARPET IN BEDROOMS, LOUNGE AND WIR AT 14 ELLIS ST, WONGAN HILLS.	5,150.00			
	30/06/2023	DALLIMORE NOMINEES PTY LTD	PART INVOICE - SUPPLY AND LAY VINYL IN HALLWAYS, KITCHEN, FAMILY ROOM 14 ELLIS ST, WONGAN HILLS.	5,998.00			
EFT24867	06/07/2023	T A MATTHEWS ELECTRICAL SERVICES	INSTALL SUPPLIED EV BOX-BUSINESS LINE, DOUBLE HUB, 3P- 32A, 22KW, TYPE 2 SOCKET <evbb3322-e1801 charging<br="">STATION AT CRC BUILDING</evbb3322-e1801>	-1,856.00			
EFT24868	06/07/2023	IT VISION AUSTRALIA PTY LTD	UPDATING RATES NOTICES TEMPLATE	-277.20			
EFT24869	06/07/2023	MARKETFORCE PRODUCTIONS		-533.17			
	26/06/2023	MARKETFORCE PRODUCTIONS	ADVERTISEMENT - THE WEST AUSTRALIAN TUESDAY 30 MAY 2023 - DISPOSAL OF LAND - LOT 251 ON DEPOSITED PLAN 220267	266.59			
	26/06/2023	MARKETFORCE PRODUCTIONS	ADVERTISEMENT - THE WEST AUSTRALIAN 28 FEBRUARY 2023 - DISPOSAL OF LAND - LOT 713-8 SHIELDS CRESCENT	266.58			
EFT24870	06/07/2023	WONGAN HILLS HARDWARE		-2,701.56			
	30/06/2023	WONGAN HILLS HARDWARE	BUILDING ACCOUNT FOR JUNE 2023	526.98			
	30/06/2023	WONGAN HILLS HARDWARE	WORKS ACCOUNT FOR JUNE 2023	2,174.58			
EFT24871	06/07/2023	RATHNALLY PTY LTD	GRAVEL USAGE FOR JUNE 2023	-3,168.00			
EFT24872	06/07/2023	SPECIALE SMASH REPAIRS	INSURANCE EXCESS ON WB007 (MWS)	-300.00			
EFT24873	06/07/2023	WONGAN MAIL SERVICE	POSTAGE CHARGES FOR ADMIN & CRC	-266.90			
EFT24874	06/07/2023	CR BRAD WEST	SITTING FEES FOR COUNCIL MEETINGS	-654.22			
EFT24875	06/07/2023	GREAT SOUTHERN FUEL SUPPLIES	JUNE FUEL SUPPLY FOR WB086	-600.07			
EFT24876	06/07/2023	STEVEN FEATHERSTONE		-16,229.25			
	29/06/2023	STEVEN FEATHERSTONE	ROOFING WORK AT 14 ELLIS ST, WONGAN HILLS	1,700.00			
	29/06/2023	STEVEN FEATHERSTONE	ROOF WORKS BOWLING GREEN	14,529.25			
EFT24877	06/07/2023	BP AUSTRALIA	FUEL SUPPLY FOR DCEO - JUNE ACCOUNT	-68.81			
EFT24878	06/07/2023	INTEGRATED ICT		-865.92			

Cha/ETT	Date	Name	Description	Amount
Chq/EFT	29/06/2023	THE RELEASE OF THE PARTY OF	The same of the sa	145.20
	30/06/2023	INTEGRATED ICT	OFFICE 365 FOR MEDICAL CENTRE MANAGE BACK UP SERVICES FOR SHIRE ADMIN	720.72
EFT24879	06/07/2023	NEWINS FAMILY TRUST	CALL OUT FEE FOR TIP DOCKETS 0987 & 0989	-210.00
EFT24880	06/07/2023	LYNETTE HOOD	TABLECLOTHS USED FOR WALGA AVON ZONE MEETING	-40.00
EFT24881	06/07/2023	BUSSELTON ADVANCED DRIVER TRAINING	MC AUTO PART RE ASSESSMENT FOR WORKS	-595.00
EFT24882	06/07/2023	WONGAN BALLIDU & DISTRICTS MENSHED INC	CRC ADMIN - STREET LIBRARY BOOK BOX	-250.00
EFT24883	06/07/2023	CR MANDY STEPHENSON	SITTING FEES FOR COUNCIL MEETINGS	-860.00
EFT24884	06/07/2023	CR SUE FALCONER	SITTING FEES FOR COUNCIL MEETINGS	-610.00
EFT24885	06/07/2023	CR STUART BOEKEMAN	SITTING FEES FOR COUNCIL MEETINGS	-490.00
EFT24886	06/07/2023	AC HEALTHCARE PTY LTD	MEDICAL CENTRE SUBSIDY PAYMENT FOR JULY 2023	-21,083.33
EFT24887	06/07/2023	CLINIPATH PATHOLOGY		-159.98
	30/06/2023	CLINIPATH PATHOLOGY	DRUG & ALCOHOL SCEENING - ADMIN	39.98
	30/06/2023	CLINIPATH PATHOLOGY	DRUG & ALCOHOL SCREENING - WORKS	80.00
	30/06/2023	CLINIPATH PATHOLOGY	DRUG & ALCOHOL SCREENING - WORKS	40.00
EFT24888	06/07/2023	CR ANDREW TUNSTILL	SITTING FEES FOR COUNCIL MEETINGS	-726.30
EFT24889	06/07/2023	DWIGHT COAD	SITTING FEES FOR COUNCIL MEETINGS	-610.00
EFT24890	06/07/2023	NCSYSTEMS	CRC BUIDING - SECURITY MONITORING JULY 2023 TO SEPTEMBER 2023	-152.46
EFT24891	06/07/2023	BALLIDU HERITAGE CENTRE	CLEANING OF ALPHA & BUNYIP PARK BALLIDU	-325.00
EFT24892	06/07/2023	COUNCIL FIRST	PROFESSIONAL SERVICES FOR MAY 2023	-2,197.25
EFT24893	06/07/2023	CAFE OF NOTE	CATERING - AVON MIDLAND ZONE MEETING	-630.00
EFT24894	06/07/2023	KELLIE ANSPACH	SITTINGS FEES FOR COUNCIL MEETINGS	-490.00
EFT24895	06/07/2023	ELIZABETH PUDWELL	UNIFORM REFUND	-500.00
EFT24896	06/07/2023	MAXIPARTS OPERATIONS PTY LTD	A/C CONTROL UNIT & A/C ACTUATOR SOLENOID FOR PTK33	-670.34
EFT24897	06/07/2023	KIM WALSH	UNIFORM REFUND FOR 23-24 FY	-139.96
EFT24898	06/07/2023	RURAL RANGER SERVICES	RANGER SERVICES FROM 12/06/23 TO 15/06/23	-572.88
EFT24899	06/07/2023	RING CENTRAL AUSTRALIA	MEDICAL CENTRE - BILLING PERIOD 26/6/23 TO 25/7/23	-341.57
EFT24900	12/07/2023	WESTPAC BANKING CORPORATION	WAGES PPE 11.07.2023	-73,621.91
EFT24901	12/07/2023	AUSTRALIAN SERVICES UNION	PAYROLL DEDUCTIONS	-26.50
EFT24902	12/07/2023	IOU SOCIAL CLUB	PAYROLL DEDUCTIONS	-310.00
EFT24903	13/07/2023	BOEKEMAN NOMINEES PTY LTD	SENSOR FOR CASE TRACTOR - PTRA9	-125.97
EFT24904	13/07/2023	WONGAN HILLS IGA PLUS LIQUOR		-815.35
			ADMINISTRATION SUPPLIES	208.90
			COUNCIL SUPPLIES	349.33

Chq/EFT	Date	Name	Description	Amount
			DEPOT SUPPLIES	44.30
			CRC ADMINISTRATION SUPPLIES	136.30
			CRC EVENTS SUPPLIES	76.52
EFT24905	13/07/2023	OFFICEWORKS BUSINESS DIRECT		-282.30
	07/07/2023	OFFICEWORKS BUSINESS DIRECT	STATIONARY ORDER - ADMIN, STATIONARY ORDER - FREIGHT	247.35
	07/07/2023	OFFICEWORKS BUSINESS DIRECT	STATIONARY ORDER - ADMIN, STATIONARY ORDER - FREIGHT	34.95
EFT24906	13/07/2023	WATER CORPORATION	CONSUMPTION & SERVICE CHARGE FOR GABALONG EAST STANDPIPE	-84.43
EFT24907	13/07/2023	WONGAN HILLS NEWSAGENCY	STATIONARY & NEWSPAPER SUPPLIES FOR JUNE	-165.14
EFT24908	13/07/2023	WESFARMERS KLEENHEAT GAS PTY LTD	EQUIPMENT SERVICE CHARGE - 42 MITCHELL ST	-93.50
EFT24909	13/07/2023	T A MATTHEWS ELECTRICAL SERVICES		-410.47
	29/06/2023	T A MATTHEWS ELECTRICAL SERVICES	DISCONNECT POWER TO SOLAR HART AT 14 ELLIS ST	90.34
	29/06/2023	T A MATTHEWS ELECTRICAL SERVICES	INSTALL POWERPOINT FOR HOT WATER SYSTEM AT 27C QUINLAN ST	320.13
EFT24910	13/07/2023	SYNERGY	JULY STREET LIGHTING CHARGE	-4,414.59
EFT24911	13/07/2023	IT VISION USER GROUP INC.	ANNUAL SUBSCRIPTION FOR 2023/2024	-770.00
EFT24912	13/07/2023	LOCK, STOCK & FARRELL	REPLACEMENT KEYS FOR APEX SHED	-63.50
EFT24913	13/07/2023	INDUSTRIAL AUTOMATION GROUP	STANDPIPE OPERATIONAL COSTS FOR 12 MONTHS	-3,457.30
EFT24914	13/07/2023	TKB MECHANICAL	SUPPLY & INSTALL WINDSCREEN - WB008	-300.00
EFT24915	13/07/2023	DEPARTMENT OF COMMERCE - BUILDING COMMISSION	BSL RECONCILLIATION JUNE 2023	-180.03
EFT24916	13/07/2023	NEWINS FAMILY TRUST	REIMBURSEMENT OF OVERPAYMENT FOR DEPARTMENT OF TRANSPORT	-39.90
EFT24917	13/07/2023	DEPT OF PLANNING, LANDS & HERITAGE	LEASE AGREEMENT FOR JULY 2023	-45.84
EFT24918	13/07/2023	TRACTUS AUSTRALIA	STRIP & FIT SPLIT RIM - PROL15	-2,823.00
	30/06/2023	TRACTUS AUSTRALIA	STRIP & FIT PUNCTURE REPAIR - TRUCK TYRE PTK33	55.00
	30/06/2023	TRACTUS AUSTRALIA	STRIP, FIT, BALANCE & PUNCTURE REPAIR - PUT78	47.00
	30/06/2023	TRACTUS AUSTRALIA	SUPPLY & INSTALL 4 TYRES FOR PTRL27 - INSURANCE CLAIM - TRAFFIC LIGHTS	808.00
	30/06/2023	TRACTUS AUSTRALIA	STRIP & FIT SPLIT RIM - PROL15	1,913.00
EFT24919	13/07/2023	OPEN SYSTEMS TECHNOLOGY PTY LTD T/AS COUNCIL FIRST	COUNCILFIRST SUBSCRIPTION	-21,486.66
EFT24920	13/07/2023	KIM WALSH	UNIFORM REIMBURSEMENT	-111.92
EFT24921	13/07/2023	RURAL RANGER SERVICES	RANGER SERVICES - 28/6 - 06/07/2023	-1,351.02

/	T Dete	News	Description:	America
Chq/EFT	Date	Name	Description	Amount -49,805.58
EFT24922	13/07/2023	TALIS CONSULTANTS	CONSULTING SERVICES FOR THE PERIOD ENDING 30 JUNE 2023 - INFRASTRUCTURE REVALUATION	-49,805.58
EFT24923	13/07/2023	KIM MCKENZIE STICKLAND	REIMBURSEMENT OF DEPARTMENT OF TRANSPORT OVERPAYMENT	-434.80
EFT24924	20/07/2023	BOC LIMITED	WORKS - ANNUAL CONTAINER SERVICE CHARGE 01/07/23 TO 30/06/24	-736.05
EFT24925	20/07/2023	T A MATTHEWS ELECTRICAL SERVICES		-3,617.00
	19/07/2023	T A MATTHEWS ELECTRICAL SERVICES	AIRCONITIONING SERVICING AT VARIOUS SHIRE HOUSES AND BUILDINGS	1,417.00
	19/07/2023	T A MATTHEWS ELECTRICAL SERVICES	EXIT LIGHTS AND SPITFIRES FOR CRC	2,200.00
EFT24926	20/07/2023	SHIRE OF MOORA	SEPTICS FOR CADOUX TOILETS	-1,342.50
EFT24927	20/07/2023	AVON CONCRETE	PART ORDER 14 OUT OF 27 SITES COMPLETED - DOWERIN- KALANNIE ROAD CULVERT WORKS	-55,605.40
EFT24928	20/07/2023	DRAGER AUSTRALIA PTY LTD		-2,464.00
	15/06/2023	DRAGER AUSTRALIA PTY LTD	3540070 CYLINDER AIR CF 6.8LTR 300 BAR RAV - S/POOL	1,232.00
	16/06/2023	DRAGER AUSTRALIA PTY LTD	3540070 CYLINDER AIR CF 6.8LTR 300 BAR RAV - P&G	1,232.00
EFT24929	20/07/2023	METAL ARTWORK BADGES	STAFF NAME BADGES	-61.60
EFT24930	20/07/2023	TEAM GLOBAL EXPRESS PTY LTD		-127.36
	03/07/2023	TEAM GLOBAL EXPRESS PTY LTD	FREIGHT EX WESTRAC & MAXIPARTS	31.38
	16/07/2023	TEAM GLOBAL EXPRESS PTY LTD	FREIGHT EX CORSIGN 28/06/23	95.98
EFT24931	20/07/2023	WREN OIL	OIL WASTE MANAGEMENT - ADMIN & COMPLIANCE FEES ONLY	-33.00
EFT24932	20/07/2023	WONGAN MAIL SERVICE	MAIL ACCOUNT FOR APRIL 2023	-68.10
EFT24933	20/07/2023	ADAM PERRETT	REFUND FOR HEP B INJECTION AND TEST	-62.95
EFT24934	20/07/2023	PUBLIC TRANSPORT AUTHORITY OF WA	TRANSWA TICKETING FOR JUNE 2023	-74.48
EFT24935	20/07/2023	BRYAN RURAL SERVICE		-3,927.00
	20/06/2023	BRYAN RURAL SERVICE	CIVIC CENTRE - PEST SPRAYING	297.00
	20/06/2023	BRYAN RURAL SERVICE	TERMITE CONTROL FOR SHIRE BUILDINGS	3,630.00
EFT24936	20/07/2023	DUN DIRECT PTY LTD	FUEL SUPPLY FOR DIESEL DELIVERED TO DEPOT 19/06/2023	-22,165.64
EFT24937	20/07/2023	DEPARTMENT OF COMMERCE - BUILDING COMMISSION	BSL FOR MAY 2023	-113.30
EFT24938	20/07/2023	TIGER BOX	INSTALLATION OF CONCRETE PANEL RETAINING WALL AT WONGAN HILLS MUSEUM	-7,524.00
EFT24939	20/07/2023	FEGAN BUILDING SURVEYING	BUILDING SURVEYING FOR VARIOUS LOCATIONS	-1,094.50
EFT24940	20/07/2023	BLACKWELL PLUMBING & GAS PTY LTD	ANNUAL BACKFLOW TESTING ON STANDPIPES X13 SITES	-2,425.50
EFT24941	20/07/2023	STATEWIDE LEAK DETECT	LEAK SURVEY FOR WONGAN HILLS SWIMMING POOL	-2,307.80

Chq/EFT	Date	Name	Description	Amount
EFT24942	20/07/2023	TECHNOLOGY ONE	SUBSCRIPTION FEE FOR THE PERIOD 12/08/23 TO 11/08/24 -	-28,451.63
EFT24943	20/07/2023	COUNCIL FIRST	INTRAMAPS	-12,278.75
LI 124343	11/07/2023	COUNCIL FIRST	PROFESSIONAL SERVICES FOR MAY 2023 ERP PROJECT	6,979.50
	11/07/2023	COUNCIL FIRST	PROFESSIONAL SERVICES FOR JUNE 2023 ERP PROJECT	3,619.00
	11/07/2023	COUNCIL FIRST	PROFESSIONAL SERVICES FOR JUNE 2023 ERP SUPPORT	1,680.25
EFT24944	24/07/2023	AUSTRALIAN TAXATION OFFICE	BAS PAYMENT FOR JUNE 2023	-113,378.00
EFT24945	26/07/2023	WESTPAC BANKING CORPORATION	WAGES PPE 25.07.2023	-72,718.07
EFT24946	26/07/2023	AUSTRALIAN SERVICES UNION	PAYROLL DEDUCTIONS	-26.50
EFT24947	26/07/2023	IOU SOCIAL CLUB	PAYROLL DEDUCTIONS	-310.00
EFT24948	27/07/2023	STAR TRACK EXPRESS PTY LTD	FREIGHT EX FORRESTFIELD MOWERS	-56.96
EFT24949	27/07/2023	OFFICEWORKS BUSINESS DIRECT	STATIONARY ORDER FOR CRC	-343.00
EFT24950	27/07/2023	WALLIS COMPUTER SOLUTIONS	SET UP OF AUTHENTICATION CODES FOR RATES ADMINISTRATION	-223.85
EFT24951	27/07/2023	WATER CORPORATION		-18,572.97
	04/07/2023	WATER CORPORATION	SEWERAGE CHARGE FOR OLD TENNIS CLUB FACILITY IN WONGAN HILLS	73.87
	10/07/2023	WATER CORPORATION	CONSUMPTION FOR ALPHA PARK BALLIDU	341.23
	10/07/2023	WATER CORPORATION	CONSUMPTION FOR BUNYIP PARK BALLIDU	11.19
	10/07/2023	WATER CORPORATION	FIRE CHARGE FOR BALLIDU HALL	50.87
	10/07/2023	WATER CORPORATION	CONSUMPTION & SERVICE CHARGE FOR WONGAN HILLS AIRPORT	60.09
	10/07/2023	WATER CORPORATION	CONSUMPTION & SERVICE CHARGE FOR STANDPIPE ON BALLIDU SOUTH EAST ROAD	351.01
	11/07/2023	WATER CORPORATION	CONSUMPTION & FIRE CHARGE FOR GABALONG STANDPIPE	84.43
	12/07/2023	WATER CORPORATION	CONSUMPTION, SEWERAGE & FIRE CHARGE FOR CRC BUILDING	394.62
	12/07/2023	WATER CORPORATION	CONSUMPTION CHARGE FOR RAILWAY/STORAGE SHED	5.59
	12/07/2023	WATER CORPORATION	CONSUMPTION FOR MEDIAN STRIP ON FENTON ST	1,004.12
	12/07/2023	WATER CORPORATION	CONSUMPTION, SERVICE & SEWERAGE CHARGE FOR 49 QUINLAN ST WONGAN HILLS	322.11
	12/07/2023	WATER CORPORATION	CONSUMPTION, SERVICE & SEWERAGE CHARGE FOR 8 ELLIS ST WONGAN HILLS	1,236.78
	12/07/2023	WATER CORPORATION	CONSUMPTION, SERVICE & SEWERAGE CHARGE FOR 14 ELLIS ST WONGAN HILLS	321.30
	12/07/2023	WATER CORPORATION	SERVICE & SEWERAGE CHARGE FOR 42 MITCHELL ST WONGAN HILLS	264.96
	12/07/2023	WATER CORPORATION	CONSUMPTION, SERVICE & SEWERAGE CHARGE FOR 16 MOORE ST WONGAN HILLS	320.82
	12/07/2023	WATER CORPORATION	CONSUMPTION CHARGE FOR CADOUX KINDERGARDEN ON GRIMMETT ST	13.99
	12/07/2023	WATER CORPORATION	SERVICE CHARGE FOR 151 NINAN ST WONGAN HILLS	47.87
	12/07/2023	WATER CORPORATION	CONSUMPTION CHARGE FOR CADOUX TOILETS	33.56
	12/07/2023	WATER CORPORATION	CONSUMPTION CHARGE FOR WONGAN HILLS SWIMMING POOL COMPLEX	58.74

Chq/EFT	Date	Name	Description	Amount	
	12/07/2023	WATER CORPORATION	CONSUMPTION CHARGE FOR WONGAN HILLS RECREATION COMPLEX	212.57	
	12/07/2023	WATER CORPORATION	CONSUMPTION CHARGE FOR STANDPIPE AT DEPOT ROAD	3,434.31	
	12/07/2023	WATER CORPORATION	CONSUMPTION, SEWERAGE & FIRE CHARGE FOR DEPOT OFFICE	493.94	
	12/07/2023	WATER CORPORATION	CONSUMPTION & SERVICE CHARGE FOR CADOUX STANDPIPE	395.38	
	12/07/2023	WATER CORPORATION	SEWERAGE CHARGE FOR OLD TENNIS CLUB FACILITY	119.0	
	12/07/2023	WATER CORPORATION	FIRE SERVICE CHARGE FOR CRC BUILDING	50.8	
	12/07/2023	WATER CORPORATION	CONSUMPTION FOR RAILWAYS/STORAGE SHED	542.6	
	12/07/2023	WATER CORPORATION	CONSUMPTION & SEWERAGE CHARGE FOR COMMUNITY GARDEN	121.83	
	13/07/2023	WATER CORPORATION	CONSUMPTION & SEWERAGE FOR MUSUEM	113.0	
	13/07/2023	WATER CORPORATION	SERVICE CHARGE FOR DANUBIN ST WONGAN HILLS	47.87	
	13/07/2023	WATER CORPORATION	CONSUMPTION CHARGE FOR WONGAN HILLS CEMETERY	131.4	
	13/07/2023	WATER CORPORATION	CONSUMPTION CHARGE FOR ROGERS ST GARDENS	283.4	
	13/07/2023	WATER CORPORATION	CONSUMPTION & SEWERAGE CHARGE FOR WONGAN HILLS MEDICAL CENTRE	253.2	
	14/07/2023	WATER CORPORATION	CONSUMPTION & SEWERAGE CHARGE FOR COMMUNITY PARK	245.2	
	14/07/2023	WATER CORPORATION	CONSUMPTION FOR COMMUNITY PARK	237.7	
	14/07/2023	WATER CORPORATION	CONSUMPTION & SEWERAGE FOR SHIRE ADMIN OFFICE	873.6	
	14/07/2023	WATER CORPORATION	CONSUMPTION FOR CIVIC CENTRE, SEWERAGE FOR CIVIC CENTRE	906.7	
	14/07/2023	WATER CORPORATION	SEWERAGE FOR 3 STICKLAND ST (CUBBYHOUSE)	164.1	
	14/07/2023	WATER CORPORATION	SEWERAGE CHARGE FOR ELIZABETH TELFER BUILDING	96.4	
	14/07/2023	WATER CORPORATION	CONSUMPTION, SERVICE & SEWERAGE FOR U1/20 STICKLAND ST WONGAN HILLS	813.9	
	14/07/2023	WATER CORPORATION	CONSUMPTION, SERVICE & SEWERAGE CHARGE FOR 2A PATTERSON ST WONGAN HILLS	282.1	
	14/07/2023	WATER CORPORATION	SERVICE & SEWERAGE CHARGE FOR 2B PATTERSON ST WONGAN HILLS	264.9	
	14/07/2023	WATER CORPORATION	SERVICE & SEWERAGE CHARGE FOR 27A QUINLAN ST WONGAN HILLS	264.9	
	14/07/2023	WATER CORPORATION	SERVICE & SEWERAGE CHARGE FOR 27B QUINLAN ST WONGAN HILLS	264.9	
	14/07/2023	WATER CORPORATION	SERVICE & SEWERAGE CHARGE FOR 27C QUINLAN ST WONGAN HILLS	264.9	
	14/07/2023	WATER CORPORATION	SERVICE & SEWERAGE CHARGE FOR 27D QUINLAN ST WONGAN HILLS	264.9	
	14/07/2023	WATER CORPORATION	SERVICE CHARGE FOR BURAKIN STANDPIPE	317.9	
	14/07/2023	WATER CORPORATION	CONSUMPTION & SERVICE CHARGE FOR KIRWAN STANDPIPE	323.4	
	17/07/2023	WATER CORPORATION	CONSUMPTION, SERVICE & SEWERAGE CHARGE FOR 11 WANDOO CRESCENT WONGAN HILLS	373.7	

Chq/EFT	Date	Name	Description	Amount
	17/07/2023	WATER CORPORATION	CONSUMPTION, SERVICE & SEWERAGE CHARGE FOR 7 WANDOO CRESCENT WONGAN HILLS	360.74
	17/07/2023	WATER CORPORATION	CONSUMPTION, SERVICE & SEWERAGE CHARGE FOR 30 WANDOO CRESCENT WONGAN HILLS	366.52
	18/07/2023	WATER CORPORATION	ANNUAL CHARGE - TRADE WASTE PERMIT 41726 FOR CRC BUILDING	344.52
	19/07/2023	WATER CORPORATION	ANNUAL CHARGE - TRADE WASTE PERMIT - CIVIC CENTRE	344.53
EFT24952	27/07/2023	WESTRAC EQUIPMENT PTY LTD		-2,225.05
	18/07/2023	WESTRAC EQUIPMENT PTY LTD	SUPPLY PARTS FOR CAT ROLLER PROL15	1,049.33
	20/07/2023	WESTRAC EQUIPMENT PTY LTD	SUPPLY PARTS FOR PG16	1,175.74
FT24953	27/07/2023	MOORA GLASS SERVICE	REMOVE AND SUPPLY NEW WINDOW AT VISITORS CENTRE	-561.0
EFT24954	27/07/2023	AUSTRALASIAN PERFORMING RIGHT ASSOCIATION	MUSIC LICENCE FEES 2023-2024	-364.00
EFT24955	27/07/2023	LG PROFESSIONALS AUSTRALIA WA INCORPORATED	MCS - REGISTRATION FOR LG PRO COMMUNITY DEVELOPMENT CONFERENCE SEPTEMBER 2023	-1,130.0
EFT24956	27/07/2023	SYNERGY		-13,438.4
	06/05/2023	SYNERGY	CONSUMPTION, & SUPPLY CHARGE FOR CADOUX TOILETS	121.0
	03/07/2023	SYNERGY	STREET LIGHTING BILL PERIOD 25/05/23 TO 24/06/23	4,414.5
	12/07/2023	SYNERGY	ON/OFF PEAK & SUPPLY CHARGE FOR WONGAN HILLS SWIMMING POOL COMPLEX	386.8
	12/07/2023	SYNERGY	ON/OFF PEAK & SUPPLY CHARGE FOR WONGAN HILLS RECREATION CENTRE	1,079.9
	12/07/2023	SYNERGY	ON/OFF PEAK & SUPPLY CHARGE FOR CRC BUILDING	1,102.5
	12/07/2023	SYNERGY	ON/OFF PEAK & SUPPLY CHARGE FOR MEDICAL CENTRE	681.8
	13/07/2023	SYNERGY	CONSUMPTION & SUPPLY CHARGE FOR DEPOT OFFICE	656.6
	13/07/2023	SYNERGY	CONSUMPTION & SERVICE CHARGE FOR 30 WANDOO CRESCENT WONGAN HILLS	459.7
	13/07/2023	SYNERGY	CONSUMPTION & SERVICE CHARGE FOR RAILWAYS/STORAGE SHED	318.3
	13/07/2023	SYNERGY	SUPPLY CHARGE FOR LOT 151 NINAN ST WONGAN HILLS	67.3
	14/07/2023	SYNERGY	CONSUMPTION & SERVICE CHARGE FOR CADOUX TOILETS	128.6
	14/07/2023	SYNERGY	CONSUMPTION & SERVICE CHARGE FOR WONGAN HILLS TOWN CENTRE GARDENS	161.8
	17/07/2023	SYNERGY	CONSUMPTION & SUPPLY CHARGE FOR MUSEUM	192.2
	17/07/2023	SYNERGY	CONSUMPTION & SERVICE CHARGE FOR OLD TENNIS CLUB FACILITY	120.1
	17/07/2023	SYNERGY	CONSUMPTION & SUPPLY CHARGE U2/20 STICKLAND ST WONGAN HILLS	41.9
	17/07/2023	SYNERGY	CONSUMPTION CHARGE FOR ALPHA TOILETS	164.6
	17/07/2023 17/07/2023	SYNERGY	CONSUMPTION & SUPPLY CHARGE FOR CRC BUILDING CONSUMPTION & SERVICE CHARGE FOR COMMUNITY	116.9
	17/07/2022		GARDENS CONSUMERTION & SERVICE SUARCE FOR AREODROME	422.4
	17/07/2023 18/07/2023	SYNERGY SYNERGY	CONSUMPTION & SERVICE CHARGE FOR AREODROME CONSUMPTION & SERVICE CHARGE FOR TV RETRANSMISSION TOWER	132.4 1,138.9
	18/07/2023	SYNERGY	TOWER CONSUMPTION & SERVICE CHARGE FOR CIVIC CENTRE	835.4

Chq/EFT	Date	Name	Description	Amount
Cliq/EF1	18/07/2023	SYNERGY	CONSUMPTION & SUPPLY CHARGE FOR COMMUNITY PARK	713.61
	18/07/2023	SYNERGY	SUPPLY CHARGE FOR QUINLAN ST GARDENS	62.85
-	20/07/2023	STINENGT	SUPPLY CHARGE FOR QUINLAN ST GARDENS	
	20/07/2023	SYNERGY	CONSUMPTION & SUPPLY CHARGE FOR 14 ELLIS ST WONGAN HILLS	206.29
EFT24957	27/07/2023	AVON CONCRETE	PART INVOICE 13 SITES OUT OF 27 COMPLETED - DOWERIN- KALANNIE ROAD CULVERT WORKS	-51,633.58
EFT24958	27/07/2023	LGIS LIABILITY	1ST INSTALMENT FOR 2023-24	-207,055.80
EFT24959	27/07/2023	LGIS INSURANCE BROKING		-8,009.23
	04/07/2023	LGIS INSURANCE BROKING	1ST INSTALMENT FOR SALARY CONTINUANCE INSURANCE	7,212.28
	04/07/2023	LGIS INSURANCE BROKING	1ST INSTALMENT FOR MARINE CARGO INSURANCE	796.95
EFT24960	27/07/2023	RBC RURAL		-2,881.41
	20/07/2023	RBC RURAL	METERPLAN CHARGE FOR SHIRE ADMINISTRATION PHOTOCOPIER	712.95
	20/07/2023	RBC RURAL	METERPLAN CHARGE FOR THE CRC PHOTOCOPIER	2,168.46
EFT24961	27/07/2023	METAL ARTWORK BADGES	2 X BRUSHED GOLD ALUMINUM DESK NAME PLAQUE WITH LOGO, MOUNTS NOT REQUIRED	-22.00
EFT24962	27/07/2023	TEAM GLOBAL EXPRESS PTY LTD		-112.85
	23/07/2023	TEAM GLOBAL EXPRESS PTY LTD	CRC LIBRARY - FREIGHT TO SWA (RECOVERABLE)	24.73
	23/07/2023	TEAM GLOBAL EXPRESS PTY LTD	CRC LIBRARY - FREIGHT CHARGE EX RBC RURAL 14/7/23	36.50
	23/07/2023	TEAM GLOBAL EXPRESS PTY LTD	FREIGHT CHARGES EX MAXIPARTS AND WESTRAC	51.62
EFT24963	27/07/2023	TKB MECHANICAL		-1,450.00
	11/07/2023	TKB MECHANICAL	FIT WINDSCREEN WB016 (INSURANCE CLAIM J0897)	750.00
	11/07/2023	TKB MECHANICAL	SUPPLY AND FIT WINDSCREEN FOR WB030 - INSURANCE CLAIM J0898	700.00
EFT24964	27/07/2023	CHRIS WILDING	CLINIPATH REFUND FOR PATHOLOGY MEDICAL SERVICES	-29.45
EFT24965	27/07/2023	FORRESTFIELD MOWER AND CHAINSAW CENTRE	SUPPLY 1 X BILLY GOAT VAC BAG	-329.00
EFT24966	27/07/2023	NEWINS FAMILY TRUST	MANAGEMENT OF WONGAN REFUSE SITE - JULY 2023	-7,791.63
EFT24967	27/07/2023	RICOH FINANCE	CRC & ADMIN PHOTOCOPIER LEASE FROM 23/08/2023 TO 22/09/2023	-649.17
EFT24968	27/07/2023	SOLARGAIN PV PTY LTD	SUPPLY AND INSTALL SOLAR PANELS ON THE CADOUX RECREATION CENTRE	-11,991.00
FT24969	27/07/2023	ITR PACIFIC PTY LTD	GRADER BLADES - PG16	-6,271.10
FT24970	27/07/2023	COUNCIL FIRST	MS OFFICE 365 FOR AUGUST 2023	-1,756.90
FT24971	27/07/2023	ENVIROCLEAN (WA)	MONTHLY HIRE FEE AUGUST	-214.50
FT24972	27/07/2023	MAXIPARTS OPERATIONS PTY LTD	SUPPLY 1 X VALVE MV3 NEW BREED FOR PTK33	-719.37
FT24973	27/07/2023	KIM WALSH	UNIFORM REFUND	-98.98
FT24974	27/07/2023	RURAL RANGER SERVICES	RANGER SERVICES FROM 13/7/23 TO 21/7/23	-1,428.90
FT24975	27/07/2023	SHERIDAN'S	PLAQUE FOR ROAD SAFETY BENCH - GRANT FUNDED	-564.30
FT24976	27/07/2023	JEFF WIGGINS	MC DRIVERS LICENCE APPLICATION FEE	-59.90
DD12053.1	03/07/2023	WESTNET PTY LTD	MONTHLY CHARGE 01/07/23 TO 01/08/23	-609.90
DD12061.1	11/07/2023	AWARE SUPER	PAYROLL DEDUCTIONS	-10,979.14

Chq/EFT	Date	Name	Description	Amount				
DD12061.2	11/07/2023	MERCER SUPER	SUPERANNUATION CONTRIBUTIONS	-229.24				
DD12061.3	11/07/2023	COMMONWEALTH ESSENTIAL SUPER	SUPERANNUATION CONTRIBUTIONS	-296.15				
DD12061.4	11/07/2023	SPIRIT SUPER	PAYROLL DEDUCTIONS	-417.31				
DD12061.5	11/07/2023	UNI SUPER	PAYROLL DEDUCTIONS	-238.00				
DD12061.6	11/07/2023	AUSTRALIAN RETIREMENT TRUST	PAYROLL DEDUCTIONS	-400.90				
DD12061.7	11/07/2023	REST SUPERANNUATION	SUPERANNUATION CONTRIBUTIONS	-217.85				
DD12061.8	11/07/2023	COLONIAL FIRST STATE FIRSTCHOICE PERSONAL SUPER	SUPERANNUATION CONTRIBUTIONS	-301.44				
DD12061.9	11/07/2023	PRIME SUPER	SUPERANNUATION CONTRIBUTIONS	-1,456.97				
DD12074.1	14/07/2023	WESTPAC BANKING CORPORATION		-6,580.37				
	29/05/2023	WESTPAC BANKING CORPORATION	SUPPLY 1 X TYPE 2 ADAPTER FOR CEO VEHICLE	310.00				
	03/06/2023	WESTPAC BANKING CORPORATION	WINDOW KEYS FOR WANDOO CRESCENT RESIDENCE	27.24				
	28/06/2023	WESTPAC BANKING CORPORATION	CARD FEES	225.00				
	29/05/2023	WESTPAC BANKING CORPORATION	ARLO WEB PORTAL SMART HOME SECURITY SUBSCRIPTION	185.27				
	31/05/2023	WESTPAC BANKING CORPORATION	ADOBE CREATIVE CLOUD MONTHLY SUBSCRIPTION	247.14				
	01/06/2023	WESTPAC BANKING CORPORATION	LGIS - WA LG MUTUAL INDEMNITY SCHEME, CEO BREAKFAST 30/08/2023, TRY BOOKING FEE	60.50				
	03/06/2023	WESTPAC BANKING CORPORATION	FELLOW SUBSCRIPTION FEES	136.97				
	06/06/2023	WESTPAC BANKING CORPORATION	NESPRESSO ORDER	177.00				
	09/06/2023	WESTPAC BANKING CORPORATION	ECU - STAFF TRAINING TUITION FEES	4,811.50				
	26/06/2023	WESTPAC BANKING CORPORATION	ADOBE CREATIVE CLOUD SUBSCRIPTION	159.98				
	27/05/2023	WESTPAC BANKING CORPORATION	BUNNINGS - ALPHA PARK BLOWER VAC, BUNNINGS - CRC BROOMS	239.77				
DD12076.1	06/07/2023	TELSTRA CORPORATION LIMITED	SHIRE ADMINISTRATION ACCOUNT FOR JULY 2023	-2,531.78				
DD12091.1	19/07/2023	AIA AUSTRALIA PTY LTD	SUPER CONTRIBUTIONS FOR PPE270623 MANUAL PAYMENT DUE TO ORGINAL PAYMENT RETURNED BACK INTO SHIRE ACCOUNT.	-518.98				
DD12094.1	25/07/2023	AWARE SUPER ACCUMULATION	PAYROLL DEDUCTIONS	-11,224.55				
DD12094.2	25/07/2023	MERCER SUPER	SUPERANNUATION CONTRIBUTIONS	-232.40				
DD12094.3	25/07/2023	COMMONWEALTH ESSENTIAL SUPER	SUPERANNUATION CONTRIBUTIONS	-311.85				
DD12094.4	25/07/2023	SPIRIT SUPER	PAYROLL DEDUCTIONS	-439.43				
DD12094.5	25/07/2023	UNI SUPER	PAYROLL DEDUCTIONS	-256.09				
DD12094.6	25/07/2023	AUSTRALIAN RETIREMENT TRUST	PAYROLL DEDUCTIONS	-84.67				
DD12094.7	25/07/2023	REST SUPERANNUATION	SUPERANNUATION CONTRIBUTIONS	-70.68				
DD12094.8	25/07/2023	COLONIAL FIRST STATE FIRSTCHOICE PERSONAL SUPER	SUPERANNUATION CONTRIBUTIONS	-259.92				
DD12094.9	25/07/2023	PRIME SUPER	SUPERANNUATION CONTRIBUTIONS	-1,510.02				
DD12099.1	25/07/2023	TELETRAC NAVMAN	MONTHLY SATELLITE SERVICE	-2,478.08				

		LIST OF ACCOUNTS D	UE & SUBMITTED TO COUNCIL 1ST JULY 2023 TO 31ST JULY 2023	
Chq/EFT	Date	Name	Description	Amount
DD12102.1	27/07/2023	TELSTRA CORPORATION LIMITED	TELEPHONE ACCOUNT FOR WH SPORT & RECREATION	-55.00
DD12104.1	31/07/2023	DEPARTMENT OF TRANSPORT	DOT PAYMENTS FOR JULY 2023	-121,835.15
DD12061.10	11/07/2023	AUSTRALIAN SUPER	SUPERANNUATION CONTRIBUTIONS	-956.60
DD12061.11	11/07/2023	AIA AUSTRALIA PTY LTD	SUPERANNUATION CONTRIBUTIONS	-531.05
DD12061.12	11/07/2023	AMP SUPERANNUATION LTD.	SUPERANNUATION CONTRIBUTIONS	-531.10
DD12061.13	11/07/2023	HOSTPLUS SUPERANNUATION FUND	SUPERANNUATION CONTRIBUTIONS	-63.32
DD12061.14	11/07/2023	AUSTRALIAN SUPER PTY LTD	SUPERANNUATION CONTRIBUTIONS	-191.54
DD12094.10	25/07/2023	AUSTRALIAN SUPER	SUPERANNUATION CONTRIBUTIONS	-997.20
DD12094.11	25/07/2023	AIA AUSTRALIA PTY LTD	SUPERANNUATION CONTRIBUTIONS	-559.18
DD12094.12	25/07/2023	AMP SUPERANNUATION LTD.	SUPERANNUATION CONTRIBUTIONS	-567.63
DD12094.13	25/07/2023	HOSTPLUS SUPERANNUATION FUND	SUPERANNUATION CONTRIBUTIONS	-66.07
DD12094.14	25/07/2023	AUSTRALIAN SUPER PTY LTD	SUPERANNUATION CONTRIBUTIONS	-205.34

MUNICIPAL ACCOUNT	\$1,089,289.24
TRUST ACCOUNT	\$-
TOTAL	\$1,089,289.24
RECOVERABLE	\$4,764.78
PART RECOVERABLE	\$3,500.00

9.2.2 FINANCIAL REPORTS FOR JULY 2023

FILE REFERENCE: F1.4

REPORT DATE: 11 August 2023

APPLICANT/PROPONENT: N/A
OFFICER DISCLOSURE OF INTEREST: Nil
PREVIOUS MEETING REFERENCES: Nil

AUTHOR: Sam Dolzadelli - Deputy Chief Executive Officer

ATTACHMENTS: 9.2.2 Financial Reports 9.2.3 Financial Health Check

PURPOSE OF REPORT:

The purpose of this report is to present to Council the Monthly Financial Report (containing the Statement of Financial Activity by Nature) for the month ended 31 July 2023. The Capital Works report has been incorporated into this. A monthly financial health check has been appended to the report to give an overview of how the Shire is tracking against some key financial indicators.

BACKGROUND:

Under section 6.4(1) of the *Local Government Act 1995*, a local government is required to prepare an annual financial report for the proceeding financial year and such other financial reports as are prescribed. Part 4 of the *Local Government (Financial Management) Regulations 1996* prescribes the minimum contents of the Monthly Financial Report.

Below is the prescribed contents of the Monthly Financial Report.

Regulation 34 - Statement of Financial Activity

- (1) A local government is to prepare each month a statement of financial activity reporting on the revenue and expenditure, as set out in the annual budget under regulation 22(1)(d), for the previous month (relevant month) in the following detail:
 - (a) annual budget estimates; and
 - (b) budget estimates to the end of the relevant month (YTD Budget); and
 - (c) actual amounts of expenditure, revenue and income to the end of the relevant month (YTD Actual); and
 - (d) material variances between the comparable amounts (YTD Actual YTD Budget); and
 - (e) the net current assets at the end of the relevant month and a note containing a summary explaining the composition of net current assets.
- (2) Each statement of financial activity is to be accompanied by documents containing
 - (a) (removed)
 - (b) an explanation of each of the material variances referred to in subregulation (1)(d); and
 - (c) such other supporting information as is considered relevant by the local government.

- (3) The information in a statement of financial activity must be shown according to nature classification.
- (4) A statement of financial activity, and the accompanying documents referred to in subregulation (2), are to be
 - (a) Presented at an ordinary meeting of the council within 2 months after the end of the relevant month; and
 - (b) Recorded in the minutes of the meeting at which it is presented.
- (5) Each financial year, a local government is to adopt a percentage or value, calculated in accordance with the AAS, to be used in statements of financial activity for reporting material variances.

Regulation 35 - Statement of Financial Position

- (1) A local government must prepare each month a statement of financial position showing the financial position of the local government as at the last day of the previous month (the **previous month**) and
 - (a) The financial position of the local government as at the last day of the previous financial year; or
 - (b) If the previous month is June, the financial position of the local government as at the last day of the financial year before the previous financial year.
- (2) A statement of financial position must be -
 - (a) Presented at an ordinary meeting of the council within 2 months after the end of the previous month; and
 - (b) Recorded in the minutes of the meeting at which it is presented.

POLICY REQUIREMENTS:

Council Policy 4.1 – Accounting

LEGISLATIVE REQUIREMENTS:

- > Local Government Act 1995
- Local Government (Financial Management) Regulations 1996

STRATEGIC IMPLICATIONS:

There are no Strategic Implications relating to this item.

SUSTAINABILITY IMPLICATIONS:

> Environment

There are no known environmental impacts associated with this proposal.

> Economic

There are no known economic impacts associated with this proposal.

> Social

There are no known social implications associated with this proposal.

FINANCIAL IMPLICATIONS:

Material variances are disclosed in the Statement of Financial Activity.

As part of the adopted 2023/24 Budget, Council adopted the following thresholds as levels of material variances for financial reporting.

In accordance with regulation 34 (5) of the Local Government (Financial Management) Regulations 1996, and AASB 1031 Materiality, the level to be used in statements of financial activity in 2023/24 for reporting material variances shall be:

- (a) 10% of the amended budget; or
- (b) \$10,000 of the amended budget.

whichever is greater. In addition, that the material variance limit be applied to total revenue and expenditure for each nature classification and capital income and expenditure in the Statement of Financial Activity.

The financial reports for the period ending 31 July 2023 are attached to the Council Agenda.

COMMENT:

This report presents the Statement of Financial Activity by nature or type for the period ended 31 July 2023.

The following is a summary of the headline numbers from the attached report, and explanations for variances is provided in note 1 of the report.

	Original Budget	YTD Budget	YTD Actuals – July 2023
Opening Surplus	2,713,397	2,713,397	2,765,744
Cash Operating Revenue	4,818,635	328,511	322,204
Profit on asset disposals	15,280	0	0
Cash Operating Expenditure	(5,365,706)	(715,321)	(704,733)
Depreciation	(3,656,297)	(304,674)	0
Loss on asset disposals	(35,273)	0	0
Capital Expenditure	(8,881,056)	(533,226)	(137,287)
Capital Income	5,114,395	0	0
Financing Activities	1,600,335	(7,823)	(13,199)
Non-cash items (excluded)	3,676,290	304,674	0
Closing Surplus/(Deficit)	0	1,785,538	2,232,729

Rates

Rates notices have been issued effective 7 August 2023 and will be reported on in the Monthly Financial Report for August. The gross amount of rates, rubbish and ESL outstanding at 31 July 2023 is \$143,962 of which \$37,346 is deferred pensioner rates.

Capital Works

As at 31 July 2023 the Shire has incurred \$137,287 in actual expenditure on capital works projects against a current budget of \$8,881,056 representing 1.55% of the budgeted works.

Depreciation

Depreciation for July has not yet been processed as the Shire is awaiting the final audit of the Annual Financial Report to be undertaken. As depreciation is a non-cash item, it does not impact the Shire's surplus position.

Other

Attention is drawn to the opening surplus figure for July of \$2,765,744 against the budgeted opening surplus of \$2,713,397. This is an increase in the budgeted opening surplus of \$52,347. There is still a small number of end of financial year accounting entries to be processed and it is expected that the figure will be brought closer to the budgeted surplus figure.

Budget Amendments

Council is requested to approve the following amendments to the 2023/24 adopted Annual Budget, with explanations provided in the table below. Pursuant to section 6.8 of the *Local Government Act* 1995, this will require an absolute majority decision of Council.

Account No.	Description	Adopted Budget	Proposed amended budget	Variance Increase/(Decrease) in funding position	Comment
AA192	Burakin-Wialki	(\$449,845)	(\$489,290)	(\$39,445)	Increase budget to
(AROAD)	road (RRG)				Burakin-Wialki road
					project (RRG). This
					amount was not
					included in the
					adopted budget.
12105	Capital grants –	\$716,530	\$742,827	\$26,297	Increase RRG income
	Regional Road				by two-thirds of
	Group				above Burakin-Wialki
					budget increase
01975	Transfer to	(\$291,670)	(\$278,522)	\$13,148	Shire funded portion
	Special Projects				of increase (one-third)
	Reserve				
Change in	net current asset	s (funding p	osition)	\$0	

As noted under the 'Other' section in of this agenda item, it is very likely that the Shire's actual opening surplus will be higher than budgeted. Once the opening surplus is audited, the budgeted transfer to the Special Projects Reserve can be amended to increase this if Council wishes.

VOTING REQUIREMENTS: Simple Majority

ABSOLUTE MAJORITY REQUIRED: Yes, required for budget amendments – s6.8(1)(b) of Local

Government Act 1995

Moved: Cr West

Seconded: Cr Boekeman

That Council:

1. RECEIVES the Monthly Financial Report (containing the Statement of Financial Activity by nature classification) for the month ended 31 July 2023, as presented as attachment 1 to this report.

2. NOTES the unrestricted municipal surplus of \$2,232,729 for the month ended 31 July 2023.

CARRIED BY SIMPLE MAJORITY: 7/0
RESOLUTION:110823

For:

Against:

Cr M Stephenson
Cr A Tunstill
Cr S Falconer
Cr B West
Cr D Coad
Cr K Anspach
Cr S Boekeman

Moved: Cr West

Seconded: Cr Anspach

That Council:

Pursuant to section 6.8(1)(b) of the *Local Government Act 1995* APPROVES the following budget

amendments to the 2023/24 adopted Annual Budget:

Account No.	Description	Adopte d Budget	Proposed amended budget	Variance Increase/(Decrease) in funding position	Comment
AA192	Burakin-Wialki	(\$449,8	(\$489,290)	(\$39,445)	Increase budget to Burakin-Wialki
(AROAD)	road (RRG)	45)			road project (RRG). This amount was not included in the adopted budget.
12105	Capital grants – Regional Road Group	\$716,5 30	\$742,827	\$26,297	Increase RRG income by two- thirds of above Burakin-Wialki budget increase
01975	Transfer to Special Projects Reserve	(\$291,6 70)	(\$278,522)	\$13,148	Shire funded portion of increase (one-third)
Change in	net current assets	s (funding	g position)	\$0	STATE OF THE PARTY

CARRIED BY ABSOLUTE MAJORITY: 7/0

RESOLUTION:120823

For:

Against:

Cr M Stephenson

Cr A Tunstill

Cr S Falconer

Cr B West

Cr D Coad

Cr K Anspach

Cr S Boekeman



SHIRE OF WONGAN-BALLIDU MONTHLY FINANCIAL REPORT 31/07/2023

CONTENTS

- 01) Statement of Financial Activity
- 02) Statement of Financial Position
- 03) Variance Reporting
- 04) Net Current Assets
- 05) Asset Disposals
- 06) Loans
- 07) Reserves
- 08) Capital Works Program
- 09) Investments
- 10) Bank Reconciliation
- 11) Rates & Sundry Debtors Outstanding

STATEMENT OF F	SHIRE OF WON		OR 31 JULY 2023	3		
	Adopted Budget 2023- 2024	Current Budget 2023-2024	YTD Budget	YTD Actual	Variance Over or Under	10%
Opening Funding Surplus/(Deficit)	2,713,397	2,713,397	2,713,397	2,765,744		
INCOME Rates Operating grants, subsidies and contributions Fees and charges Other Revenue Interest Profit on Asset Disposals	3,391,941 491,067 684,397 108,050 143,180 15,280	3,391,941 491,067 684,397 108,050 143,180 15,280	0 270,311 38,105 8,998 11,097	0 280,612 15,541 11,145 14,906	(3.8%) 59.2% (23.9%) (34.3%)	× × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × × ×
a: TOTAL INCOME	4,833,915	4,833,915	328,511	322,204]	
OPERATING EXPENSES Employee Costs Materials & Contracts Utilities (Gas, Electricity) etc. Interest Insurance Other General Loss on Asset Disposals Depreciation b: TOTAL OPERATING EXPENSES	(2,716,739) (1,530,009) (394,853) (43,600) (290,861) (389,644) (35,273) (3,656,297) (9,057,276)	(1,530,009) (394,853) (43,600) (290,861) (389,644) (35,273) (3,656,297)	(261,050) (217,915) (32,843) 0 (145,406) (58,107) 0 (304,674) (1,019,995)	(253,249) (203,310) (37,969) 0 (146,239) (63,966) 0 (704,733)	6.7% (15.6%) 0.0% (0.6%) (10.1%) 0.0% 100.0%	✓ ✓ × ✓ ✓ × ✓ ✓ × × ✓ ✓ ×
Operating activities excluded from budget Add back Depreciation Adjust (Profit)/Loss on Asset Disposal Amount attributable to operating activities	3,656,297 19,993 3,676,290 (547,071)	19,993 3,676,290	304,674 0 304,674 (386,810)	0 0 0 (382,529)		
INVESTING ACTIVITIES Non-Operating grants, subsidies and contributions Proceeds from disposal of motor vehicles and P&E TOTAL CAPITAL INCOME	4,866,395 248,000 5,114,395	4,866,395 248,000 5,114,395	0 0	0 0		*
Capex - Land & Buildings Capex - Furniture & Equipment Capex - Intangible Assets Capex - Motor Vehicles Capex - Plant Capex - Infrastructure - Roads Capex - Infrastructure - Footpaths Capex - Infrastructure - Other TOTAL CAPITAL EXPENDITURE	(1,923,572) (96,060) (100,000) (156,000) (1,090,546) (5,058,724) (174,665) (281,489) (8,881,056)	(96,060) (100,000) (156,000) (1,090,546) (5,058,724) (174,665) (281,489)	(44,453) (8,004) (8,333) - (12,916) (421,511) (14,554) (23,455) (533,226)	(11,259) 0 0 0 0 0 (126,028) 0 0 (137,287)	100.0% 0.0% 100.0%	x x x
Amount attributable to investing activities FINANCING ACTIVITIES Transfer from reserves Transfer to reserves Lease liabilities principal repayments Proceeds on new borrowings Loan principal repayment SSL Principal Reimbursements Amount attributable to financing activities	(3,766,661) 1,840,346 (893,129) (8,882) 750,000 (106,400) 18,400 1,600,335	1,840,346 (893,129) (8,882) 750,000 (106,400) 18,400 1,600,335	(740) 0 0 0 0 (7,823)	(137,287) (12,609) (590) (590) (13,199)	(78.0%) 20.3% 0.0% 0.0% 0.0%	
** This sheet illustrates the variance analysis.		0	1,785,538 <u>Key</u>	2,232,729 Within budget tol	erance of 10%	√
For variance explanation refer to applicable note.			<u>INGY</u>	Over budget tole Under budget tole	rance of 10%	x 0

SHIRE OF WONGAN-BALLIDU STATEMENT OF FINANCIAL POSITION 31/07/2023

Cash and cash equivalents 6,241,702 7,135,082 Trade and other receivables 1,596,274 978,387 Other financial assets 18,563 18,563 Inventories 67,739 51,160 Other assets 87,588 87,588 TOTAL CURRENT ASSETS 8,011,866 8,270,780 NON-CURRENT ASSETS 37,346 37,346 Other financial assets 292,955 292,955 Inventories 51,420 51,420 Property, plant and equipment 33,508,566 33,497,307 Infrastructure 127,466,661 127,340,633 Right-of-use assets 26,280 26,280 TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 1,884,0 Lease	CURRENT ASSETS	31 July 2023	2023 (unaudited)
Trade and other receivables 1,596,274 978,387 Other financial assets 18,563 18,563 Inventories 67,739 51,160 Other assets 87,588 87,588 TOTAL CURRENT ASSETS 8,011,866 8,270,780 NON-CURRENT ASSETS 37,346 37,346 Other financial assets 292,955 292,955 Inventories 51,420 51,420 Property, plant and equipment 33,508,566 33,497,307 Infrastructure 127,466,661 127,340,633 Right-of-use assets 26,280 26,280 TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 505,183 539,346 Other liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 1,884,0 1,809,826		6.241.702	7.135.082
Other financial assets 18,563 18,563 Inventories 67,739 51,160 Other assets 87,588 87,588 TOTAL CURRENT ASSETS 8,011,866 8,270,780 NON-CURRENT ASSETS 37,346 37,346 Other financial assets 292,955 292,955 Inventories 51,420 51,420 Property, plant and equipment 33,508,566 33,497,307 Infrastructure 127,466,661 127,340,633 Right-of-use assets 26,280 26,280 TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 1,080,602 783,471 Lease liabilities 5,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 1,844,584 NON-CURRENT LIABILITIES 18,840 1,844,584 NON-CURRENT LIABILITIES 1,809,826 1,809,826 Employee r			
Inventories			
Other assets 87,588 87,588 TOTAL CURRENT ASSETS 8,011,866 8,270,780 NON-CURRENT ASSETS 37,346 37,346 Other financial assets 292,955 292,955 Inventories 51,420 51,420 Property, plant and equipment 33,508,566 33,497,307 Infrastructure 127,466,661 127,340,633 Right-of-use assets 26,280 26,280 TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 505,183 539,346 Other liabilities 505,183 539,346 Other liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 1,884,08 1,844,584 NON-CURRENT LIABILITIES 1,885,050 1,885,050 Employee related provisions 56,384 56,384	Inventories		
NON-CURRENT ASSETS 37,346 37,346 Other financial assets 292,955 292,955 Inventories 51,420 51,420 Property, plant and equipment 33,508,566 33,497,307 Infrastructure 127,466,661 127,340,633 Right-of-use assets 26,280 26,280 TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 1,080,602 783,471 Lease liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 1,884 1,844,584 NON-CURRENT LIABILITIES 1,899,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3	Other assets		
Trade and other receivables 37,346 37,346 Other financial assets 292,955 292,955 Inventories 51,420 51,420 Property, plant and equipment 33,508,566 33,497,307 Infrastructure 127,466,661 127,340,633 Right-of-use assets 26,280 26,280 TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 1,080,602 783,471 Lease liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 1,844,584 NON-CURRENT LIABILITIES 1,8840 1,840,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 </td <td>TOTAL CURRENT ASSETS</td> <td>8,011,866</td> <td>8,270,780</td>	TOTAL CURRENT ASSETS	8,011,866	8,270,780
Other financial assets 292,955 292,955 Inventories 51,420 51,420 Property, plant and equipment 33,508,566 33,497,307 Infrastructure 127,466,661 127,340,633 Right-of-use assets 26,280 26,280 TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 1,080,602 783,471 Lease liabilities 505,183 539,346 Other liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087<	NON-CURRENT ASSETS		
Inventories	Trade and other receivables		
Property, plant and equipment 33,508,566 33,497,307 Infrastructure 127,466,661 127,340,633 Right-of-use assets 26,280 26,280 TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 169,395,094 169,516,721 Trade and other payables 505,183 539,346 Other liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus	Other financial assets		
Infrastructure	12 0 T = 02 1 = 0 N T T		
Right-of-use assets 26,280 26,280 TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 1080,602 783,471 Trade and other payables 505,183 539,346 Other liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467			
TOTAL NON-CURRENT ASSETS 161,383,228 161,245,941 TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES Trade and other payables 505,183 539,346 Other liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467			88
TOTAL ASSETS 169,395,094 169,516,721 CURRENT LIABILITIES 505,183 539,346 Other liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467			
CURRENT LIABILITIES Trade and other payables 505,183 539,346 Other liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	TOTAL NON-CURRENT ASSETS	161,383,228	161,245,941
Trade and other payables 505,183 539,346 Other liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	TOTAL ASSETS	169,395,094	169,516,721
Other liabilities 1,080,602 783,471 Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	CURRENT LIABILITIES		
Lease liabilities 6,148 6,738 Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	Trade and other payables	505,183	539,346
Borrowings 105,986 105,986 Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	Other liabilities	1,080,602	783,471
Employee related provisions 407,567 409,043 TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	Lease liabilities		
TOTAL CURRENT LIABILITIES 2,105,486 1,844,584 NON-CURRENT LIABILITIES 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY 8 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467			
NON-CURRENT LIABILITIES Lease liabilities 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY 8 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467			
Lease liabilities 18,840 18,840 Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	TOTAL CURRENT LIABILITIES	2,105,486	1,844,584
Borrowings 1,809,826 1,809,826 Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	NON-CURRENT LIABILITIES		
Employee related provisions 56,384 56,384 TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467			
TOTAL NON-CURRENT LIABILITIES 1,885,050 1,885,050 TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467			
TOTAL LIABILITIES 3,990,536 3,729,634 NET ASSETS 165,404,558 165,787,087 EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467			
NET ASSETS 165,404,558 165,787,087 EQUITY 8 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	TOTAL NON-CURRENT LIABILITIES	1,885,050	1,885,050
EQUITY Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	TOTAL LIABILITIES	3,990,536	3,729,634
Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	NET ASSETS	165,404,558	165,787,087
Retained surplus 67,192,028 67,587,165 Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	FOUITY		
Reserve accounts 3,809,063 3,796,455 Revaluation surplus 94,403,467 94,403,467	The state of the s	67.192.028	67.587.165
Revaluation surplus 94,403,467 94,403,467			

Shire of Wongan-Ballidu Variance Report 31 July 2023

The Local Government (Financial Management) Regulations 1996 require that financial statements are presented monthly to council. Council has adopted 10% as its threshold for line items on the Statement of Financial Activity by nature shown on page 1. This report uses a traffic light system to fleg those items that are within tolerance and others that fall out of the range. Variances are calculated using a comparison of year to date actual against year to date budget. It needs also to be noted that the early months of the financial year are a period when variance percentages are volatile and extremely sensitive to small movements in actual income and expenditure.

Code	Variance Actual to YTD Budget	Variance reason	Report Section	Comments
			Operating Incom	me
1	0	Within Threshold	Rates	Within Council variance reporting threshold.
1	10,301	Within Threshold	Operating grants, subsidies and contributions	Within Council variance reporting threshold.
×	(22,564)	Timing	Fees and charges	Unfavourable - Timing variance for various fees and charges (standpipe charges are the main variance).
×	2,147	Timing	Other Revenue	Favourable - Timing.
×	3,809	Timing	Interest	Favourable - Interest earned is higher than estimated.
/	0	Within Threshold	Profit on Asset Disposals	Within Council variance reporting threshold.
			Operating Expend	liture
1	7,801	Within Threshold	Employee Costs	Within Council variance reporting threshold.
V	14,605	Within Threshold	Materials & Contracts	Within Council variance reporting threshold.
×	(5,126)	Timing	Utilities (Gas, Electricity) etc.	Unfavourable - Timing of utility payments are not always precise to the monthly budget allocations.
✓	0	Within Threshold	Interest	Within Council variance reporting threshold.
/	(833)	Within Threshold	Insurance	Within Council variance reporting threshold.
×	(5,859)	Timing	Other General	Unfavourable - Timing variance.
1	0	Within Threshold	Loss on Asset Disposals	Within Council variance reporting threshold.
×	304,674	Timing	Depreciation	Timing Variance - Depreciation for July has not been processed as the Shire awaits the final audit of the Annual Financial Report (including the asset register). Depreciation wi not be processed until December/January.
			Investing	
1	0	Within Threshold	Non-Operating grants, subsidies and contributions	Within Council variance reporting threshold.
1	0	Within Threshold	Proceeds from disposal of motor vehicles and P&E	Within Council variance reporting threshold.
1	0	Within Threshold	Proceeds from sale of land	Within Council variance reporting threshold.
1	0	Within Threshold	Proceeds from sale of minor plant & equipment	Within Council variance reporting threshold.
x	33,194	Timing	Capex - Land & Buildings	Timing - Capital Works Program is yet to substantially commence. See Capital Works Report.
×	8,004	Timing	Capex - Furniture & Equipment	Timing - Capital Works Program is yet to substantially commence. See Capital Works Report.
1	0	Within Threshold	Capex - Motor Vehicles	Within Council variance reporting threshold.
x	12,916	Timing	Capex - Plant	Timing - Capital Works Program is yet to substantially commence. See Capital Works Report.
×	295,483	Timing	Capex - Infrastructure - Roads	Timing - Capital Works Program is yet to substantially commence. See Capital Works Report.
×	14,554	Timing	Capex - Infrastructure - Footpaths	Timing - Capital Works Program is yet to substantially commence. See Capital Works Report.
x	23,455	Timing	Capex - Infrastructure - Other	Timing - Capital Works Program is yet to substantially commence. See Capital Works Report.
			Financing	
V	0	Within Threshold	Transfer from reserves	Within Council variance reporting threshold.
×	(5,526)	Timing	Transfer to reserves	Favourable - Due to increase in interest earned.
	150	Timing	Lease liabilities principal repayments	Unfavourable - Minor timing variance.
×	0	Within Threshold	Loan principal repayment	Within Council variance reporting threshold.

SHIRE OF WONGAN-BALLIDU NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY For the Period Ended 31 July 2023

NET CURRENT ASSETS

Positive=Surplus (Negative=Deficit)

	Budget	Actual	
	Last Years Closing	Last Years Closing	Current
	30 June 2023	30 June 2023	31 July 2023
	\$		\$
Current Assets			
Cash Unrestricted	3,338,628	3,338,628	2,432,638
Cash Restricted - Reserves	3,796,456	3,796,456	3,809,063
Receivables - Rates	86,580	88,209	86,165
Receivables - Other	977,638	976,799	1,535,107
Receivables - ATO	0	967	62,590
Inventories	28,151	51,160	67,739
Financial assets	18,400	18,563	18,563
	8,245,853	8,270,782	8,011,865
Less: Current Liabilities			
Payables	(448,020)	(425,897)	(430,441)
Payables - ATO	(118,837)	(113,378)	(74,742)
Contract Liabilities - Unspent grants	(783,471)	(783,471)	(1,080,602)
Employee provisions	(409,042)	(409,043)	(407,567)
Lease liabilities	(8,882)	(6,738)	(6,738)
Long term borrowings	(106,400)	(105,986)	(105,986)
	(1,874,652)	(1,844,513)	(2,106,076)
Net Current Assets	6,371,201	6,426,269	5,905,789
Adjustments to Net Current Assets			
Less: Restricted Cash - Reserves	(3,796,456)	(3,796,456)	(3,809,063)
Less: Current self-supporting loans receivable	(18,400)	(18,563)	(18,563)
Less: Trust Interfund Transfer Account	(72)	(72)	0
Add: Liabilities funded by restricted cash	41,842	41,842	41,842
Add: Current portion of borrowings	106,400	105,986	105,986
Add: Current portion of lease liabilities	8,882	6,738	6,738
	(3,657,804)	(3,660,525)	(3,673,060)
Net Current Assets used in the Statement of Financial Activity	2,713,397	2,765,744	2,232,729

SHIRE OF WONGAN-BALLIDU ANALYSIS OF DISPOSED ASSETS AS AT 31 JULY 2023

Ass	et No	Budget Net Book Value	Current Budget Sale Proceeds	Budget (Profit) / Loss	Actual Net Book Value	Actual Sale Proceeds	Actual (Profit) / Loss
Land & Buildings			_				
Motor Vehicles Ford Ranger (Works Supervisor) Iveco Patient Transfer Bus		22,750 3,270	30,000 6,000	(7,250) (2,730)			
Plant & Equipment Mack Truck (PTK33) Mack Truck (PTK34) Free Roll Attachment (Mtce) Dual Tip Pig Trailer (PTRL20) Dual Tip Pig Trailer (PTRL23) Gang Mower (PMOW8) Various obsolete equipment		93,223 91,000 16,000 9,700 19,800 12,250	85,000 85,000 4,000 15,000 15,000 8,000	8,223 6,000 12,000 (5,300) 4,800 4,250			-
TOTAL	_	267,993	248,000	19,993		-	-
By Program Recreation & Culture Gang Mower (PMOW8)		12,250	8,000	4,250			-
Transport Mack Truck (PTK33) Mack Truck (PTK34) Free Roll Attachment (Mtce)		93,223 91,000 16,000	85,000 85,000 4,000	8,223 6,000 12,000		I	
Other Property & Services Ford Ranger (Works Supervisor) Dual Tip Pig Trailer (PTRL20) Dual Tip Pig Trailer (PTRL23) Iveco Patient Transfer Bus		22,750 9,700 19,800 3,270	30,000 15,000 15,000 6,000	(7,250) (5,300) 4,800 (2,730)			:
TOTAL		267,993	248,000	19,993		-	
Motor Vehicle and Plant & Equipment Change Over		Current Budget Purchase Price	Current Budget Sale	Current Change-Over Budget	Actual Purchase	Actual Sale	Change- Over
Motor Vehicles Ford Ranger (Works Supervisor) Iveco Patient Transfer Bus for new bus		60,000 96,000	30,000 6,000	30,000 90,000			
Sub-total		156,000	36,000	120,000			
Plant & Equipment Mack Truck (PTK33) for new truck Mack Truck (PTK34) for new truck Semi-water tanker (PTRL26) Free Roll Attachment (Mtce) Dual Tip Pig Trailer (PTRL20) Dual Tip Pig Trailer (PTRL23) Gang Mower (PMOW8)		309,546 315,000 160,000 75,000 75,000 75,000 40,000	85,000 85,000 - 4,000 15,000 15,000 8,000	224,546 230,000 160,000 71,000 60,000 60,000 32,000			
Sub-total		1,049,546	212,000	837,546		Ì	
TOTAL	-	1,205,546	248,000	957,546		-	

		(8)	493	319		812
		Loan Balance @ 31 Jul 23	- 209,493	1,706,319		1,915,812
		Principal Repayments YTD				
		YTD Interest Loan Balance @ Paid 30 June 2023	209,493	1,706,319		1,915,812
			1	10		
-		Loan Principal Accrued Int. Due Paid in Jul 23	,	1c		
SHIRE OF WONGAN - BALLIDU BORROWINGS AS AT 31 JULY 2023		Loan Principal Paid in Jul 23		4		•
SHIRE OF WONGAN - BALLIDU DRROWINGS AS AT 31 JULY 202		Amount Borrowed	300,000	2,000,000	•	2,300,000
S BO		Proposed Borrowings			750,000	750,000
	ing Loan	Maturity Date	Oct-2032	Dec-2039		
	* Denotes (SSL) Self Supporting Loan	Recipient	Ninan House*	Shire	Shire	
	Su	Particulars	151A Aged Persons	Co-Location Construction	Volunteer BFB Fire Shed	TOTAL EXISTING LOANS
	Existing Loans	Loan No.	151A	152	TBA	TOTAL EXIS

- 00		1,706,319		1,706,319
00		209,493	•	209,493
	Loan Balance @ 31 Jul 23	SSL	Shire	Total
Current loan liability	(105,986)	(18,400)	(87,586)	(105,986)
Non current liability	(1,809,826)	(191,093)	(1,618,733)	(1,809,826)
Total Loan Liability	(1,915,812)	(209,493)	(1,706,319)	(1,915,812)

Shire Loan Summary Self Supporting Loan Summary

					ANALYSIS 0	F RESERVE A	CCOUNTS AS	ANALYSIS OF RESERVE ACCOUNTS AS AT 31 JULY 2023							
				ď	ADOPTED FULL	OPTED FULL YEAR'S BUDGET	ET	o	CURRENT FULL YEAR'S BUDGET	YEAR'S BUDGE	_		ACTUAL YTD A	ACTUAL YTD AT 31 JULY 2023	
Reserve Description	GL Acct.	Budget Opening Balance	Actual Opening Balance	Interest Earned	Transfer to Reserve	Transfer from Reserve	EOY Balance	Transfer in / Interest	Transfer to Reserve	Transfer from Reserve	EOY Balance	Interest Earned	Transfer to Reserve	Transfer from Reserve	Actual Balance
Long Service Leave Reserve	01935	41,842	41,842				41,842				41,842				41,842
Community Resource Centre Reserve	01989	27,923	27,923	1		(15,000)	12,923	•		(15,000)	12,923	i			27,923
Depot Improvement Reserve	01940	10,572	10,572	•	•	•	10,572				10,572	•			10,572
Historical Publications Reserve	01965	7,126	7,126	•	,	•	7,126	i	1	•	7,126	•			7,126
	01955	380,844	380,844	•		(200,000)	180,844	ì	,	(200,000)	180,844	i	1		380,844
Special Projects Reserve	01975	889,102	889,102	85,000	291,670	(250,000)	930,772	85,000	291,670	(250,000)	930,772	12,609	12,609		901,711
Patterson Street JV Housing Reserve	01988	59,357	59,357		5,000	,	64,357	ï	5,000		64,357	ĭ	1	,	59,357
	01945	1,267,997	1,267,997	•	586,459	(998,546)	855,910	ï	586,459	(998,546)	855,910	ì		,	1,267,997
Quinlan Street JV Housing Reserve	01987	59,915	59,915	1	5,000	•	64,915	i	5,000	•	64,915	ì			59,915
Stickland JV Housing Reserve	01986	63,582	63,582	816	5,000	•	68,582		2,000	•	68,582	è	•		63,582
Swimming Pool Reserve	01970	343,188	343,188	1		(120,000)	223,188			(120,000)	223,188				343,188
Waste Management Reserve	01920	996,09	996'09	•	i	•	996'09	1		•	996,09	•	1	1	996'09
Sporting Co-Location Reserve	01990	237,160	237,160	,	•	(103,800)	133,360	ì	,	(103,800)	133,360	ì	i		237,160
Building Asset Management Reserve	01993	347,482	347,482		•	(153,000)	194,482			(153,000)	194,482	•	-	,	347,482
		3,796,456	3,796,456	85,000	893,129	(1.840,346)	2 849 239	85.000	893.129	(1 840 345)	2 849 239	12 600	12 600		2 800 005

SHIRE OF WONGAN-BALLIDU - CAPITAL WORKS REPORT - 31 JULY 2023

COA	Description	Original Budget	Current Budget YTD Budget	YTD Budget	YTD Actual	Order Value	Total Actual	Variance	Indicator	Completion %	Asset Class
04252	Computer Software (F&E) - CAPEX	\$100,000.00	\$100,000.00	\$8,333.00	\$0.00	\$100,000.00	\$100,000.00	\$100,000.00		%0	Intangible Assets
04253	Computer Hardware (F&E)- CAPEX	\$13,640.00	\$13,640.00	\$1,136.00	\$0.00	\$0.00	\$0.00	\$13,640.00		%0	0% Furniture & Equipment
04263	Capex - Chambers ICT Upgrade (F&E)	\$45,000.00	\$45,000.00	\$3,750.00	\$0.00	\$0.00	\$0.00	\$45,000.00		%0	0% Furniture & Equipment
05232	Capex - Ninan/Hinds BFB Fire Shed	\$750,000.00	\$750,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$750,000.00		%0	0% Land & Buildings
06010	Cadoux Rec Centre (Buildings) - CAPEX	\$7,500.00	\$7,500.00	\$625.00	\$10,900.91	\$0.00	\$10,900.91	-\$3,400.91		145%	5% Land & Buildings
06408	Community Bus (MV) - CAPEX	\$96,000.00	\$96,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$96,000.00		%0	0% Motor Vehicles
06415	CRC Capital Expense (Buildings) - CAPEX	\$28,121.00	\$28,121.00	\$2,343.00	\$0.00	\$0.00	\$0.00	\$28,121.00		%0	0% Land & Buildings
07628	Medical Centre Furniture & Equipment (F&E)- CAPEX	\$30,000.00	\$30,000.00	\$2,500.00	\$0.00	\$25,466.00	\$25,466.00	\$30,000.00		%0	0% Furniture & Equipment
99060	16 Moore Street (Buildings)- CAPEX	\$20,561.00	\$20,561.00	\$1,712.00	\$0.00	\$0.00	\$0.00	\$20,561.00		%0	0% Land & Buildings
10808	Cemetery WH Capex (Infras Other) - CAPEX	\$14,500.00	\$14,500.00	\$1,208.00	\$0.00	\$0.00	\$0.00	\$14,500.00		%0	0% Infrastructure - Other
10815	Community Park Toilets (Buildings)- CAPEX	\$10,113.00	\$10,113.00	\$841.00	\$0.00	\$0.00	\$0.00	\$10,113.00		%0	0% Land & Buildings
10830	Railway Centre Toilets (Buildings)- CAPEX	\$240,000.00	\$240,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$240,000.00		%0	0% Land & Buildings
11023	Ballidu Hall (Buildings)- CAPEX	\$153,364.00	\$153,364.00	\$12,780.00	\$0.00	\$0.00	\$0.00	\$153,364.00		%0	0% Land & Buildings
11030	Community Park WH (Infras Other)- CAPEX	\$23,540.00	\$23,540.00	\$1,961.00	\$0.00	\$0.00	\$0.00	\$23,540.00		%0	0% Infrastructure - Other
11034	Federation Park (Cadoux) - Capex	\$20,337.00	\$20,337.00	\$1,693.00	\$0.00	\$0.00	\$0.00	\$20,337.00		%0	0% Land & Buildings
11210	WH Swimming Pool (Infrastructure Other) - CAPEX	\$120,000.00	\$120,000.00	\$10,000.00	\$0.00	\$0.00	\$0.00	\$120,000.00		%0	Infrastructure - Other
11470	Gang Mower (P&E) - CAPEX	\$40,000.00	\$40,000.00	\$3,333.00	\$0.00	\$0.00	\$0.00	\$40,000.00		%0	0% Plant & Equipment
11610	Radio & Television Tower (Buildings) - CAPEX	\$58,906.00	\$58,906.00	\$4,908.00	\$0.00	\$13,518.44	\$13,518.44	\$58,906.00		%0	0% Land & Buildings
11620	W.H. Recreation Complex (Buildings) - CAPEX	\$106,211.00	\$106,211.00	\$8,850.00	\$357.60	\$3,983.00	\$4,340.60	\$105,853.40		%0	0% Land & Buildings
11621	Ballidu Sports Complex (Buildings) - CAPEX	\$9,800.00	\$9,800.00	\$816.00	\$0.00	\$0.00	\$0.00	\$9,800.00		%0	0% Land & Buildings
11622	Econcomic Stimulus Project	\$40,000.00	\$40,000.00	\$3,333.00	\$0.00	\$0.00	\$0.00	\$40,000.00		%0	0% Infrastructure - Other
12080	Depot Bldg. Capital (Buildings) - CAPEX	\$26,192.00	\$26,192.00	\$2,182.00	\$0.00	\$3,181.82	\$3,181.82	\$26,192.00		%0	0% Land & Buildings
12610	Trucks - CAPEX	\$624,546.00	\$624,546.00	\$0.00	\$0.00	\$310,546.47	\$310,546.47	\$624,546.00		%0	0% Plant & Equipment
12629	Sundry Plant and Equipment (CAPEX)	\$40,000.00	\$40,000.00	\$3,333.00	\$0.00	\$0.00	\$0.00	\$40,000.00		%0	0% Plant & Equipment
12631	Dual Pig Trailer- P & E (CAPEX)	\$151,000.00	\$151,000.00	\$0.00	\$0.00	\$150,000.00	\$150,000.00	\$151,000.00		%0	0% Plant & Equipment
12633	Free Roll Attachment (Capex)	\$75,000.00	\$75,000.00	\$6,250.00	\$0.00	\$0.00	\$0.00	\$75,000.00		%0	0% Plant & Equipment
12634	Capex - Water Tankers	\$160,000.00	\$160,000.00	\$0.00	\$0.00	\$153,328.42	\$153,328.42	\$160,000.00		%0	0% Plant & Equipment
13610	Museum - CAPEX	\$43,724.00	\$43,724.00	\$3,643.00	\$0.00	\$0.00	\$0.00	\$43,724.00		%0	0% Land & Buildings
14411	Works Co-Ordinator Utility (Motor Vehicles) - CAPEX	\$60,000.00	\$60,000.00	\$0.00	\$0.00	\$59,090.91	\$59,090.91	\$60,000.00		%0	0% Motor Vehicles
14414	14 Ellis Street - CAPEX	\$8,630.00	\$8,630.00	\$719.00	\$0.00	\$7,845.45	\$7,845.45	\$8,630.00		%0	0% Land & Buildings
14841	Purchase of Old School Oval (CAPEX)	\$200,000.00	\$200,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$200,000.00		%0	0% Land & Buildings
14866	Capex - Purchase of land & buildings for development	\$200,000.00	\$200,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$200,000.00		%0	0% Land & Buildings
14885	Lot 162 Danubin St - CAPEX	\$40,113.00	\$40,113.00	\$3,341.00	\$0.00	\$0.00	\$0.00	\$40,113.00		%0	0% Land & Buildings
14932	Gravel Pits - Capex	\$83,449.00	\$83,449.00	\$6,953.00	\$0.00	\$0.00	\$0.00	\$83,449.00		%0	0% Infrastructure - Other
40100	CRC Capital Expenditure Furniture & Equipment - CAPEX	\$7,420.00	\$7,420.00	\$618.00	\$0.00	\$0.00	\$0.00	\$7,420.00		%0	0% Furniture & Equipment
AROAD	AROAD RRG Funded Capital Roadworks (Infras Roads)	\$1,074,795.00	\$1,074,795.00	\$89,553.00	\$0.00	\$1,560.00		\$1,074,795.00		%0	0% Infrastructure - Roads
BROAD	R2R Funded Capital Roadworks (Infras Roads)	\$769,341.00	\$769,341.00	\$64,093.00	\$0.00	\$2,469.09	\$2,469.09	\$769,341.00		%0	0% Infrastructure - Roads
DROAD	DROAD Own Funded Capital Footpaths (Infras footpaths)	\$174,665.00	\$174,665.00	\$14,554.00	\$0.00	\$0.00	\$0.00	\$174,665.00		%0	0% Infrastructure - Footpaths
EROAD	EROAD Own Funded Capital Roadworks (Infras Roads).	\$314,014.00		\$26,158.00	\$0.00	\$0.00	\$0.00	\$314,014.00		%0	0% Infrastructure - Roads
GROAD	GROAD Wheatbelt Secondary Freight Network Roadworks (Infra Roads)	\$2,900,574.00	\$2,900,574.00	\$241,707.00 \$126,027.99	\$126,027.99	\$19,725.93	\$145,753.92	\$2,774,546.01		4%	4% Infrastructure - Roads
		\$8,881,056.00	\$8,881,056.00 \$533,226.00 \$137,286.50	\$533,226.00	\$137,286.50	\$850,715.53	\$988,002.03	\$988,002.03 \$8,743,769.50	No. of Parties and	2%	

Asset Class	Original Budget	Current Budget	YTD Budget	YTD Actual	PO	Total Actual	Variance	Indicator	Completion %
Land & Buildings	\$1,923,572	\$1,923,572	\$44,453	\$11,259	\$28,529	\$39,787	\$1,912,313		1%
Furniture & Equipment	\$96,060	\$96,060	\$8,004	\$0	\$25,466	\$25,466	\$96,060		%0
Intangible Assets	\$100,000	\$100,000	\$8,333	\$0	\$100,000	\$100,000	\$100,000		%0
Motor Vehicles	\$156,000	\$156,000	\$0	\$0	\$59,091	\$59,091	\$156,000		%0
Plant & Equipment	\$1,090,546	\$1,090,546	\$12,916	\$0	\$613,875	\$613,875	\$1,090,546		%0
Infrastructure - Roads	\$5,058,724	\$5,058,724	\$421,511	\$126,028	\$23,755	\$149,783	\$4,932,696	- Control of the last of the l	2%
Infrastructure - Footpaths	\$174,665	\$174,665	\$14,554	\$0	\$0	\$0	\$174,665		%0
Infrastructure - Other	\$281,489	\$281,489	\$23,455	\$0	\$0	\$0	\$281,489		%0
	\$8,881,056.00	\$8,881,056.00	\$533,226.00	\$137,286.50	\$850,715.53	\$988,002.03	\$8,743,769.50		2%



				SHIRE OF WONGAN - BALLIDU INVESTMENT REPORT FOR 31 JULY 2023	SHIRE OF WONGAN - BALLIDU STMENT REPORT FOR 31 JULY	3 <u>4LIIDU</u> 3 <u>1 JULY 2023</u>					
				MUNICIPAL INVESTMENTS	AL INVES	TMENTS					
Matured Muncipal Investments											
Invest No.	Name	Maturity date	Particulars	From	To	Days	Opening Investment	Transfers in/out	YTD Interest	Closing Balance	Interest Realised
Total of matured municipal investments						\$	\$ -	\$ -	\$ - \$	\$ "-	\$
Current Muncipal Investments											
Invest No.	Name	Maturity	From	To	Days	Interest Rate	Opening Investment	Transfers in/out	YTD Interest	Closing Balance	Interest Realised
036-177 160485 Westpac Onli	Westpac Online Saver Account		1/07/2023			\$	1,301,017.67 \$	\$ -	1,712.70 \$	1,302,730.37 \$	1,712.70
Total of current municipal investments						\$	1,301,017.67 \$	\$ -	1,712.70 \$	1,302,730.37 \$	1,712.70
				RESERVI	RESERVE INVESTMENTS	MENTS					A - WALL BARD
Matured Reserve Investments											
Invest No.	Name	Maturity date	Particulars	From	Тo	Days	Opening Investment	Transfers in/out	YTD Interest	Closing Balance	Interest Realised
Total of matured reserve investments				NEW PROPERTY.		5	\$	\$, ·
Current Reserve Investments											
Invest No.	Name	Maturity	From	۵	Days	nterest Rate Op	Interest Rate Opening Investmer	Transfers in/out	YTD Interest	Closing Balance	Interest Realised
036-177 160629 Westpac Reserve Saver	erve Saver		1/07/2023			\$	2,715,126.70 \$	1,081,328.17 \$	12,608.50 \$	\$, 76.63,063.37	12,608.50
Total of reserve investments and cash						*	2,715,126.70 \$	\$ 1,081,328.17 \$	12,608.50 \$	\$ 2,809,063.37	\$ 12,608.50
Total of matured muncipal and reserve investment	tment					\$	\$	\$ -	\$ -	\$	\$
Total of current muncipal and reserve investment and cash	nent and cash					\$	4,016,144.37 \$	1,081,328.17 \$	14,321.20 \$	5,111,793.74 \$	\$ 14,321.20

		SHIRE OF W	SHIRE OF WONGAN-BALLIDU			
		BANK RECONCILA	BANK RECONCILATIONS FOR 31 JULY 2023	123		
		Total	Municipal (01106+01102)	Trust (21100)	Reserve (01105)	Cash On Hand (01101)
Opening Balance	Salance	7,170,398.02	3,337,777.56	35,315.56	3,796,454.90	850.00
Add:	Receipts	196,777.81	184,169.31		12,608.50	
	Unallocated Deposits	,				
	Transfers In/(Out)	,				
	Transfers In/(Out)					
		•				
Less:	Payments - EFT & Cheques	(1,089,289.24)	(1,089,289.24)			
	Payments - Bank Fees	(869.34)	(869.34)			
	Adjustments & Transfers	(0.01)	(0.01)			
	Unallocated payments	1	1			
Balance	Balance as per General Ledger	6,277,017.24	2,431,788.28	35,315.56	3,809,063.40	850.00
Balance a	Balance as per Bank Statements	1,140,539.87	1,105,224.31	35,315.56		
Balance a	Balance as per Bank Deposit Certificates	3,809,063.37	,		3,809,063.37	
Balance a	Balance as per Holder Certificates	1,303,580.37	1,302,730.37			850.00
Add:	Outstanding Deposits	23,833.60	23,833.60		1	
	Adjustments - Unallocated deposits	•				
Less:	Unpresented Payments		1			
		•				
	Adjustments & Transfers	0.03			0.03	
	Rounding	,				
Balance	Balance as per Cash Book	6,277,017.24	2,431,788.28	35,315.56	3,809,063.40	850.00

		SHIRE OF WONGAN - BALLIDU	AN - BALLIDU	
		RATES AND CHARGES OUTSTANDING 31 JULY 2023	STANDING 31 JULY	2023
		Rates and Charges Raised for 2023/2024	\$	Rates and service charges - raised 07.08.23
		Arrears 1 July 2022	\$ 178,948.00	
	Rate	Rates and Charges Oustanding Breakdown		
Total Amount Outstanding		31-Jul-23	143,962.00	N/A
Outstanding same time last year		31-Jul-22	\$ 3,046,204.00	88.13%
		SUNDRY DEBTORS OUTSTANDING 31 JULY 2023	TANDING 31 JULY 20	123
Debtors Ageing Summary				
Current			\$ 586,351.69	
30 Days			\$ 843,368.38	\$837k is MRWA final claims.
60 Days			3,339.20	
90 Days & Over			\$ 57,605.34	
Credit Balance			(7,007.25)	
Total Outstanding			1,483,657.36	
Accounts 90 Days & Over:				
Date	Dr No.	Comments	Amount	
30/06/2021	1382	Refund	\$ 55,860.40	55,860.40 Company in administration - Proof of debt submitted. Update - Liquidator has notified creditors that 2 cents in the dollar is likely. Provision for bad debt has been made at 30 June 2023 and debt will go to Council to be formally written off in 2023/24.
30/06/2022	1535	Private Works	\$ 467.51	467.51 Letter requesting payment has been sent. Follow up with debt collection.
6/04/2023	616	Printing	19.00	19.00 Followed up on 27/7/23
27/02/2023	1342	Private Works	1,121.93	1,121.93 Followed up 3/7/23 - they had the incorrect bank details
9/03/2023	1464	Medical Centre Room Hire	\$ 136.50	136.50 Credit note to be issued - awaiting approval
Total			\$ 57,605.34	

MONTHLY FINANCIAL HEALTH CHECK

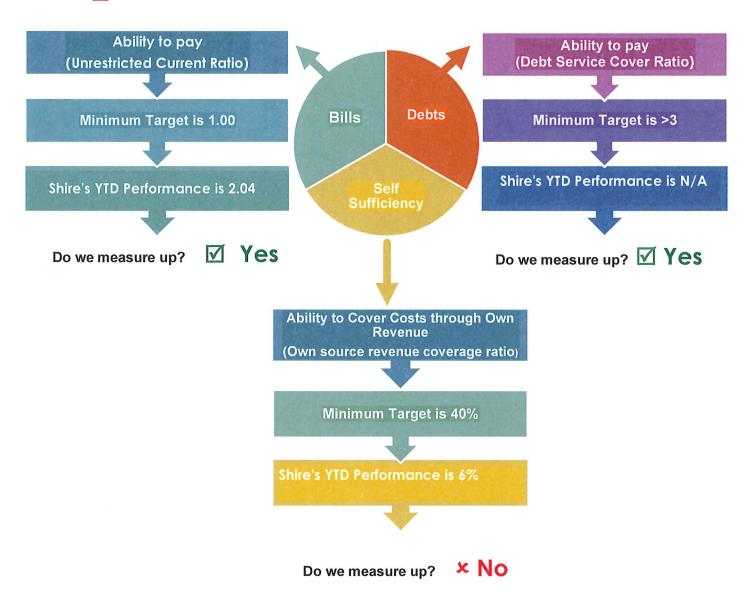


As at 31 July 2023

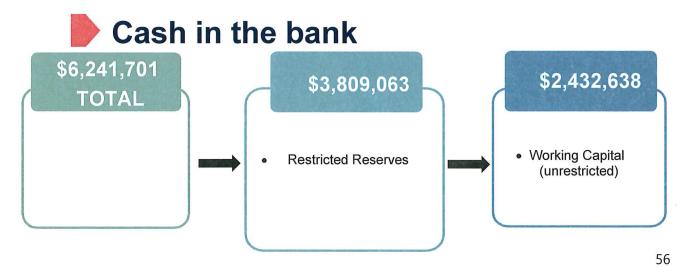
Highlighting how the Shire of Wongan-Ballidu is tracking against financial ratios

Financial Snapshot (Year to Date)	Actual
Operating Revenue	
	\$322,204
Operating Expenditure (Including Non-Cash Items)	(\$704,733)
Non-Cash Items	
Canital Bayanya	\$0
Capital Revenue	\$0
Capital Expenditure	
Loan Repayments	(\$137,287)
Loan Nepayments	\$0
Lease Liability Principal Repayments	
SSL Reimbursements	(\$590)
35L Reinbursements	\$0
Transfers (to)/from Reserves	
	(\$12,609)
Surplus Brought Forward 1 July 2023	\$2,765,744
Current Municipal Surplus	\$2,703,744
,	\$2,232,729

Financial health indicators



 As rates have not been raised until August, the Shire's own source revenue in July is minimal and skews any ratio including own source revenue in the calculation.





How are we tracking against our budgeted targets?

Adjusted Operating Surplus

A measure of the Shire's ability to cover its operational costs including depreciation and have funds left over to cover capital expenditure (including principal loan repayments) without relying on debt or reserves.



 Adjusted operating surplus and self-sufficient ratios are high in the earlier part of the year due to rates being fully billed in July. However, as the year progresses, operating expenditure will continue to draw on this revenue source reducing to target by 30 June 2024.

Asset Sustainability Ratio

Measures if the Shire is replacing or renewing existing non-financial assets at the same rate that its overall asset stock is wearing out.



Cannot be calculated until depreciation is processed, which will not occur until December/January once the final audit is completed.

9.3 WORKS AND SERVICES

9.3.1 BALLIDU HERITAGE CAFÉ SIGNAGE

FILE REFERENCE:

REPORT DATE: 14 August 2023

APPLICANT/PROPONENT: Shire of Wongan-Ballidu

OFFICER DISCLOSURE OF INTEREST: Nil
PREVIOUS MEETING REFERENCES: Nil

AUTHOR: Stephen Casey (MWS)

ATTACHMENTS: NIL

PURPOSE OF REPORT:

This agenda item pertains to the suggested installation of a new business signs within the road reserve of the Northam-Pithara Road. Although the Northam-Pithara Road is not under the jurisdiction of The Shire of Wongan-Ballidu, the application process mandated by Main Roads (MRWA) necessitates approval from the Local Government. The agenda will encompass the rationale behind the signage, its planned design and placement, possible challenges that might emerge, and any requisite approvals.

BACKGROUND:

The Ballidu Contemporary Arts Society on behalf of the Ballidu Heritage Café has recently placed signage at the entrance of the Ballidu Townsite on Shire-owned assets. A letter was sent to The Ballidu Contemporary Arts Society, requesting the removal of the signage and providing them with information about the procedure for installing such signage. Given that the road reserve falls under the management of MRWA (Main Roads Western Australia), The Ballidu Contemporary Arts Society is obligated to seek permission from MRWA to install signage within their designated road reserve.

The Shire has taken the responsibility of facilitating the application process with MRWA on behalf of The Ballidu Contemporary Arts Society. As part of the application process with MRWA, Local Government approval is necessary.

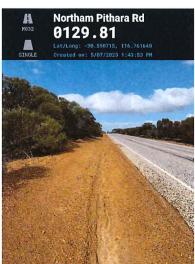
COMMENT:

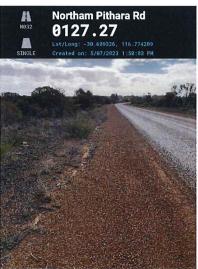
The proposed signs are intended to bring advantages to The Ballidu Contemporary Arts Society's Ballidu Heritage Café. Since the management of the road reserve falls under MRWA, The Shire of Wongan-Ballidu will not bear any responsibility for the placement or continuous upkeep of the signs. The evaluation and determination of this matter rest solely with MRWA. Following the submission of the application, if MRWA grants approval, they will impose any necessary conditions as deemed appropriate.

An example of the signs can be seen below, they are 1.8m x 1.2m in size.



They are proposing two signs, one located south of town at SLK127.27 and one north of town at SLK129.81.





We have received a verbal request from the applicant, that The Shire waive the associated installation fees as they are a local community group providing a service to the community and bringing tourism into the Shire.

Installation Fee - \$2,500 (2 x Staff, 8 hours, plus materials)

CONCLUSION

Given that the agreement for the installation of the signage will involve the road reserve owner (MRWA) and the sign owner (The Ballidu Contemporary Arts Society), The Shire of Wongan-Ballidu will not bear any specific responsibility or incur ongoing maintenance expenses.

POLICY REQUIREMENTS:

Nil

LEGISLATIVE REQUIREMENTS:

Nil

STRATEGIC IMPLICATIONS:

Nil

SUSTAINABILITY IMPLICATIONS:

- > Environment
 There are no significant environmental implications.
- > Economic There are no significant economic implications.
- > Social There are no significant social implications.

VOTING REQUIREMENTS:

ABSOLUTE MAJORITY REQUIRED: No

Move	ed: Cr Falconer Seconded: Cr Anspach
That C	Council
1.	SUPPORT the Ballidu Contemporary Arts Society on behalf of the Ballidu Heritage Café Application with MRWA to install two Business Signs along the Northam-Pithara Road.
2.	APPROVE to waive any installation fees payable by the Ballidu Contemporary Art Society on behalf of The Ballidu Heritage Cafe.
	CARRIED: 7/0
	RESOLUTION:130823
	For: Against:
	Cr M Stephenson
	Cr A Tunstill
	Cr S Falconer
	Cr B West
	Cr D Coad
	Cr K Anspach
	Cr S Boekeman

9.4 HEALTH, BUILDING AND PLANNING

9.4.1 BALLIDU CONTEMPORARY ART SOCIETY – INSTALL OF SEA CONTAINER, BALLIDU HALL, 35 FAIRBANK ST, BALLIDU

FILE REFERENCE: A359

REPORT DATE: 9 August 2023

APPLICANT/PROPONENT: Ballidu Contemporary Art Society Inc.

OFFICER DISCLOSURE OF INTEREST: Nil

PREVIOUS MEETING REFERENCES: Nil

AUTHOR: Melissa Marcon – Manager of Regulatory Services

ATTACHMENTS:

PURPOSE OF REPORT:

To seek Councils approval to install a sea container at the Ballidu Hall, 35 Fairbank Street, Ballidu.

BACKGROUND:

The Shire entered into a Management Agreement with the Ballidu Contemporary Art Society (BCAS) in 2019 for the use of the Ballidu Hall as a community-based museum and gallery, named the Ballidu Heritage Centre.

The Agreement requires any changes to the property be presented to Council for approval.



COMMENT:

The sea container will be installed 1.5m from the neighbouring fence and 2m from edge of hall. Access to the sea container will be from the lesser halls southeast doors.

The second hand 20ft sea container will measure $5.9m \log x 2.35m$ wide x 2.4m high and will be painted a natural colour to compliment the current scheme of the hall.

The purpose of the sea container is for storage of equipment.

The applicant will purchase the sea container at an approximate cost of \$3,500.00 and is asking Council to consider waiving the fees incurred with the building application of \$716.15.

POLICY REQUIREMENTS:

S6.12 LGA 95 6.12(c) "a local government may by absolute majority write off any amount of money".

LEGISLATIVE REQUIREMENTS:

There are no legislative requirements in relation to the item.

STRATEGIC IMPLICATIONS:

There are no known strategic implications associated with this item.

SUSTAINABILITY IMPLICATIONS:

> Environment

There are no known environmental implications associated with this item.

> Economic

There are no known economic implications associated with this proposal.

> Social

There are no known social implications associated with this proposal.

FINANCIAL IMPLICATIONS:

There will be a financial implication of \$716.15 if Council agree to waive the building application fees.

VOTING REQUIREMENTS:

ABSOLUTE MAJORITY REQUIRED: No

Moved: Cr Anspach

Seconded: Cr Boekeman

That Council -

- 1. APPROVE the installation of the sea container at Ballidu Hall, 35 Fairbank Street, Ballidu.
- 2. WAIVE any building application fees payable by the Ballidu Contemporary Art Society.

CARRIED: 7/0

RESOLUTION:140823

Against:

For:

Cr M Stephenson

Cr A Tunstill

Cr S Falconer

Cr B West

Cr D Coad

Cr K Anspach

Cr S Boekeman

9.4.4 APPLICATION FOR DEVELOPMENT APPROVAL P535 - R-CODE VARIATION PROPOSED NEW OUTBUILDING AT 11 STICKLAND STREET, WONGAN HILLS

FILE REFERENCE: A811/P535
REPORT DATE: 17 August 2023

APPLICANT/PROPONENT: Jarrod Street - J&A Building

OFFICER DISCLOSURE OF INTEREST: Nil PREVIOUS MEETING REFERENCES: Nil

AUTHOR: Melissa Marcon – Manager of Regulatory Services

ATTACHMENTS: Nil

PURPOSE OF REPORT:

Consideration and final determination of an application for development approval for the construction and use of a new outbuilding at Lot 637, 11 Stickland Street, Wongan Hills.

Development approval is required due to a variation of the R-Code for a residential property.

BACKGROUND:

The applicant is seeking Council's development approval for the construction and use of a new outbuilding at 11 Stickland Street, Wongan Hills.

11 Stickland Street, Wongan Hills comprises a total area of approximately 0.1013 hectares. The outbuilding will be used for vehicle storage and hobbies.



Google Maps as at 17th August 2023



Bushfire Prone Area as at 17 August 2023

This development is not in a Bushfire Prone Area.

COMMENT:

The applicant would like to erect a new outbuilding at 11 Stickland Street, Wongan Hills. The outbuilding will be made from Colorbond material, (Ironstone in colour) and measure $8m \times 7m \times 4.68m$ at the ridge. The proposed outbuilding will be installed at the rear of the property.

Access to the proposed shed will be via the existing driveway from Stickland Street. The proposed shed is to be set back 1.02m from the rear boundary fence and 0.87m from the south side boundary fence. It will have an eave height of 4m and a ridge height of 4.68m.



Proposed location of outbuilding

11 Stickland Street, Wongan Hills is classified 'Residential' zone in the Shire of Wongan Ballidu Local Planning Scheme No. 5 (LPS5).

The Zone Objectives for the development and use of any land classified 'Residential' zone are as follows:

- To provide for a range of housing and a choice of residential densities to meet the needs of the community.
- To facilitate and encourage high quality design, built form and streetscapes throughout residential areas.
- To provide for a range of non-residential uses, which are compatible with and complementary to residential development.

The setbacks from the boundary fence of the outbuilding the applicant is requesting, are outside the Deemed to Comply requirements under the R-Codes. The wall height requirements are also outside of the Deemed to Comply requirements and therefore a variation to the R-Codes is requested.

5.4.3 Outbuildings Deemed-to-Comply – development satisfies the following deemed-to-comply requirements (c)

	ed-to-Comply (R-Codes) tbuildings that:	Proposed Outbuilding Specifications
i.	are not attached to a dwelling	Outbuilding is not attached to the dwelling
ii.	are non-habitable	Outbuilding is being used for vehicle storage and hobbies.
iii.	collectively do not exceed 60m2 in area or 10 per cent in aggregate of the site area, whichever is the lesser	The proposed outbuilding is the only structure on the residential property aside from the single residence. The total area of the shed is 56m^2
iv.	do not exceed a wall height of 2.4m	Wall height 4m
v.	do not exceed a ridge height of 4.2m	Ridge height 4.68m
vi.	are not within the primary or secondary street set back area	Outbuilding is not within the primary or secondary street set back area
vii.	are set back in accordance with Tables 2a and 2b Set back requirement 1.5 m rear of outbuilding Set back requirement 2.4 m front of outbuilding Setback side of building 1 m	Rear set back is 1.02 m South side set back is 0.87 m

Under the Residential Design Codes (R-Codes), 11 Stickland Street, Wongan Hills is zoned R10/25.

The size of an outbuilding can be varied if the application complies with the Design Principles set out by the R-Codes.

Design Principle 5.4.3 Outbuildings

P3 Outbuildings that do not detract from the streetscape or the visual amenity of residents or neighbouring properties.

The application has been assessed with due regard for the specific objectives and standards of the Shire's local planning framework including LPS5 and all relevant local planning policies, the

Residential Design Codes and the Deemed Provisions of the *Planning and Development (Local Planning Schemes) Regulations 2015*.

The development application has been assessed in consultation with the above documents and is subject to compliance with a number of conditions. As such it is recommended Council exercise its discretion and grant conditional approval to the application to ensure the development proceeds in accordance with the information and plans submitted in support of the proposal and the relevant standards and requirements of the Shire's local planning framework.

POLICY REQUIREMENTS:

There are no policy requirements in relation to the item.

LEGISLATIVE REQUIREMENTS:

Planning and Development Act 2015 Planning and Development (Local Planning Schemes) Regulations 2015 Shire of Wongan Ballidu Local Planning Scheme No. 5 State Planning Policy 3.7 – Planning in Bushfire Prone Areas

STRATEGIC IMPLICATIONS:

There are no known Strategic implications associated with this item.

SUSTAINABILITY IMPLICATIONS:

> Environment

There are no known environmental implications associated with this item.

> Economic

There are no known economic implications associated with this proposal.

> Social

There are no known social implications associated with this item.

FINANCIAL IMPLICATIONS:

There are no financial implications to Council in relation to this item. All costs associated with the proposed development are the responsibility of and will be met by the current landowners.

VOTING REQUIREMENTS:

ABSOLUTE MAJORITY REQUIRED:

Moved: Cr Coad Seconded: Cr Boekeman

That Council APPROVE the Development Application to allow the applicant to build the outbuilding at Lot 637, 11 Stickland Street, Wongan Hills subject to the following conditions and advice notes:

Conditions

- 1. The proposed development shall be completed within a period of two (2) years from the date ofthis approval.
- 2. The proposed development shall be undertaken strictly in accordance with the information and plans submitted in support of the application subject to any modifications required as a consequence of any condition/s of this approval or otherwise approved by Council.
- 3. All stormwater drainage generated by the proposed outbuilding shall be contained and managed on site to the specifications and satisfaction of the Shire's Chief Executive Officer.
- 4. All external surfaces of the proposed outbuilding shall be clad with new materials only.
- 5. Building to be constructed using Colorbond range of colours.
- 6. The proposed outbuilding shall be used for private storage purposes only unless otherwise approved by Council.

Advice Notes

- 1. This approval is not an authority to ignore any constraint to development on the land which may exist through contract or on title, such as an easement, memorial or restrictive covenant. It is the responsibility of the applicant and landowner and not the Shire to investigate any such constraints before commencing development. This approval will not necessarily have regard to any such constraint to development, regardless of whether it has been drawn to the Shire's attention.
- 2. This is a development approval of the Shire of Wongan Ballidu under its Local Planning Scheme No. 5. It is not a building permit or an approval to commence or carry out development under any other law. It is the responsibility of the applicant/landowner to obtain any other necessary approvals, consents, permits, and licences required under any other law, and to commence and carry out development in accordance with all relevant laws.
- 3. The applicant/landowner is reminded of their obligation to ensure compliance with the following requirements:
 - a. Shire of Wongan Ballidu Annual Firebreak Notice, all land zoned Residential; Rural Townsite and Commercial is required to reduce all annual grass and herbage to a height of not more than 75mm.
 - b. Shire of Wongan Ballidu Health Local Law
- 4. In accordance with the Building Act 2011 and Building Regulations 2012, a building permit application must be submitted to and approved by the Shire's Building Surveyor prior to the commencement of any construction or earthworks on the land.
- 5. The proposed outbuilding is required to comply in all respects with the National Construction Code of Australia. Plans and specifications which reflect these requirements must be submitted to the Shire with the building permit application.
- 6. The noise generated by any activities on-site including machinery motors or vehicles shall not exceed the levels as set out under the Environmental (Noise) Regulations 1997.
- 7. No construction works shall commence on the land prior to 7 am without the Shire's written approval. No construction works are permitted to be undertaken on Sundays or Public Holidays.

- 8. Failure to comply with any of the conditions of this development approval constitutes an offence under the provisions of the Planning and Development Act 2005 and the Shire of Wongan Ballidu Local Planning Scheme No. 5 and may result in legal action being initiated by the local government.
- 9. If the applicant/landowner is aggrieved by this determination, there is a right of review by the State Administrative Tribunal in accordance with the Planning and Development Act 2005 Part 14. An application must be submitted within 28 days of the determination.

CARRIED BY SIMPLE MAJORITY: 7/0

	RESOLUTION:150823
For:	Against:
Cr M Stephenson	
Cr A Tunstill	
Cr S Falconer	
Cr B West	
Cr D Coad	
Cr K Anspach	
Cr S Boekeman	

9.5 COMMUNITY SERVICES

Nil

Item 10. NEW BUSINESS OF AN URGENT NATURE INTRODUCED BY DECISION OF THE MEETING

Nil

Item 11. MATTERS FOR WHICH THE MEETING MAY BE CLOSED

Nil

Item. 12. CLOSURE

There being no further business, the Shire President, Cr M Stephenson, declared the meeting closed at 5.15pm.

Signed by:

Cr M Stephenson

Shire President