



PLAN FOR THE FUTURE

FOR THE FOUR YEAR PERIOD

1 JULY 2008 TO 30 JUNE 2012

Adopted 23 July 2008

TABLE OF CONTENTS

	<u>PAGE</u>
INTRODUCTION	3
PLANT REPLACEMENT PROGRAM	6
LAND AND BUILDINGS	9
RECREATION AND CULTURE	11
ROAD ASSET MANAGEMENT	13

INTRODUCTION

The Local Government Act, 1995 (as amended) requires all Western Australian Local Authorities to prepare a Plan for the Future (Plan). The Plan is designed to ensure electors and residents of the Gingin Shire have an opportunity to participate in the future direction of the Council, a philosophy wholeheartedly endorsed by Councillors and Staff of the Shire.

The Plan provides an overview of the major programs and activities proposed by Council over the next four years; **however, it must be stressed that the Plan does not imply a commitment to any project** but merely sets out the allocation of the Council's total anticipated resources over a given period, with an emphasis on setting priorities and targets. As with any plan, it must be capable of responding to internal and external factors, such as changing community attitudes and priorities, and the availability of grant funding.

The Objectives of the Plan are to:

- provide the community with information related to the proposed principal activities, and
- offer the community the opportunity to lodge submissions in relation to those proposals for consideration by Council

What is in the Plan?

The Plan contains:

- a description of all the principal activities proposed to start or continue during the next four years. Principal activities are defined as capital items with an estimated cost of \$75,000 or more
- an explanation of why they are being carried out, the estimated costs, how they are expected to be funded and how performance will be assessed, if applicable

When is the Plan Prepared?

The Plan will be revised and made public annually, in conjunction with the annual Budget process. This will afford the opportunity to:

- update income and expenditure estimates
- change priorities to reflect changing circumstances
- add, modify or delete activities according to needs, and
- respond appropriately to changes in community needs and perceptions, as expressed through the submissions lodged each year

Principal Activities:

The Regulations, in part, state that:

- A local government is to make a plan for the future of its district in respect of the period specified in the plan (being at least 2 financial years).
- A plan for the future of a district is to set out the broad objectives of the local government for the period specified in the plan.

Selection of Principal Activities:

It is up to each local government to examine its existing and proposed activities to determine which are appropriate for inclusion in the Plan for the Future. For the purposes of this Plan, the Council has decided that any activity satisfying the following criteria will be considered a principal activity.

- Programs or activities that is likely to cost \$75,000 or more in any one year.
- Services or projects considered to be of significant interest to the community.

The principal activities chosen in accordance with those criteria are:

Plant Replacement Policy
Land and Buildings
Recreation and Culture

There is an additional section within the Land and Buildings program entitled "Future Projects under Consideration", for which Council has commenced planning and research; however, the viability and feasibility has not been determined. As such, it is considered premature to include these projects in the Plan for the Future itself at this point in their development.

Basis for Financial Estimates:

Within this document, all income and expenditure figures are estimates based upon the information available to the Shire and its Officers at the time of preparation. They are expressed in current dollar terms. Consequently, some revision of estimates can be expected in response to inflation and other price variations beyond the control of the Shire of Gingin.

Terminology Used:

"general purpose income" means the sum total of current year rates levied plus the grants received from the Western Australian Local Government Grants Commission.

"cash backed reserve funds" means money set aside, mostly from general purpose income in previous years, for future use on specific activities.

Statutory Charges:

These charges can only be imposed by the Council in relation to matters prescribed by legislation and then must be imposed according to the scale of fees and charges invoked by that legislation. They include: licence fees for buildings, dogs, lodging houses, and traders plus fines imposed by infringement notices under the Dog, Litter and other Acts.

General Purpose Income:

This income consists generally of rates and general purpose government grants. Where the Council is of the opinion that a general benefit is available to the entire community, the service is funded from general purpose income. Examples are: parks, roads, and administration. (Government grants for specific projects are excluded from this area.)

Commercial Charges:

Council has a policy to recoup the full cost of a service together with a profit margin to cover future maintenance costs from activities such as: the reinstatement of roads after damage by Government agencies or private activities, crossover contributions and works carried out on private property for the specific benefit of owners or occupiers.

Activity - Plant Replacement Program

Activity:

Replacing plant, vehicles and other assets (but excluding land, buildings and major infrastructure)

Objectives:

- to purchase and replacement of major plant assets in accordance with predetermined acquisition and replacement programs
- to minimise vehicle replacement costs
- to optimise the performance of the plant fleet
- to maintain a good, safe working environment for Shire Staff

Performance Measures:

An annual assessment of plant and equipment is made by the Deputy Chief Executive Officer as guided by the Plant Focus Group. Such assessment is to:

- be based upon plant costing records and a physical examination of the condition of all items, including general safety
- take into account plant operating costs and the down-time due to repairs, and
- consider the potential replacement change-over costs

Funding:

- All vehicles and plant are to be funded to the maximum extent by the value of trade-ins.
- Change-over costs for replacement assets are in usually funded from General Revenue although extraordinary expenditure items may be funded from borrowings or from the Plant and Equipment Replacement Reserve established and accumulated for that purpose.
- Minor items of plant and other equipment are financed from General Revenue as the need arises.

- In 2008/2009, Shire Staff will again be conducting a review of plant retention/replacement strategies to ensure the replacement program reflects optimum change-over periods for the vehicles.

SHIRE OF GINGIN PLANT REPLACEMENT PROGRAM						
YEAR	VEHICLES	REG NO.	2008/2009	2009/2010	2010/2011	2011/2012
	EQUIPMENT		\$	\$	\$	\$
1998	CAT GRADER	GG.001		350,000		
2003	JOHN DEERE GRADER	GG.003				
1996	GRADER (JD 670B)	GG.004				
2007	FRONT END LOADER (CASE)	GG.006				
2000	CASE ROAD ROLLER	GG.008				
2006	BACK HOE (JCB)	GG.011		125,000		
2003	TCM FRONT END LOADER	GG.016	255,000		170,000	
1989	AVELING STEEL ROLLER	GG.021	Not programmed for replacement			
2000	BOSTRL SEMI-TIPPER	GG.024				45,000
2005	PLANT TRAILER	GG.025	Not programmed for replacement			
2002	CASE LOADER	GG.026		170,000		
1997	PIG TRAILER	GG.032	75,000			
1980	LINCOLN WELDER TRAILER	GG.036	-5,000 to be sold			
1980	LOW LOADER	GG.037				
2005	TACUMA FLAT TOP TRAILER	GG.039	Not programmed for replacement			
2002	BOMAG ROLLER	GG.079				
2002	PAPAS BOXTOP TRAILER	GG.6019	Not programmed for replacement			
1984	CUSTOM BOXTOP TRAILER	GG.6458	Not programmed for replacement			
1997	CUSTOM BOXTOP TRAILER	GG.6576	Not programmed for replacement			
1997	CUSTOM BOXTOP TRAILER	GG.6666	Not programmed for replacement			
2000	LOADSTAR BOXTOP TRLR	GG.6725	Not programmed for replacement			
2001	BOSTRL PIG TRAILER	GG.6776	Not programmed for replacement			
1999	PAPAS BOXTOP TRAILER	GG.6788	Not programmed for replacement			
1980	CUSTOM BOXTOP TRAILER	GG.6900	Not programmed for replacement			
2002	LOADSTAR FLATTOP TRLR	GG.6905	Not programmed for replacement			
2002	FORKLIFT	GG.085	Not programmed for replacement			
2007	PEDESTRIAN ROLLER					
NEW	TIP- FRONT END LOADER		90,000			
	TRUCKS					
2006	DAF PRIME MOVER	GG.002				
2000	MERCEDES TIP TRUCK	GG.028				
2000	MERCEDES TIP TRUCK	GG.045	100,000			
2004	MAINTENANCE 4 TN TRUCK	GG.048		50,000		
2004	TIP TRUCK - ISUZU	GG.056			50,000	
2004	MAINTENANCE 4 TN TRUCK	GG.060		50,000		
NEW	TIP-6 WHEEL TIPPER TRUCK		120,000			
	TRACTORS					
2007	MASSEY FERGUSON TRACTOR	GG.012				
2004	JOHN DEERE TRACTOR	GG.019				
	MOWERS/PLOWS/SLASHERS					
2006	MOWER (KUBOTA)	GG.034			37,500	
2007	MOWER (FERRARI)	GG.040	60,000			47,500
2005	MOWER (KUBOTA) LANCELIN	GG.041	15,000	37,500		
1997	MOWER (KUBOTA)CVAN PARK			20,000		
NEW	TILLAGE KING 20 PLATE DISC		1,550			
NEW	NAPIER GRASSLANDS DISCS		5,550			
NEW	HOWARD ALCE 1.9M WIDE CIT FLAIL MOWER		11,500			

YEAR	VEHICLES	REG NO.	2008/2009	2009/2010	2010/2011	2011/2012
	UTILITIES/WORKS VEHICLES					
2007	UTILITY (4 X 4 CAB) ASST WK SPR	7.GG	10,000	10,000	10,000	10,000
2006	2WD TRAY TOP UTE MECHANIC	GG.009	10,000	10,000	10,000	10,000
2007	MITSUBISHI S/CAB WORKS	GG.020		10,000		10,000
2005	UTILITY (MITBSHI D/CAB) LA	GG.033				10,000
2007	UTILITY MTCE LEADING HAND	GG.043		11,000	11,000	13,000
2007	TERRITORY-WORKS FOREMAN	6.GG	16,000	16,000	16,000	16,000
2005	UTILITY 2WD (GARDEN DEPT)	GG.013	10,000		10,000	
2005	UTILITY - CARAVAN PARK	GG.044			15,000	
2007	FORD RANGER TRAY BACK UTE	GG.050		15,000		15,000
NEW	THREE WAY TIPPER - LANCL		18,000			
	SEDANS/STAFF VEHICLES					
2007	TOYOTA L'CRS 4WD WAGON	0.GG		15,000	14,000	17,500
2007	FORD FOCUS SEDAN	2.GG	15,000	10,000	10,000	14,000
2008	TOYOTA CAMRY	3.GG		20,000	20,000	13,000
2006	FORD FALCON SEDAN	4.GG	12,000	10,000	10,000	13,000
2007	FORD TERRITORY WAGON	5.GG	12,000	20,000	20,000	13,000
	RANGERS VEHICLES					
2007	UTILITY 4WD DUAL CAB	GG.005	12,000	12,000	12,000	11,000
2007	UTILITY 4WD SINGLE CAB	GG.073	12,000	12,000	12,000	13,000
2007	UTILITY 4WD SINGLE CAB	GG.074	12,000	12,000	12,000	11,000
2003	4WD QUAD BIKE	GG.062				
	MISCELLANEOUS					
2000	COMMUNITY BUS	GG.007	20,000	20,000	20,000	20,000
	MINOR PLANT/EQUIPMENT		7,500	7,500	7,500	7,500
	TOTAL COST BY YEAR	895,100	984,500	625,000	425,500	289,000
	SOURCES OF FUNDING					
	MUNICIPAL FUNDS NEW	615,100	814,500	360,000	260,500	169,000
	PLANT/EQUIPMENT RESERVE	180,000	170,000	250,000	150,000	100,000
	TIP RATIONALISATION RESERVE	100,000				
	CARAVAN PARK RESERVE			15,000	15,000	20,000
	TOTAL FUNDING BY YEAR	895,100	984,500	625,000	425,500	289,000

Activity - Capital Infrastructure – Land & Buildings**Activity:**

The upgrading and effective use of properties under the care, control and management of Council

Objective:

To improve the amenity of the Shire and to enhance performance with respect to works and services in general and emergency services

Performance Measures:

- An annual assessment by Council of its capital infrastructure requirements

Funding:

Land and Buildings will be funded from Council's Municipal Fund subject to Grants being made available when applicable. Loan funds may be used if deemed appropriate.

FUTURE PROJECTS UNDER CONSIDERATION	
Gingin Sewerage	7,000,000
Gingin Resource Technology Centre	550,000
Lancelin Community Cultural Centre	1,500,000
Ledge Point Maritime Facility	1,500,000
	\$10,550,000

NOTE: These Future Projects under consideration are only at the preliminary stage of consideration with the costing estimates and likely timeframe for completion still requiring considerable discussion.

LAND & BUILDINGS

EXPENDITURE	2008/2009	2009/2010	2010/2011	2011/2012
Landfill Site Development/Report	100,000	1,500,000	100,000	100,000
Lancelin Commercial Precinct Sewer	380,528			
Seabird Hall-Asbestos Removal		75,000		
Ledge Point Country Club-Asbestos Removal		100,000		
Seabird Pedestrian Beach Access		75,000		
Guilderton Foreshore Bldg Upgrade		100,000		
Lower Coastal Medical Facility		300,000		
Woodridge Hall Kitchen Refurb.			75,000	
Lancelin Hall and Kitchen Refurb.			300,000	
Ledge Point Sewerage			500,000	
Seabird Hall Kitchen Refurbishment			75,000	
Granville Civic Centre Kitchen Refurb.				75,000
Lancelin Comm Sporting Complex Kitchen Refurb.				75,000
Ocean Farm Hall Kitchen Refurb.				75,000
TOTAL PER YEAR	\$480,528	\$2,150,000	\$1,050,000	\$325,000

FUNDING SOURCES	2008/09	2009/10	2010/11	2011/12
Refuse Removal Charges	85,000	100,000	95,000	100,000
Shire/Water Corp Contribution	115,618			
DLGRD Regional Headworks Program Grant	198,710			
Stakeholder Contribution	66,100			
Commercial Contribution to Landfill site		1,500,000		
Loan for Ledge Point Sewerage			500,000	
General Purpose Funds	15,100	550,000	455,000	225,000
TOTAL FUNDING	\$480,528	\$2,150,000	\$1,050,000	\$325,000

Activity – Capital Infrastructure – Recreation & Culture

Activity:

To maintain and enhance lifestyle opportunities for the community

Objective:

- Maintain existing facilities to an appropriate standard
- Determine community needs and priorities for future facilities
- Determine minimum viability criteria for retaining recreational and cultural facilities and funding activities
- Ensure sufficient resources are allocated to these functions
- Determine and deliver optimum levels of service

Performance Measures:

- Assessment of user accolades and/or complaints
- Revenue generation

Funding:

Recreation and Cultural facilities will be funded from Council's Municipal Fund subject to Grants being made available when applicable. Reserve Funds and/or Loan Funds may be used if deemed appropriate, and it is common practice for local organisations to make significant contributions to projects that benefit their communities.

RECREATION & CULTURE PROJECTS	2008/09 \$	2009/10 \$	2010/11 \$	2011/12 \$
Ledge Point Tennis Court Resurfacing		100,000		
Footpath Program	100,000	100,000	100,000	100,000
TOTAL PER YEAR	\$100,000	\$200,000	\$100,000	\$100,000

PROJECT FUNDING SOURCES	2008/09 \$	2009/10 \$	2010/11 \$	2011/12 \$
Community Commitment		33,333		
Sport/Recreation Grant		33,333		
General Purpose Funds	50,000	83,333	50,000	50,000
Footpath Grants	50,000	50,000	50,000	50,000
TOTAL FUNDING	\$100,000	\$200,000	\$100,000	\$100,000

Activity – Road Asset Management

Activity:

The management of the road infrastructure system including the road pavement, drainage, street lighting, verge maintenance, signs and street furniture

Objective:

To maintain and improve the quality and useful economic life of the road infrastructure system in the most efficient manner possible

Performance Measures:

- An annual inspection by Councillors to ascertain road conditions
- Using ROMAN as a principal planning tool, to bridge the gap between present expenditure levels and those necessary to achieve the desired level

Note:

The Shire uses ROMAN, a computer modelling system widely used in Western Australia, for measuring road asset condition, planning preservation requirements and maximizing the economic useful life of roads and associated assets. In conjunction with regular inspection and condition reporting, ROMAN assists the Council to determine the desired asset condition to be established or maintained as well as the optimum works/expenditure scheduling necessary to achieve or maintain that standard.

Funding:

This activity is funded from several sources. Main Roads WA provides some funding through the Regional Road Program Project program (RRG) and the untied Direct Road Grant. Untied funding is also received as the road grant component of the Local Government Grants Commission allocation. Finally, the Federal Government provides money through the Roads to Recovery Program (R2R).

- Year to year income/expenditure variances are due to Regional Road allocations determined in accordance with Regional Road Funding priorities.
- The Federal Government is currently providing Roads to Recovery funds that are determined each year, based on a pool of funds divided up into road construction and maintenance on an “as needed” basis that is determined by them.
- Private crossovers or works that provide special benefits to specific residents are funded on a commercial basis. (Pricing Policy – Commercial Charges).
- All other costs are met from general purpose income.

EXPENDITURE	2008/09	2009/10	2010/11	2011/12
<u>Road Construction</u>				
Municipal Road Works	See Municipal Budget	See Municipal Budget	See Municipal Budget	See Municipal Budget
Local Roads Projects (RRG) Gingin Brook Road	\$459,455	TBD	TBD	TBD
Roads to Recovery Projects (R2R)	\$323,834	TBD	TBD	TBD
Roads to Recovery One-Off Projects	-0-			
TOTAL EXPENDITURE BY YEAR	\$808,064			

FUNDING SOURCES	2008/09	2009/10	2010/11	2011/12
<u>Road Construction</u>				
Municipal Road Works	See Municipal Budget	See Municipal Budget	See Municipal Budget	See Municipal Budget
Local Roads Projects (RRG) Gingin Brook Road	\$306,303	TBD	TBD	TBD
Roads to Recovery Projects (R2R)	\$323,834	TBD	TBD	TBD
General Funds	\$177,927			
TOTAL INCOME BY YEAR	\$808,064			