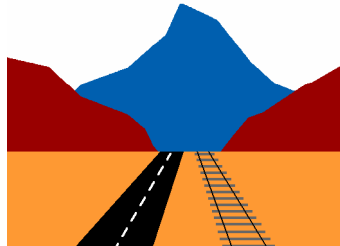


The Flinders Ranges Council



ANNUAL REPORT 2005/2006

Council Office:

1 Seventh Street, Quorn, S.A. 5433

Telephone : (08) 8648 6031

Facsimile : (08) 8648 6001

Email : council@flindersrangelscouncil.sa.gov.au

Website : www.flindersrangelscouncil.sa.gov.au

VISION

To assist in creating a thriving community with a good, healthy lifestyle, living environment and secure future.

MISSION STATEMENT

To enhance the well-being of the community by maintaining and improving the quality of life in The Flinders Ranges Council area.

The Council will –

- Lead and represent the community
- Manage community resources efficiently and effectively
- Value the participation and contribution of individuals and groups in the community
- Support and encourage individual enterprise
- Provide infrastructure, services and facilities to meet the reasonable needs and aspirations of the community and contribute to a safe, healthy environment for residents and visitors
- Conserve and enhance the natural and built environment.

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COUNCIL PROFILE

Area	4 198 square kilometres
Population	1 777 (approximately)
Sealed Roads	17 kilometres
Unsealed Roads	1 251 kilometres
Number of Rateable Properties	1 644
Rate Revenue	\$ 760 496
Total Expenditure :	
Operating	\$ 2575 214
Including Capital	\$ 2652 589
Number of Electors	1 568

Local Industries –

Pastoral, mixed farming, tourism, general light industry.

Major Tourist Attractions –

The beautiful Flinders Ranges
Pichi Richi Railway.

Council –

The Council consists of a Mayor and eight Councillors with each Member representing the whole community. Council elections are controlled by the State Electoral Office and conducted by postal ballot. The next election will be held in Spring, 2006.

Elected Members –

Mayor	Max McHugh
Councillors	Julia Henderson Gary Lucas Modris Ozolins Wayne Schuttloffel John Shute Peter Slattery Robert Smith Garry Thompson

Elector Representation –

Number of Electors 1 568

Representation Rate 1 : 174

Comparative of other Councils of a similar size –

Cleve	199
Elliston	159
Franklin Harbour	203
Orroroo/Carrieton	111
Kimba	154.

Elected Members' Allowances –

The amounts are the minimum that can be paid to sitting Members in accordance with the Local Government Act, 1999.

Members are also reimbursed for any out-of-pocket expenses incurred while representing Council on official duties.

MAYOR'S REPORT

The past year has been one of development with many new houses being built and some extensive renovations made to existing homes. I congratulate all these people and wish them well with their investment in the district.

Council has achieved the following projects in the last year :

1. The review of the Strategic Plan was completed after community consultation, the Plan is the Council's guide to future works, services and projects.
2. The review of our rating system was conducted, again with public consultation and public meetings, resulting in the Land Use Code system being put in place for 2006 / 2007 financial year.
3. The Flinders Ranges Council has developed further good working partnerships with the Central Local Government Region, the South Australian Local Government Association, Northern Regional Development Board, and to a lesser extent the Australian Local Government Association all of which make for a better and more efficient working Council.
4. Council has completed a two - year funding agreement with The Flinders Ranges and Outback South Australia Tourism to promote tourism throughout the northern part of the state.

I commend the whole staff of The Flinders Ranges Council for the good financial management of all Council projects, which is getting Council on a very solid financial foundation. This will be needed as your Council strives to comply with new Environment Protection Authority regulations on waste management. This will probably be the greatest cost that this or any council has ever had to face.

The Community Wastewater Management (formerly STED) Scheme is working well for those who are connected, especially those who had to pump regularly.

The Pichi Richi Railway continues to draw tourists to the area and I can only hope this will continue and we wish them well in their future operations.

An invitation is extended to all senior residents of the Council area to attend the Annual Seniors Party to be held in the Quorn Town Hall on Tuesday 5 December, 2006 commencing at 6.00 p.m.

As always my thanks go to all volunteers throughout the Council area. You all help to make The Flinders Ranges Council area a great place to live.

Thanks must go to all Councillors and staff for your dedication in endeavouring to provide good governance throughout The Flinders Ranges Council.

Finally, the Mayoress and I would like to thank the community for your continuing support as we move into the future together.

Max McHugh.

OFFICERS' REPORTS

Chief Executive Officer

The year in review has seen the imposition of more compliance processes for Local Government as the State Government enacts legislation that continues to reduce the autonomy of Local Government. New environmental guidelines have the potential to at least treble the cost of waste management services; the possible requirement to fully fund all infrastructure depreciation expense will add a significant financial burden; and the directive to prepare long - term financial and infrastructure maintenance and replacement programs saw the creation of a Works Supervisor position to allow the Works Manager to focus on these tasks.

The Council has sought State Government assistance to tackle the environment, infrastructure and social issues created by the super - flocks of Little Corellas that migrate annually to the Flinders Ranges. Following a string of statements claiming no liability in the matter and that the farming community is responsible for the problem, the Department for Environment and Heritage belatedly responded to Council's call for assistance to help deal with the matter. The trapping and culling program undertaken after the majority of the birds had departed the Flinders Ranges proved the program could work but the results achieved had no impact on the number of birds.

The year finalised the Commonwealth Government's *Road to Recovery Program*. The approved projects were completed nearly on time and have resulted in improved roads in the Council district. Pleasingly the Australian Government announced in the budget for 2005 / 2006 a renewal of the Program for a further four financial years.

The Quorn Septic Tank Effluent Disposal (STED) Scheme was completed later than the scheduled completion date. The owners of Quorn properties serviced by the Scheme were advised in March 2005 that the system was available for the connection of household wastewater drainage systems.

The Council undertook an Elector Representation Review as required by the Local Government Act. As a result of the representations received and addressing the principles and criteria laid down in the Local Government Act Council has recommended to the Electoral Commissioner that the current structure of an unsubdivided (no ward) electorate retaining a popularly elected Mayor and eight (8) members be retained. The decision of the Electoral Commissioner is still awaited.

An election was conducted in July 2005 to fill casual vacancies created by the resignations of former Councillors Margaret Deer, Meredith Sutton and Philippe Durand. The Members elected to serve the balance of the term created by the resignations are Councillors Julia Henderson, Gary Lucas and Peter Slattery. As a result of changes made by the State Government to Local Government election legislation Councillors will serve four (4) year terms commencing at the election to be conducted in October / November 2006. The Mayor will continue to be elected by popular vote.

The continued provision of the core business activities of roadworks and maintenance of public open spaces and cemeteries could not be undertaken without the dedicated service of a committed Council workforce. On behalf of Council I thank Council's employees for completing the works identified in the budget in a safe and accident free manner.

Similarly the administration staff of Council are to be thanked for helping Council meet its governance, community and regulatory functions in an efficient and timely manner. As will be noted from the financial report changes in the manner services are delivered have resulted in a reversal of the growing deficit confronting Council.

To the Mayor and Councillors thank you for your support, advice and assistance in achieving the outcomes for the past year and developing a foundation to advance the sustainability of The Flinders Ranges Council.

Lee Connors.

Works Manager

Council presently maintains 1 261 kilometres of roads, of which 17 kilometres are sealed and 908 kilometres are open surface sheeted. The remaining 336 kilometres are natural surface unformed roads.

Currently it costs \$19 000 to sheet one (1) kilometre of open surface roadway and \$220 000 per kilometre to construct and seal a road.

Council full time Staff consists of six (6) office and ten (10) outside employees. The outside staff is in two groups : the Town Group consisting of four (4) employees (three based in Quorn and one in Hawker), and the Construction Group with six (6) employees (four based in Quorn, one in Hawker and one vacancy).

These small groups of ten employees do a remarkable job with two major towns to service and a Council area of 4 129 square kilometres to cover including two airports, two operational Cemeteries, two swimming pools, two Community Waste Water Management Schemes, and two refuse depots.

Roads to Recovery has been an enormous help to Council and this year Council has completed the reconstruction of West Terrace / First Street and the construction and sealing of Chace View Terrace (from Heysen Avenue to Wirreanda Terrace), Rawnsley Street (from Arkaba Street to Chace View Terrace) and Wirreanda Terrace (from the Hawker Area School to Chace View Terrace).

This year Council allocated \$219 000 to specific road projects.

Road sheeting projects :

Arden Vale Road	2 500 metres near Warren Gorge turn - off
Warcowie Road	1 000 metres near Eagle Hill
Cradock Road	400 metres through Four Mile Creek
Yednalue Road	900 metres through hills
Ward Road	1 200 metres
Endiloe Road	600 metres
Groves Road	1 000 metres
Finlay Road	900 metres
Schmidt Road	500 metres
Altmann Road	630 metres.

Bitumen reseal projects were:

Arkaba Street	Wonoka Terrace to Wirreanda Terrace
Cradock Road	Wonoka Terrace to Wilpena Road.

A footpath was constructed along the southern side of Hospital Road from West Terrace to Wolseley Terrace, and bitumen footpaths were resealed on First Street between Sixth

and Seventh Streets, and on Sixth Street on the southern side between Railway Terrace and First Street.

Kerbing around the Hawker Area School has been completed with a funding contribution from the School.

Paving on the Cradock Road footpath in front of Jeff Morgan's Gallery was completed as a joint project between Council and Mr. Jeff Morgan.

Council crushed 30 000 cubic metres of rubble for road works in four locations using contractors from Ceduna. This crushed product will enable Council to construct better and longer lasting roads.

Some of Council's major expenditure :

Swimming Pools	\$126 392	(income \$42,444)
Refuse Management	\$125 355	
Parks and Gardens	\$120 288	
Halls	\$114 135	
Patrol Grading	\$110 188	
General Road Maintenance	\$ 81 095	
STED scheme Maintenance	\$ 64 248	
Street Cleaning	\$ 43 149	
Cemeteries	\$ 39 059	
Public Toilets	\$ 36 707	
Airports	\$ 27 435	
Footpath Maintenance	\$ 26 340	
Street Lighting	\$ 23 128	
Flood Repair	\$ 22 932	
Street Trees	\$ 18 992	
Animal Control	\$ 15 487	
Total	\$994 930	

As you can see Council's Rate Revenue of \$760 496 does not go very far and Council is very dependant on Australian Government grant funding.

Compliance with the landfill requirements promulgated by the Environment Protection Authority will have a significant financial impact on the Flinders Ranges community. Council offered, and was selected, to participate in a project initiated by the Local Government Association of South Australia to assess the cost implications and opportunities of the new landfill guidelines. The regional waste management study initiated by the Central Local Government Region faltered due to a dispute with the consultants engaged for the study. The study methodology and implementation will be reviewed with the intent to complete the project in 2006 / 2007. It is interesting to note that the Commonwealth Productivity Commission is of the opinion that the State Government's objection of zero waste is 'unrealistic; and can lead to perverse outcomes if recycling is pursued at any cost' and that prescribing one technical solution at the expense of others is not achieving the best possible community outcomes.

David Smith.

Finance Manager

The Flinders Ranges Council continues to review its financial management practices to work towards a sustainable future.

In conjunction with the adoption of the Council's Strategic Plan a 10 Year Long Term Financial Plan was developed and will be reviewed on an annual basis reflecting changes implemented in Council's future decisions and policies.

The asset materiality thresholds have been reviewed and altered and the practice of depreciating unsealed roads and footpaths no longer exists on the basis that these assets are being maintained.

As the property market, especially in the Quorn township, continues to reflect significant increases in capital valuations a cap of a 10% increase on the previous year's rate amount was introduced. Owners who had purchased the property, made significant improvements or changed the land use were not entitled to the cap. This financial year also saw the introduction of a full year's Community Wastewater Management Scheme charge within the township of Quorn and an increase in the Hawker Scheme charges to provide for the future replacement of ageing infrastructure.

A review of Council's rating practices was undertaken in May 2006 by Skilmar Systems with public meetings held in Hawker and Quorn. The result from this review is Council will in future years rate on the property's land use irrespective of its locality.

The 2005 / 2006 budget again allowed for 75% of the cost of plant depreciation to be invested in a Reserve to fund plant replacement without funding from external financial institutions. Interest earned on the Plant Reserve is 5.25% and the outstanding loans with an average interest rate of 6.5% are decreasing.

Both Quorn and Hawker Swimming pools again operated on a 20 week season from November until late March. Congratulations to the respective Managers and Management Committees who successfully oversaw the operation of these pools on very small budgets.

The Quorn Pool Committee received a donation of \$7 248 from the now defunct Quorn Senior Citizens Club and it is the Management Committee's intention to put this money towards shade areas. Thanks also to Quorn IGA who donated a secondhand freezer to the Quorn Pool for the canteen.

Many of Council's facilities are supported by volunteers such as the Visitor Information Centre, Community Bus drivers, Community Passenger Transport Service and Swimming Pool Canteens. These volunteers contribute to saving costs in operations and therefore ensuring that the services continue for the benefit of the community.

The Youth Advisory Committee received a further \$3 000 funding for the year and with the support of the Youth Support Worker employed by the Flinders and Outback Regional Health Service fosters youth leadership within the community.

The first year of *Roads to Recovery 2* funding enabled Council to seal Hawker's remaining unsealed streets along with construction of footpath and kerbing. It also funded survey, design and a portion of material costs for the future upgrade of Second Street, Quorn. \$171 508 of R2R2 funds were spent on these roads and footpaths.

The audited Financial Statements indicate an operating deficit of \$27 166 in comparison with previous year's deficit before Capital Grants and Subsidies of \$647 631.

The focus on South Australian Councils to improve their sustainability has been influential on The Flinders Ranges Council's financial management policies. The outcomes indicated in the 2005 / 2006 Financial Statement demonstrates Elected Members and Staff commitment to achieve this through their decision making and the efficient provision of services from limited financial resources.

The Operating Statement deficit balance 'Before Capital Grants / Subsidies Revenue' continues to decrease. Grant funding from *Roads to Recovery* and the Quorn Septic Tank Effluent Disposal (STED) Scheme has assisted in a surplus balance of \$412 409 on the Operating Statement

Patsy Kwaterski

Development Officer

Applications for dwellings has been steady in the past twelve months which is pleasing and approval has been granted for new tourist accommodation (bed and breakfast) and a local hotel is close to completion of a major upgrade.

Council's Building Fire Safety Committee has carried out inspections of all hotels providing accommodation within the Council area to ensure an adequate level of occupant safety is achieved and maintained. The Committee hopes to inspect all other facilities providing accommodation next year.

Approximately sixty (60) properties, both commercial and residential, have connected to Council's Community Wastewater Management Scheme. In order to have connection fees waived all properties will need to connect prior to 30 June 2007. After this date Council will need to consider compulsory connection of properties.

Council's new Development Plan which was hoped to be completed by now has been delayed but a draft copy will be presented to Council for comment early in the next reporting period.

Frank Endemann.

Environmental Health Officer

Businesses which have been inspected over the last twelve months have included –

- Food outlets
- Hotels and motels
- Swimming pools
- Hospitals
- School canteens
- Caravan Parks
- Sporting Group facilities
- Council facilities.

No orders have been issued and most premises continue to upgrade and are of a good standard.

Public immunisations continue to be handled by the Hawker Memorial Hospital and Quorn Health Service.

Keith Simmonds.

PUBLIC PARTICIPATION AND ACCESS TO COUNCIL DOCUMENTS

Public Participation -

Council Meetings are open to the public and residents are invited to attend meetings to obtain a better understanding of the workings of Council.

Deputations and presentations to Council can occur subject to a written request being made to Council and addressed to the Mayor.

Petitions can also be presented to Council on any issue that is within Council jurisdiction.

Access to Council Documents -

The following documents are available for public inspection at the Council office.

- Agenda and Minutes
- Strategic Plan
- Policy Manual
- Budget Statement
- Annual Report
- Annual Financial Statement
- Development Plan
- Development Application Register
- Assessment Book
- Register of Members Allowances and Benefits
- Register of Employees Salaries, Wages and Benefits.

Copies of the above are available for a small charge.

Other Information Requests –

Requests for other information will be considered in accordance with the Freedom of Information provisions of the Local Government Act.

An application and search fee will be required to be lodged with any application for information under Freedom of Information legislation.

Any request for information should be addressed to the Chief Executive Officer, The Flinders Ranges Council, P.O. Box 43, Quorn S.A. 5433. Any application made on the correct form will be dealt within the statutory period required under the Freedom of Information Act.

Council Certificates –

For the 2005 / 2006 financial year there were no certificates pursuant to Section 65zy of the Local Government Act issued by Council that restricted access to any document. Council believes that in only very special circumstances where there is a legal requirement, should access to documents be restricted.

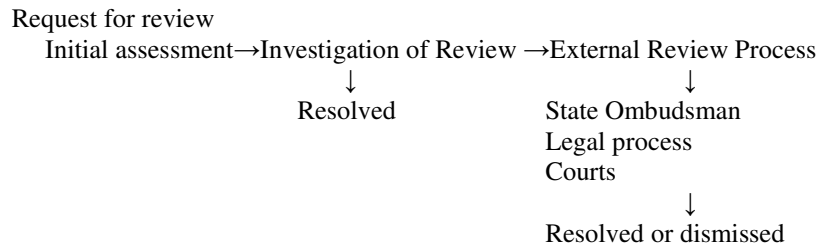
Public Consultation –

The Flinders Ranges Council has adopted a Public Consultation Policy in accordance with Section 50 of the Local Government Act, 1999. The steps to be taken in implementing the Consultation and Decision Making processes are outlined below –

Research and develop strategies
Undertake consultation process
Feedback about topic via submissions
Council decision making
Communicate decisions to stakeholders

Internal Review of Council Decisions –

Council is committed to open, accountable and responsive decision making, facilitated by effective communication and consultation between Council and the community. The following demonstrates the review processes available to the applicant for a review of Council decisions –



Amendment of Council Records –

A member of the public may gain access to Council documents to make amendments concerning their personal affairs by making a request under the Local Government Act. A member of the public may then request a correction to any information about themselves that is incomplete, incorrect, misleading or out-of-date. To gain access to these Council records, a member of the public must complete a Freedom of Information request application as indicated above outlining the records that they wish to inspect.

Application of National Competition Policy to Local Government -

Pursuant to the Government Business Enterprises (Competition) Act 1996 Council has no report to make as no activities were conducted in Category 1 or 2 activities during the 2005 / 2006 financial year.

Council does not operate any business activity subject to the application of Policy principles, and no By-laws were enacted in the year in review.

STAFF

Administration –

Chief Executive Officer	:	Lee Connors
Finance Manager	:	Patsy Kwaterski
Senior Administration Officer	:	Julie Campbell
Administration Officer	:	Chris Bowden

Operations –

Works Manager	:	David Smith
Works Supervisor	:	Lee Braddy
General Inspector	:	Janet Thomas
Team Leaders	:	Stephen Hunt
	:	Robin Ward
	:	Travis McCourt
		<i>(retired 19 May 2006)</i>
Plant Operators/General Hands	:	Victor Clark
	:	Peter Slee
	:	Colin Freebairn
	:	Ashley Digance
	:	Ian Brett
	:	Mark Finlay

Contract Staff –

Building/Health Inspector	:	Frank Endemann
Planning Consultant	:	Robert Hart
Legal Advisors	:	Norman Waterhouse Lawyers

Senior Officers -

The Chief Executive Officer is entitled to be paid as a level 3 officer in accordance with the Senior Officers Award. Council has resolved that he be paid level 5, first year, to compensate for time worked outside normal office hours. In addition, Council has also resolved to meet the cost of rental for the telephone and cost of membership of Local Government Managers Australia.

The Works Manager has fifty percent of his telephone rental and the cost of any work related calls reimbursed.

OTHER

Registers –

- Members Register of Interest
- Staff Register of Interest
- Members Allowances and Benefits
- Staff Allowances and Benefits
- Campaign Donations (elected members)
- Asset Register:
 - Infrastructure
 - Office Equipment
 - Small Plant
 - Other
- Signs
- Grids
- Development Approvals
- Loans
- Licences / Leases

Governance and Community Development

Council has continued its interaction with the Central Local Government Region and participated in the regional activities of that organisation Mayor McHugh is Vice President of the Region and a member of the Executive Committee.

During the year Council completed a funding agreement with other stakeholders to fund Flinders Ranges and Outback South Australia Tourism (FROSAT) for the next two financial years. The completion of the agreement ensures that funding support from State and Local Governments will provide continuity to FROSAT for the development of longer term promotional opportunities.

Distribution of Information –

Council continues to communicate with its residents by regular distribution of reports and newsletters and placement of information notices in local newspapers. Council's website is beginning to further enhance the distribution of information.

2006 Australia Day Awards –

A 'Citizen of the Year' award was declined by the recipient and no other awards were made for other categories for 2006.

Certificates of Recognition	:	Quorn Lions Club
	:	Hawker Country Fire Service and Supporters
	:	Quorn Country Fire Service and Supporters
	:	Hawker Laugh – In Event

COUNCIL COMMITTEES AND DELEGATES

Council Committees –

Development Assessment Panel
Policy Review Committee
Enterprise Bargaining Committee
Hawker War Memorial Swimming Pool Management Committee
Quorn and Districts War Memorial Swimming Pool Management Committee
Stockyard Arena Management Committee

Council Delegates –

Council Members, staff and residents represent Council on the following committees:

Abundant Bird Forum
Australia Airport Association
Central Flinders Soil Board
Central Local Government Region of SA
Community Transport Committee
Development Assessment Panel
District Council of Mount Remarkable Building, Health Inspectorial Advisory Service
Enterprise Bargaining Committee
Flinders and Pastoral Rural Counselling and Information Service Incorporated
Flinders Ranges and Outback SA Tourist Association
Flinders Ranges Council Bushfire Prevention Committee
Flinders Ranges Tourist Association Incorporated
Hawker Airport Emergency Committee
Hawker Area School Council
Hawker Community Development Board
Hawker Country Fire Service
Hawker Recreation Ground Committee
Hawker School/Community Library Board
Hawker Community Sporting Centre
Hawker Swimming Pool Committee
Local Government Association of South Australia
Local Government Finance Association of South Australia
Locust/Grasshopper Consultative Group
Northern Flinders Soil Conservation Board
Policy Review Committee
Quorn Agricultural Show Society
Quorn Country Fire Service
Quorn Health Services
Quorn Hospital Primary Health Care Committee
Quorn Mercury Newspaper
Quorn State Emergency Services
Quorn Memorial Swimming Pool Committee
Quorn School/Community Library Board
Quorn Youth Centre
Quorn Local History Group
Stockyard Arena Management Committee
Town Entrance Committee
Upper North Animal and Plant Control Board
Wirreanda Cottages
Pichi Richi Railway Preservation Society

Policies and Codes of Conduct -

The Local Government Act requires Councils to have in place certain policies and codes of conduct. Listed below are the various policies or codes of conduct either required by the Local Government Act or agreed to by Council -

- 1 Access Roads – Grading
 - 2 Administration Vehicle
 - 3 Amalgamations
 - 4 Airconditioning of Heavy Vehicles
 - 5 Bank Overdraft
 - 6 Camping *Attachment*
 - 7 Cemetery Lease
 - 8 Circus
 - 9 Clothing Issue – Office Staff
 - 10 Clothing Issue – Outside Employees
 - 11 Code of Conduct – Elected Members and Staff
 - 12 Competitive Tendering, Contracting, Purchase, Sale and Disposal of Land and Other Assets
 - 13 Constitutional Recognition
 - 14 Consultation
 - 15 Council Agenda
 - a. Closure
 - b. Correspondence
 - 16 Bargaining Fees – Non-Union Employees
 - 17 Council Property
 - 18 Country Fire Service – Utilisation of Council Plant
 - 19 Country Fire Service – Council Employees
 - 20 Country Fire Service Shed (Quorn) – Near Bowling Club
 - 21 Cross-Over
 - 22 Development Application Fee – Heritage Building
 - 23 Development Application Fees
 - 24 Directional Signs – Tourism
 - 25 Eastern Standard Time
 - 26 Elected Members Allowance and Support
 - 27 Election Signs in Public Places
 - 28 Email/Internet Connection
 - 29 Employee Grievances
 - 30 Emu Farming
 - 31 Equal Employment Opportunities
 - 32 Fences, Construction of – Rural Land
 - 33 Filming
 - 34 Flinders and Pastoral Rural Counselling and Information Service Inc., The
 - 35 Flying the Flag
 - 36 Footpath Trees
 - a. Widening of Footpaths
 - b. Planting of Footpath Trees
 - c. Street Tree Removal
 - d. Planting under Powerlines
 - 37 Gene Technology
- Continued :*

38 Grids
 39 Hawker Dam
 a. Pumping
 b. Pumping to Private Property
 c. Standpipe
 40 Hire of Council Properties and Equipment
 41 IMM Diaries
 42 Influenza Vaccination
 43 Information Bays
 44 Internal Review of Council Decisions Procedure
 45 Leave – Employees
 46 Living Away-From-Home Allowance
 47 Machinery – Service Clubs
 48 Minimum Rating
 49 Occupational Health, Safety and Welfare Statement
 50 *Currently Vacant*
 51 Police Hill Agistment
 52 Pressure Cleaner (Hawker Works Depot)
 53 Quorn Standpipe
 54 Rating/Policy Statement
 55 Rate Rebate Policy
 56 Recruitment
 57 Roadside Native Vegetation Management Plan
 58 Rural Roadside Planting of Trees, Guidelines *Attachment*
 59 Rubble Pits
 a. Weed Control
 b. Royalty
 c. Search For
 60 Septic Tank Application and Fees
 61 Service Awards
 62 Sexual Harassment
 63 Spin-Add Signs
 64 Street Sweeping
 65 Swimming Pool Insurances
 66 Tourism
 67 Trenches
 a. Digging of
 b. Electrical Supply
 c. Road Excavations
 68 Union Fees
 69 Weed Control
 70 Works Contract
 71 Works Manager’s Telephone
 72 Statutory Code of Practice, Access to Council Meetings, Council Committees
 and Council Documents (14.11.2000)
 73 Making of Orders (13.02.2002)
 74 Closure of Surveyed Roads (13.10.1998)
 75 Election – Resignation of Members (09.07.2002)
 76 Signs (09.07.2002)
 77 Risk Management
Continued :

- 78 Asset Accounting and Depreciation
- 79 Members Training and Development (13.06.2006)
- 80 Safe Environment (12.09.2006)

Any of the policies or codes of conduct can be viewed at the Quorn Council Office, Monday to Friday between the hours of 9.00 a.m. and 5.00 p.m.

Delegations –

The Chief Executive Officer and other officers have the delegated authority from Council to make decisions on a number of specified administrative and policy matters. The delegations are included in the Policy Manual and reviewed annually by Council.

Council can not delegate to staff various functions as outlined in Section 44(3)(a) and (k) of the Local Government Act 1999.

Delegations are –

<i>Local Government Act, 1999</i>	:	Lee Connors
<i>Development Act, 1993</i>	:	Lee Connors
	:	Frank Endemann
<i>Dog and Cat Management Act, 1995</i>	:	Lee Connors
	:	David Smith
	:	Robin Ward
	:	Janet Thomas
<i>Environment Protection Act, 1993</i>	:	Lee Connors
	:	David Smith
<i>Fire and Emergency Services Act</i>	:	Mark Finlay
<i>Public and Environmental Health Act, 1987</i>	:	Keith Simmonds
<i>Impounding Act, 1920</i>	:	Lee Connors
	:	David Smith
	:	Robin Ward
<i>Food Act, 1985</i>	:	Keith Simmonds
<i>Expiation of Offences Act, 1996</i>	:	Lee Connors
<i>Land and Business (Sale and Conveyancing) Act, 1994</i>	:	Lee Connors

RATING POLICY STATEMENT

This is the formal rating policy document adopted by the Council. The policy statement is available free on request. The Council's budget and other strategic documents are available for inspection at:

Council Office – 1 Seventh Street, Quorn – normal office hours.

Further Information

Any queries in relation to this policy or requests for additional information regarding rates payments, remissions or objections should be directed to Patsy Kwaterski, Finance Manager, telephone 86486031, unless otherwise stated.

Strategic Focus

In setting the rates for the 2005/2006 financial year, Council needed to consider the outcomes of the Strategic Plan and the effects of quarterly billing. These considerations were in addition to the ever increasing costs of administration (hand-over of government services) and general maintenance work programme. Council also has seen a need to develop regular programmes for upgrading Council buildings and assessing its infrastructure, as well as investigating ways to lessen the substantial costs for refuse collection and disposal.

Business Impact Statement

The Council has considered the impact of rates on all businesses in the Council area, including primary production. In considering the impact, Council assessed – those elements of Council's development; the equity of distribution of the rate burden between ratepayers; Council's policy on facilitating local economic development; current local, state and national economic conditions and specific items addressed in the Strategic Plan.

Method Used to Value Land

All land within a Council area, except for land specifically exempt (eg. crown land, Council occupied land), is rateable. Council has decided to continue to use capital value as the basis for valuing land within the Council area. The Council considers that this method of valuing land provides the fairest method of distributing the rate burden across all ratepayers.

The Council has adopted the valuations made by the SA Valuer-General as provided to the Council for 1 July 2005. If you are dissatisfied with a property valuation then an objection may be made to the Valuer-General in writing, **within 60 days** of receiving notice of valuation, explaining the basis for the objection – provided you have not –

- a). Previously received a notice of this valuation under the Local Government Act 1999, in which case the objection period is 60 days from the receipt of the first notice; or
- b). Previously had an objection to the valuation considered by the Valuer-General.

The address of the Valuer-General is-

Office of the Valuer-General, GPO Box 1345, Adelaide, SA 5001

Email – objection@saugov.sa.gov.au

and the telephone number is 1300 653 345.

The Council has no role in this process. **It is important to note that the lodgement of an objection does not change the due date for payment of rates.**

Differential General Rates and a Minimum Rate

At its meeting of 25 July 2005, Council decided to raise \$760 466 rate revenue in a total revenue budget of \$1 843 079. Differential rates will apply to all land classified as being used for primary production on the basis that such land tends to be remote from many of the services provided by council, does not have footpaths or street lighting and is often served by unsealed, rather than sealed roads. The Council has assessed the reduced level of available services and consequently the rate in the dollar for primary production properties will be set at 0.5235 cents in the dollar and the rate for other land will be 0.7689 cents in the dollar for residential and 0.8913 cents in the dollar for commercial. Generally, the amount of rates payable is determined by multiplying the relevant rate in the dollar and the capital value of the property. However, in both Quorn and Hawker, a minimum rate of \$365.00 will be applied to all residences and commercial properties, and further, the Council, pursuant to Section 166(1)(i)(ii) of the Local Government Act, 1999, and to provide relief against what would otherwise amount to a substantial change in rates payable by a ratepayer due to rapid changes in valuations, Council will grant a rebate of general rates to the Principal Ratepayer of categories 1,2,3,4,5,6,7 and 8 land uses, to cap any increase in general rates payable to that paid in the previous year plus ten percent (10%) where the increase in valuation is not a result of :

A change of ownership of the rateable property since 1 July 2004; or

Any such increase is due in full or in part to the use of the land being different for rating purposes on the date that Council declared its general rates for 2005 / 2006 financial year than on the date Council declared its general rates for the 2004 / 2005 year.

Land use is used as the factor to levy differential rates. If you believe that a particular property has been wrongly classified as to its land use then an objection may be made (to the Council) **within twenty-one (21) days** of being notified of the land use classification. **It is important to note that the lodgement of an objection does not change the due date for payment of rates.**

Service Charges

The Council provides a septic tank effluent disposal system to all properties in Hawker and properties south of the railway line in Quorn. The South Australian Government has advised that there will not be any future funding for STEDS infrastructure replacement. Quorn residents who are eligible to be connected to the Scheme will be charged a maintenance, loan repayment and replacement fund fee. Hawker residents will be charged for a maintenance and replacement fund fee. The Council will recover these fees through a service charge of \$150 for each occupied unit and \$110.00 for each unoccupied unit in Hawker and \$390.00 for each occupied unit and \$360.00 for each unoccupied unit in Quorn. Where the service is provided to non-rateable land a service charge is levied against the land. STEDS payments will be due and payable on a quarterly basis.

Council is charging Refuse Management Fees to partially recover the increasing costs of Refuse Management. The full costs budgeted for refuse management for 2005 / 2006 are \$116 300 for Quorn and Hawker, a charge of \$75.00 per occupied unit for residential

properties and \$110.00 per occupied unit for commercial properties will be charged in both townships. Residents outside the town boundaries and from out of the Council area who use the refuse dump will be required to pay the charge of \$40.00 at the Council Office Seventh Street Quorn or at Hawker Motors, Wilpena Road, Hawker prior to the due date of the first quarterly instalment - 20th September 2005.

Pensioner Concessions

If you are an eligible pensioner or a self-funded retiree, you may be entitled to a remission on your rates. Pension Concession application forms (including information on the concessions) are available from the Council office or by telephoning the Council on 86486031. Self-funded retirees should call Revenue SA call centre on 1300 366 150. **It is important to note that seeking a remission does not change the due date for payment of rates.**

Unemployed Persons Concessions

The Department of Human Services (DHS) may assist with the payment of Council rates for your principal place of residence (remissions are not available on vacant land or rental premises). Please contact your nearest DHS office for details. Applications for concessions should be applied for immediately upon receipt of your rate notice to allow time for applications to be processed as once again **seeking a concession does not change the due date for payment of rates.**

Payment of Rates

Quarterly Instalments of Rates-

Four (4) quarterly instalments of general rates in each financial year are now a mandatory option offered to ratepayers under the provision of the Local Government Act. The instalments will be payable in the months of September, December, March and June of the financial year for which the rates are declared.

Late Payment of Rates

Fines and Interest for Late Payment-

If a quarterly instalment of rates is not paid on or before the date on which it falls due –

- a. The instalment will be regarded as being in arrears; and
- b. A fine of two (2) percent of the amount of the instalment is payable; and
- c. On the expiration of each full month from that date, interest at the prescribed percentage of the amount in arrears (including the amount of any previous unpaid fine but excluding interest from any previous month) accrues.

Application of Money in Respect of Rates

When a Council receives or recovers an amount in respect of rates, the amount will be applied as follows:

- a. Firstly – in payment of any costs awarded to, or recovered by, the Council in any Court proceedings undertaken by the Council for the recovery of the rates;
- b. Secondly – in satisfaction of any liability for interest;
- c. Thirdly – in payment of any fine; and
- d. Fourthly – in satisfaction of liabilities for rates in the order in which those liabilities arose.

Remission and Postponement of Rates

The Local Government Act permits a Council, on the application of a ratepayer, to partially or wholly remit rates or to postpone rates, on the basis of hardship. Where a ratepayer is suffering hardship in paying rates he / she is invited to contact the Council to discuss the matter. Such inquiries are treated confidentially by the Council.

The Council has adopted a policy that where the payment of rates will cause a ratepayer demonstrated hardship, the Council is prepared to make available extended payment arrangements.

Rebate of Rates

The Local Government Act requires Councils to rebate the rates payable on some land:

See summary of Council's Rate Rebate Policy. Applications for rate rebates must be received in this office prior to 31 May prior to the rate declaration. Application forms can be obtained from the Council Office at 1 Seventh Street, Quorn.

Sale of Land for Non Payment of Rates

The Local Government Act provides that a Council may sell any property where the rates have been in arrears for three years or more. The Council is required to notify the owner of the land of its intention to sell the land if payment of the outstanding amount is not received within one month, and provide the owner with details of the outstanding amounts. Except in extraordinary circumstances, the Council enforces the sale of land for arrears of rates and a copy of the policy is available from the Council.

Disclaimer – a rate cannot be challenged on the basis of non-compliance with this Policy and rates must be paid in accordance with the required provisions.

ANNUAL ACCOUNTS

Please contact the Council Office to view the Annual Accounts