



MINUTES

Ordinary Council Meeting

16 September 2025

CONFIRMATION OF MINUTES

These Minutes have been CONFIRMED by Council as the official record for the Shire of Gingin's Ordinary Council Meeting held on 16 September 2025.

Councillor L Balcombe
SHIRE PRESIDENT

Date of Confirmation: _____

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Applicants and other interested parties should refrain from taking any action until such time as written advice is received confirming Council's decision with respect to any particular issue.

ACKNOWLEDGEMENT OF COUNTRY



The Shire of Gingin acknowledges the Yued people, the traditional owners of Yued Boodja. The Shire pays respect to Yued Elders past and present, and acknowledges emerging Yued leaders. We extend this respect to all Aboriginal people. The Shire recognises the living, dynamic culture of the Yued people and the unique contribution they make to the Gingin region on Yued Boodja.

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**MINUTES
ORDINARY COUNCIL MEETING
16 SEPTEMBER 2025**



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ORDER OF BUSINESS

1 DECLARATION OF OPENING

The Presiding Member declared the meeting open at 3.04pm and welcomed all in attendance.

2 RECORD OF ATTENDANCE, APOLOGIES AND LEAVE OF ABSENCE

2.1 ATTENDANCE

Councillors – R Kestel (Deputy President/Presiding Member), F Peczka, E Sorensen, L Stewart, A Vis, J Weeks and N Woods

Staff – S Wildgoose (Chief Executive Officer), Rachael Wright (Executive Manager Corporate Services), J Bayliss (Executive Manager Regulatory and Development Services), R March (Executive Manager Operations and Assets), K Okely (EA to CEO/Minute Officer), and G Koorasingh (Manager HR)

Gallery – There were 8 members of the public present in the Gallery.

2.2 APOLOGIES

Cr L Balcombe (President); Cr F Johnson

2.3 LEAVE OF ABSENCE

Nil

3 DISCLOSURES OF INTEREST

Nil

4 PUBLIC QUESTION TIME

4.1 RESPONSES TO PUBLIC QUESTIONS PREVIOUSLY TAKEN ON NOTICE

The following questions were unable to be asked during the meeting and were provided in writing by the questioner to be taken on notice in according with Council's protocols for Public Question Time.

4.1.1 Martin Aldridge – Lennard Brook

Meeting Between LGIS and Shire of Gingin Representatives

Q1. Please identify the Shire of Gingin and LGIS representatives that attended the LGIS meeting, what were the meeting outcomes and what was the length of the meeting.

Response by President

This meeting was attended by the Shire's Executive Management Team and 3 other key staff members involved in the risk assessment and priority setting process. LGIS representatives were the LGIS Regional Risk Coordinator and Account Manager. The key outcome of the meeting was agreement on the development of a new RRC Service Plan, tailored to the Shire's risk profile and priorities. The meeting duration was approximately 3 hours.

Q2. Was any portion of the expense recovered from LGIS or any other party and please detail the \$480 in expenditure, or the portion which relates to LGIS?

Response by President

The EFT amount of \$480 covered 2 separate catering invoices. The expenditure relating to the meeting with LGIS amounted to \$150. No portion of this expense was recovered from LGIS or any other party.

4.2 PUBLIC QUESTIONS

4.2.1 Kathleen Wright – Wanerie

Mineral Resources Workforce Accommodation

Q1. Can the Shire confirm whether Mineral Resources Limited, in relation to its approved workforce accommodation at Lot 2 Gingin Brook Road, Granville, is making any financial contributions to the Shire or the community — including but not limited to rates, levies, community benefit payments, or infrastructure contributions? If so, please provide details of the nature and amount of such contributions. If not, can Council explain why a multinational resources company is permitted to operate within the Shire without contributing financially to local community wellbeing?

Response by Presiding Member

Mineral Resources are not making a financial contribution, except normal rates payments, to the Shire of Gingin in relation to Lot 2 Gingin Brook Road, Granville.

The Shire is unaware of whether Mineral Resources sponsor local community groups, as the Shire is not privy to the financial affairs of local community groups.

The Shire does not approve or refuse activity under the *Mining Act 1978* or the *Petroleum and Geothermal Energy Resources Act 1976*. The submitter is encouraged to contact the Department of Mines, Petroleum and Energy (DMPE), being the relevant approval agency, for clarification of their assessment and approval process.

In relation to the Staff/Workers Accommodation approval referenced, financial contributions to the Shire and/or the community are not material planning considerations to determine whether the land can accommodate the development. This approval was determined by Council on 20 May 2025, and the decision can be viewed on the Shire's website under the Council Minutes section.

4.2.2 Kate Lane - Neergabby

Coastal Erosion Mitigation Measures

Q1. As coastal erosion is perceived to be increasingly problematic - will Council introduce a "Sea Defence Levy" in the Rates, for properties in the coastal communities - to provide finance to cover coastal erosion mitigation works and not seek to use increasing amounts from the General Rate resulting in reduced services elsewhere?

Response by Presiding Member

As part of the discussions around the current north Lancelin erosion response the Shire has been working with a consultant to undertake a Benefit Distribution Analysis (BDA) to inform future decision making. Council is cognisant of the points you raise in terms of general rates and services, compared to coastal erosion specific actions and costs. Whilst no commitment will be made to any course of action at this stage, Council will continue to explore this topic further to determine the best way forward on this complex and emotive topic.

Q2. Has Council considered that coastal erosion could be approached more economically by reserving land to the rear of our coastal towns to be "donated" to the current owner of any property lost due to changes in the natural coastline - allowing them affordable re-location - rather than constantly spending funds on trying to prevent the inevitable?

Response by Presiding Member

There have been very preliminary desktop investigations, however nothing of any substance. The Shire's resources have generally been dedicated to the draft Coastal Hazard Risk Management and Adaptation Plan (CHRMAP) (2023) and draft Coastal Management Plan (CMP). The challenges of formally adopting the CHRMAP and its recommendations have provided uncertainty with the preferred course of action for the Shire to plan for, as reserving land as referenced would maybe acknowledge that 'retreat' is the ultimate course of action.

In other States where land transactions of this nature have occurred, although not a common occurrence, it has generally been State Government led.

Another challenge with reserved land surrounding the coastal townsites relates to various land parcels being identified for transfer to the Noongar Land Estate as part of the Southwest Native Title Settlement. The reserved land may not therefore be available for the purposes suggested, and any dealings on the reserved land are essentially in obeyance until this process is resolved.

Q3. Will Council designate "Coastal Erosion Risk Areas" - such as we have with "Fire Risk Areas" and "Flood Zones" - giving Warning Notices to all future purchasers and developers - placing a caveat emptor (let the buyer beware) on these areas, thus removing Council liability in mitigating any future problems?

Response by Presiding Member

Council currently imposes time limited approvals and conditions title notifications for development located in vulnerable coastal areas. The CHRMAP (2019) mapping provides the spatial 'designation' of the vulnerable areas. This approach is consistent with State Planning Policy 2.6 – Coastal Planning and the endorsed CHRMAP (2019). An example of a Title notification is as follows:

VULNERABLE COASTAL AREA – This lot is located in an area likely to be subject to coastal erosion and/or inundation over the next 100 years and is subject to conditions of development approval which require removal and/or rehabilitation of development to pre-development conditions.

The title notifications ensure that prospective buyers are able to make informed decisions about the level of risk they are prepared to take on. The Shire acknowledges that such conditions have not been a unanimous position to date, and elements of Council and the community oppose this approach.

David Wilkie - Wanerie

Removal of Shire Assets

Q1. What is the Council doing to address the matter of the removal of Shire assets including heritage floor boards, a new air conditioner and cleat roller?

Response by Presiding Member

A contractor was employed to undertake the works at CU@Park to replace and remove the floorboards. The contract conditions permitted the contractor to dispose of the floorboards - whether proper or improper I don't know. The boards found their way onto a site for sale after which the remaining boards were collected by Shire staff. The cleat roller has been returned to the Shire.

Q2. How was the Cleat roller removed from the Shire's books?

Response by Presiding Member

I will take this question on notice.

VIMG Court Case

Q3. What is the latest update on the VIMG Court case and what is the financial risk to the Shire?

Response by CEO

The Shire is still working through a Supreme Court process so aspects of the case cannot be publicly discussed, but essentially we have a Directions Hearing in November which will set a new date. Previous dates were adjourned to see if this could be settled out of Court. The Shire has had a contractual arrangement with this developer since purchase, and with the previous developer from 24 years or so ago. The current issue is the Developer Agreement is at risk.

I will not quantify a dollar value given it is a settlement and Court process and potentially could bias the outcome. However a number of items within the Deed, including construction of footpaths, community facilities, sporting facilities and a number of other financial contributions are known to the community. Council will at some stage make a decision or have a Court outcome, and will advise the community.

Coastal Erosion Committee

Q4. Why hasn't Council followed due process and directed the CEO to form a Coastal Erosion Committee?

Response by Presiding Member

There is a group in place to review the CHRMAP peer review. The CEO will contact the members of the group this week with the view that the Peer Review process will conclude shortly, thus providing a reason for the group to meet.

Megan Kolbe – Gabbadah

Distribution of Funds From Guilderton Paid Parking and Fines

Q1. Where exactly is the monies from Guilderton paid parking and fines distributed? The information I have found in past minutes and emails from council do not correlate, and multiple people including councillors have told me it is used for maintenance of ablution blocks and rubbish removal at the foreshore, and one councillor told me only 19% goes to the foreshore fund.

Response by CEO

The income from parking meters minus the cost from operating the services goes roughly 7% to the Reserve for Trailer Parking and the remainder goes to the Foreshore Redevelopment Reserve. Based on last financial year this was roughly \$5,000 and \$60,000 respectively.

Response by EMCS

Every year changes, with a range from 5% to 20% for parking costs and the remainder goes to the Trailer Parking and Foreshore Redevelopment Reserves. The cleaning and rubbish are separate accounts entirely.

Guilderton Foreshore Improvements

Q2. People on the Guilderton Foreshore Working Committee have told me that no improvements will be made at the foreshore until the Guilderton Caravan Park septic tank issue is fully resolved, which could be years away. Is this true?

Response by CEO

There are the caravan park and foreshore, and those two items are closely linked. The caravan park development will be the first cab off the rank. The foreshore toilet block drainage infrastructure goes into the caravan park. The goal is to have something happen within the next couple of years.

“Do Not Feed Pelicans” Signage

Q3. Three years ago “do not feed the pelican” signs were made and ready to be put up at the Guilderton foreshore jettys as an education to fisher people, but the council wouldn’t allow them to be put up for an unknown reason. With the number of pelicans hooked this year, and the distress it caused to tourists and residents, are the council reconsidering this now?

Response by Presiding Member

I will bring this up with the CEO for investigation and will advocate for these signs if a report comes back to Council.

Maarten Kornaat – Nilgen

Security of Ballots During Counting

Q1. What is the process for counting the votes when the counting takes more than a day how do you secure the ballots?

Response by CEO

Refer your question to the WA Electoral Commission who are managing the election as they are better placed to answer this question.

Q2. Are there any plans for Councillors to hold Council Meetings in other towns?

Response by Presiding Member

Council meetings have been held previously in different locations within the Shire. There are potentially other more appropriate ways for Councillors to get out there to meet the public other than at a Council meeting. Plenty of other opportunities in an informal setting such as the “Coffee with Councillor” event such as the ones held in Guilderton and Ledge Point this year. This is the Council headquarters though.

Kerry Butler - Gingin

CU@Park Floorboards

Q1. Are the floorboards stolen or not? If they weren't stolen why did the person not keep them and if they were stolen why did we get some back.

Response by Presiding Member

They were not stolen and were disposed of by the contractor, they then appeared on a for sale site and after community reaction the remainder of the boards were returned.

Guilderton Caravan Park

Q2. Can you ensure me that the Caravan Park will not close and they will lose their money?

Response by CEO

The Shire has a contract with Belgravia. You don't expect that they will just walk out on their contract. If we were at the height of the tourism season and something significant happened, the impetus on the Shire would be to implement a Plan B quickly to maintain that service. The best answer is the way the contract is written, there should be protection in that space to protect monies of patrons. I will take this on notice and follow up.

Kathleen Wright – Wanerie

Rubbish Removal for Neergabby Spring Clean Up and Registration with Clean Up Australia

Q2. *Is Council willing to provide rubbish removal for the Spring Clean Up event at Neergabby, does Council have any rubbish hotspots or suggestions requiring a clean-up and would they be willing to register Clean Up Australia under their get involved with the Council?*

Response by Presiding Member

These are operational questions and I suggest that contact be made in the usual way.

David Wilkie - Wanerie

Removal of Rubbish Bins – Indian Ocean Drive and Brand Highway

Q5. *What does Council propose to do with the rubbish as bins have been removed on Indian Ocean Drive and Brand Highway?*

Response by CEO

I agree this is a problem. When MRWA suggested taking the bins away the Shire pushed back as it would cause issues elsewhere but they still went ahead and removed the bins but the picnic tables were left. On-going conversations are being held.

5 PUBLIC STATEMENT TIME

Unlike Public Question Time, Public Statement Time is not a requirement under the *Local Government Act 1995* and is not listed in the Order of Business as set out in the Shire of Gingin Meeting Procedures Local Law 2014.

Public Statement Time was introduced at the Ordinary Council Meeting (OCM) on 20 February 2024 on a trial basis to provide an additional opportunity for the public to address Council. At its OCM on 15 October 2024 Council resolved that statements made during Public Question Time must relate to matters listed on the agenda for the meeting, and that practice has continued. No final decision has been made as to whether Public Statement Time will become a permanent part of Council's meeting procedures.

As part of ongoing local government reform measures, the State has previously flagged that model meeting procedures will be drafted which every local government in Western Australia will be required to adopt. There is currently no indication as to what the model procedures will require, and therefore there is no benefit to be gained by undertaking a formal amendment of the Shire's Meeting Procedures Local Law to include Public Statement Time as part of the Order of Business. In the interim, Council will continue to agree to include Public Statement Time at each council meeting.

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Weeks **SECONDED:** Councillor Vis

That Council resolve to amend the order of business for the meeting to include Public Statement Time.

**CARRIED UNANIMOUSLY
7 / 0**

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

5.1 Ed Hartman - Neergabby

Mr Hartman made a statement in reference to the satisfaction survey conducted earlier this year and complimented the Administration for the prompt release of the survey which contributes to the openness of Council.

6 PETITIONS

Nil

7 APPLICATIONS FOR LEAVE OF ABSENCE

Nil

8 CONFIRMATION OF MINUTES

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Woods **SECONDED:** Councillor Vis

That Council confirm the Minutes of the Ordinary Council Meeting held on 18 August 2025 as a true and accurate record.

**CARRIED UNANIMOUSLY
7 / 0**

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

9 ANNOUNCEMENTS BY THE PRESIDING MEMBER

Nil

10 UNRESOLVED BUSINESS FROM PREVIOUS MEETINGS

Nil

11 QUESTIONS BY MEMBERS OF WHICH DUE NOTICE HAS BEEN GIVEN

11.1 Cr F Peczka

Coastal Erosion Lancelin – North End of Townsite

11.1 When (date) did the Shire of Gingin receive the appointed Coastal Engineer Consultant Draft Dune Rehabilitation Design and Report for emergency immediate/urgent and medium term mitigation works for identified coastal erosion at the north end of Lancelin townsite (partly at Lancelin Sands Hotel).

Response by CEO

The Shire received a Short-Term Dune Management Approach draft Coastal Engineer report in relation to the 3 Emus area erosion at 7:19pm on Thursday 14 August 2025.

11.2 When (date) did the Shire of Gingin receive the "prior discussions Report" prepared by the City of Stirling and the Northern Beaches Alliance employed/consultant Coastal Engineer for emergency immediate/urgent mitigation works for identified coastal erosion at the north end of Lancelin townsite (partly at Lancelin Sands Hotel).

Response by CEO

No report of this type has been received. Shire employees engage with counterparts at other local governments, individually and through collaborations such as the Northern Beaches Alliance and Coast WA on a regular basis.

11.3 Why didn't Council immediately receive the "prior discussions Report" prepared by the City of Stirling and the Northern Beaches Alliance employed/consultant Coastal Engineer at the same time the Shire of Gingin received the described Report for emergency immediate/urgent works for identified coastal erosion at the north end of Lancelin (partly at Lancelin Sands Hotel).

Response by CEO

No "prior discussion report" exists.

11.4 When (date) will the final Consultant Coastal Engineer main Dune Rehabilitation Design Report be completed and presented to Council.

Response by CEO

The Design Report, Technical Specifications, and Design Drawings are complete. They won't be formally presented to Council as they are informing documents for a project that is being delivered by the administration based on an approved budget. Council has informal access to the final report to guide future informal discussions and deliberations in relation to any further works in this area. Further information will be provided to Council formally at a time when a Council decision needs to be made, likely post short term dune works being completed.

11.5 When (date) did the Council of the Shire of Gingin authorise emergency immediate/urgent mitigation works for identified coastal erosion at the north end of Lancelin townsite, some 3 days after its decision (Council Ordinary Meeting 19 August 2025) not to authorise any emergency immediate/urgent and medium term mitigation works for identified coastal erosion at the north end of Lancelin townsite.

Response by CEO

Council endorsed the Shire's 2025/2026 budget at the Special Council meeting on 5 August 2025. This budget had \$100K reserve transfer and \$150K grant income towards an operational project for short term dune management works. As such, since this date the administration has been working on this project.

On 19 August 2025 at the Ordinary Council Meeting, Cr Stewart moved the below motion, which was lost:

"That Council resolve to undertake immediate emergency mitigation measures, such as the installation of protective matting over the dune area generally near the Lancelin Sands Hotel and extending towards the Hinchliffe Lookout Dune.

This mitigation action is to be implemented immediately as an emergency measure to stabilise the dune and prevent further loss of the dune system until the engineer's report is received and medium-term solutions can be considered."

After debate, Council instead made the below resolution by simple majority:

"2. Acknowledge that the administration is currently working with qualified technical specialists to develop a dune management activity and benefit distribution analysis for the area and agree that the undertaking of uninformed works is not a recommended course of action when dealing with coastal issues;"

A Councillor Motion being lost is not the same as a resolution directing the administration not to act. The resolution given did not direct no action, it acknowledged the work currently being undertaken by the administration and agreed that undertaking uninformed works was a bad idea.

As such the Shire CEO performed his executive functions to continue to review the risk in the area, the project deliverables, and worked with employed technical specialists to chart a course of action.

11.6 Why didn't the Shire of Gingin activate temporary and emergency immediate/urgent mitigation works at the base of Hinchcliffe Hill Lookout to prevent immediate and further loss of dune and mitigate forward loss of the dune hill structure.

Response by CEO

This area is not in the current scope and poses minimal risk of inundation at this stage.

11.7 Has the storage of the described "demolish" Hinchcliffe Hill Lookout platform and stairway structure materials, has maintained structural integrity and are not compromised for further use in and for a similar structure at some near point in time.

Response by CEO

The structure was initially removed quickly and in large pieces that included the handrails, this was stored at the Shire depot. The Shire is working with the LDCA to organise for the sections to be stripped to allow for more compact and efficient storage. The material will be restacked on pallets. The material is unlikely to be able to be reused to create a similar structure but can likely be redeployed in another form.

12 REPORTS - OFFICE OF THE CEO

12.1 2025 COMMUNITY SURVEY

File	COR/37
Author	Linda Fidge – Coordinator Corporate Planning
Reporting Officer	Scott Wildgoose - Chief Executive Officer
Refer	Nil
Appendices	1. 11162 Shire of Gingin 2025 Community Survey Final [12.1.1 - 115 pages]

DISCLOSURES OF INTEREST

Nil

PURPOSE

For Council to consider the results of the 2025 Community Survey.

BACKGROUND

The Shire undertakes a community survey approximately every two years. The biennial survey results are used in part to inform the Shire's Strategic Community Plan every two years (major or minor review depending on the review cycle), and other services and strategic plans undertaken by the Shire. Previous survey results are published on the Shire's website.

The 2025 Community Survey opened around 12 May 2025 (dependent on email or postage mail method of delivery) and closed on 9 June 2025. The draft survey results report was received on 21 July 2025 (in line with the contractor's submitted timeline accepted by the Shire), with the final report received on 4 August 2025.

COMMENT

The intent of the 2025 Community Survey *is designed to measure community satisfaction in key performance areas, and this study forms an important part of the Shire's evaluation of the services its delivers, the facilities it provides and the quality of life of its residents.*

Specifically, the survey measures:

- *Perceptions of the overall performance of the Shire;*
- *Propensity to recommend the Shire as a place to live;*
- *The customer service provided by the Shire;*

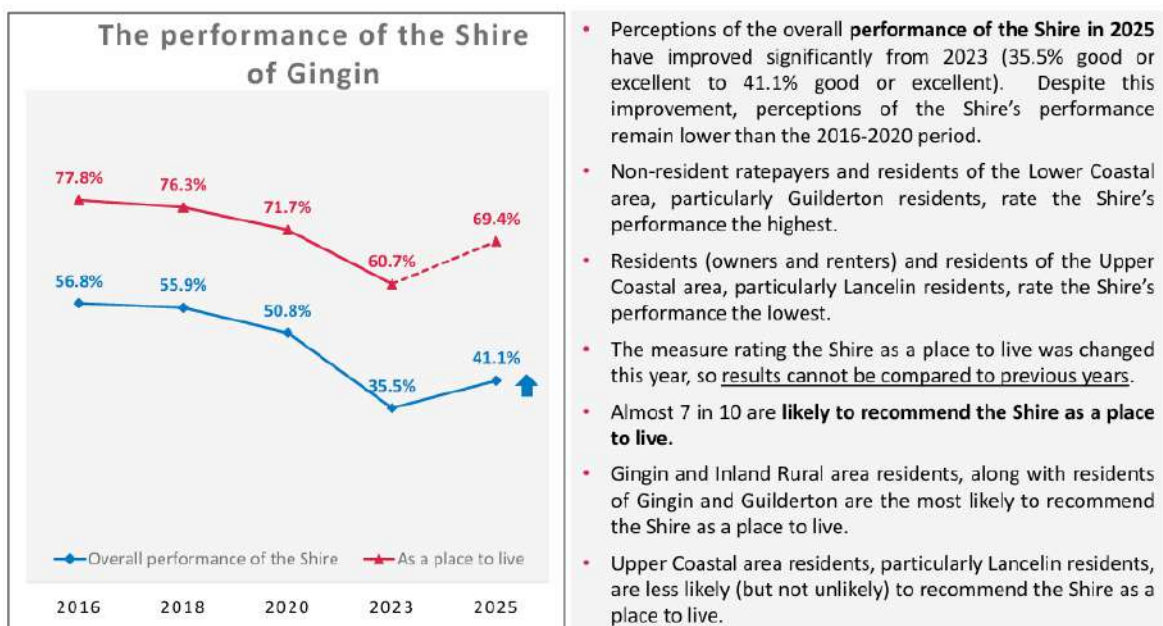
- *Satisfaction with Shire:*
 1. *Waste services*
 2. *Community Facilities*
 3. *Community Services*
 4. *Environmental Management*
 5. *Infrastructure*
- *Preferences for Shire communication and consultation.*

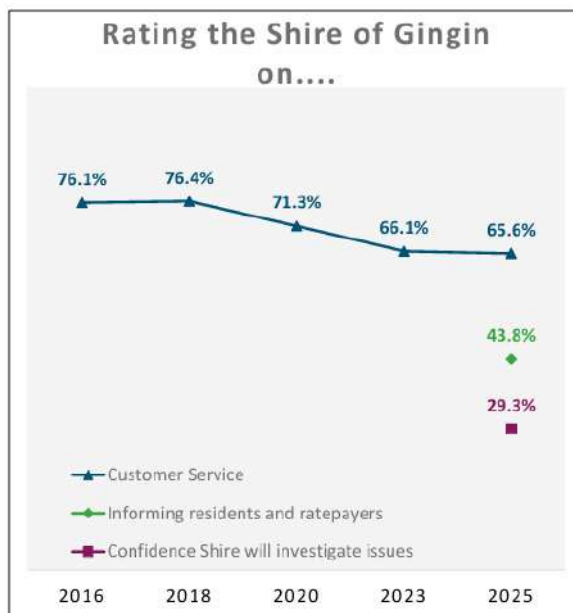
A sample number of 776 was received (after people who did not live or own property in the Shire, and elected members and Shire employees were removed from the total).

The email invitation approach secured a 21.6% response rate and the mail survey 10.3%, with respondents either returning their completed questionnaire via reply mail or the QR code. Overall, the response rate was 17%.

Executive Summary

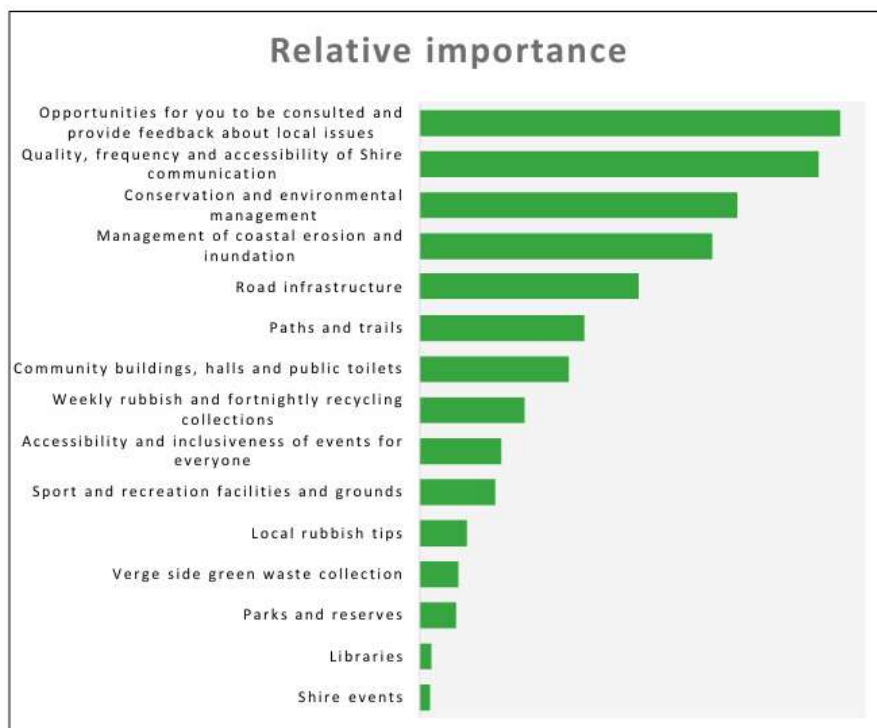
The following graphics provide community sentiment on the overall performance of the Shire as a place to live and customer service.





- The development of a Net Promoter Score (NPS) based on willingness to recommending the Shire as a place to live is a new measure. The NPS is negative (-17.7).
This is due to the small portion promoters (22.5% rating the Shire 9-10/10), and the larger proportion of detractors. Including the 9.6% of survey participants give a rating of 6 and the 14.8% who give a rating 5 out of 10, as well as the 15.8% of participants who gave a score of 4 or below out of 10.
- Amongst those who had had contact with the Shire over the previous 12 months, ratings of the **customer service** received during their most recent contact remains high and while statistically similar to the 2023 result is below the 2016-2020 period.
- A new measure this year was **how well informed about Shire activities, projects and services** residents feel. Around 3 in 7 feel very or fairly well informed.
- A new measure this year was **confidence that the Shire will investigate and take action on issues reported to it**. Fewer than 3 in 10 are extremely or very confident the Shire will investigate and take action.

The below graph ranks the areas (services and facilities) that have the greatest influence on the perception of overall performance of the Shire.



Council, at its 17 June 2025 meeting, considered KPIs for the Chief Executive Officer. In essence these were established to centre around customer service, community and stakeholder engagement, asset management and the development of the 2026 version of the Strategic Community Plan.

The following KPIs are relevant to the areas that could influence the perception of the overall performance of the Shire.

Customer Service

2.2 Develop a Contemporary Customer Service Framework and Charter

By June 2026, develop a comprehensive Customer Service Framework for the Shire, including a refreshed Customer Service Charter, clear service standards, updated tools and templates, and a roadmap for future improvements. This work will lay the foundation for consistent and high-quality service delivery across all customer touchpoints.

Communication and Engagement

2.3 Develop a Strategic Community and Stakeholder Engagement Framework

By June 2026, develop a strategic Community and Stakeholder Engagement Framework that supports consistent, transparent, and inclusive engagement across the Shire. This will include a reviewed policy and procedure, an advocacy plan, clearly defined roles for Council and administration, and a roadmap to strengthen community trust, improve engagement quality, and foster meaningful relationships.

Strategic Waste Management

2.4 Implement the Strategic Waste Management Plan and Develop a Roadmap for Delivery

By June 2026, progress implementation of the existing Strategic Waste Management Plan through the development of a clear roadmap and activation of key strategic directions. This includes establishing baseline data, defining delivery phases, prioritising actions, and aligning with state and national waste frameworks.

Strategic Community Plan

2.5 Undertake a major review of the Strategic Community Plan with appropriate community engagement activities

Tying into the results of the survey, the report also identifies community priorities that could be used for the development of the Strategic Community Plan. The results below are derived from the community's response to 'What do you feel that the Shire should prioritise over the next 5-10 years'.

Priority Areas

2025		PRIORITY AREAS
Improve emergency services and bush fire brigade	8.8%	Community wellbeing (25.6%)
Build aged care/retirement facilities/Improve aged care services	6.2%	
Protect the foreshore/ coastal erosion/beach areas	27.7%	Natural environment (52.4%)
Preserve the dunes from erosion, mining, carting sand	13.0%	
Other environmental issues	10.6%	
Rubbish collection issues (including green waste)	8.0%	
Offroad users - arguments to allow and to control them	6.8%	
Upgrade roads incl signage/drainage/kerbing etc	29.4%	Built environment (67.9%)
Improved footpaths/cycleways/walking trails	10.7%	
Increase development/progress/infrastructure/services	9.5%	
Improve and better maintenance of streetscape	7.8%	
Provide, upgrade and maintain community/town facilities	7.7%	
Upgrade more parks/equipment/trees/BBQs etc	7.3%	
Clean up road verges/verge trees	6.6%	
Upgrade beach and river foreshore access & facilities	6.6%	Leadership and governance (26.5%)
More community engagement/consultation/listening & communication	6.0%	
Encourage tourism improve facilities & information	15.8%	Attractions & the economy (30.0%)
Grow the coastal communities & focus on development	7.2%	
Encourage economic development & growth	7.0%	
Improve retail range and number of shops	6.4%	

Community engagement workshops for the development of the Strategic Community Plan will be advertised shortly.

Asset investment

2.1 Develop a Critical Asset Management Roadmap

By June 2026, develop and deliver a comprehensive Asset Management Framework that outlines a strategic and operational roadmap for the Shire's critical assets.

Natural Environment

Perception on what the Shire is actively undertaking for conservation and environmental management and management of coastal erosion and inundation remains a significant negative impact and is especially relevant to the communities in the northern coastal localities in the Shire.

Cognisant of the perception that the Shire needs to do more in the conservation and environmental management space, a 0.5 employee position is provided for in the 2025/26 Budget and is currently being developed for advertising.

State and Federal Government funding initiatives with lobbying from local government to mitigate coastal erosion will be ongoing including planning on levels of action and inaction dependant on existing assets and ability to fund a protection action.

The Shire's Coastal Hazard Risk Management and Adaptation Plan (CHRMAP) update including the inundation aspects requires completion in order for the Shire to have a better understanding of coastal and inundation processes and access to funding opportunities. The CHRMAP is currently being peer reviewed. The Shire's coastal strategy (still in development), segues from the CHMRAP and will be further developed when the CHRMAP is adopted.

RISK IMPLICATIONS

The public perception of the Shire Administration/Council could decline further if:

1. Council chose not to endorse the 2025 Community Survey Report; and
2. The CEO's KPI's do not significantly improve the services and facilities influencing perception of the Shire Administration.

STATUTORY/LOCAL LAW IMPLICATIONS

Local Government Act 1995

Part 5 Administration

Division 6 Disclosure of financial interests and gifts

s5.56 Planning for the future

POLICY IMPLICATIONS

Nil

BUDGET IMPLICATIONS

Nil

STRATEGIC IMPLICATIONS

Shire of Gingin Strategic Community Plan 2024-2034

Aspiration	4. Excellence & Accountability - Deliver Quality Leadership and Business Expertise
Strategic Objective	4.4 Strategic & Sustainable Financial Planning - Undertake long-term resource planning and allocation in accordance with the Integrated Planning and Reporting Framework.

VOTING REQUIREMENTS - SIMPLE MAJORITY

SUBSTANTIVE MOTION/OFFICER RECOMMENDATION

MOVED: Councillor Weeks

SECONDED: Councillor Stewart

That Council:

1. Receive and endorse the 2025 Community Survey results report and publish the report on the Shire's website; and
2. Acknowledge that the survey results will provide a key contribution towards the development of the 2026 Strategic Community Plan.

AMENDMENT MOTION

MOVED: Councillor Stewart

SECONDED: Councillor Weeks

That the motion be amended by inserting Part 3 as follows:

3. Take proactive steps to address the community concerns identified in the **BORDERLINE SATISFACTION** and **LOW SATISFACTION** tables to improve communication between Council, residents and electors and provide a statement to the public in three months that details the actions taken to resolve each item listed in those tables that require improvement in our standards.

CARRIED UNANIMOUSLY

7 / 0

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

Reason for Amendment

The last Community Perception Survey carried out and endorsed by Council was criticised by our communities as an expense that wasn't utilised by Council to address community concerns and improve our customer service standards. (Electors' meeting motion) I believe it's important for the community to have faith that Council is performing our function as elected members under Sections 2.7 and 2.10 of the *Local Government Act 1995* to represent the interests of the public.

Providing specific details to our residents and ways to measure the changes implemented to address the areas requiring improvement in the Community Perception Survey is a transparent step that ensures accountability. Advising community of the direction provided to the Chief Executive Officer to improve our customer service, improve better asset management and maintenance practices, consult the community more whilst providing easier feedback options, manage coastal erosion and improve our environmental and conservation management practices will help improve the reputation of our Council and administration. This also aligns with the Chief Executive Officer's KPIs.

The amendment was incorporated into the substantive motion which was then put.

COUNCIL RESOLUTION

MOVED: Councillor Weeks

SECONDED: Councillor Stewart

That Council:

1. Receive and endorse the 2025 Community Survey results report and publish the report on the Shire's website; and
2. Acknowledge that the survey results will provide a key contribution towards the development of the 2026 Strategic Community Plan.
3. Take proactive steps to address the community concerns identified in the BORDERLINE SATISFACTION and LOW SATISFACTION tables to improve communication between Council, residents and electors and provide a statement to the public in three months that details the actions taken to resolve each item listed in those tables that require improvement in our standards.

**CARRIED UNANIMOUSLY
7 / 0**

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*



CONTENTS

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BACKGROUND

This report details the results of the Shire of Gingin's fifth biennial resident perceptions survey undertaken by Research Solutions. The previous survey was in 2023.

The survey is designed to measure community satisfaction in key performance areas, and this study forms an important part of the Shire's evaluation of the services it delivers, the facilities which it provides and the quality of life of its residents.

Specifically, the study measures:

- Perceptions of the overall performance of the Shire
- Propensity to recommend the Shire as a place to live
- The customer service provided by the Shire
- Satisfaction with Shire:
 - Waste services
 - Community facilities
 - Community services
 - Environmental management
 - Infrastructure
- Preferences for Shire communication and consultation.

THE APPROACH

The questionnaire was reviewed by the Shire and small changes were made to ensure it remained current with the Shire's services, as well as containing some questions to assist with the review of the Strategic Community Plan (SCP), including identifying community priorities for the next 5-10 years.

An online survey was undertaken with an email invitation containing a unique link, supported by a mail survey.

The email invitation was sent to 3036 ratepayers for whom the Shire had email addresses, inviting recipients to complete the survey online. Those who didn't respond were followed up with two reminder emails. These emails were sent to resident and non-resident ratepayers.

1920 hardcopy questionnaires were sent to residences within the Shire for whom the Shire did not have email contact details. These were delivered to street addresses, PO Boxes and c/- Post Office addresses, accompanied by a letter addressed to the householder. Recipients of the mail survey had the option of returning the questionnaire in the supplied reply-paid envelope or scanning the QR code on the top right-hand corner of the front page and completing the questionnaire online. Paper copies of the questionnaire were also available for those who requested them from the Shire.

In all, 805 responses were received.

The sources were as follows:

Online survey	Responded to the email invitation	607
Online survey	Accessed via QR code on the mail questionnaire	15
Mail survey	Distributed via addressed mail (to the householder)	183
TOTAL	Completed the survey online	622
TOTAL	Responded to the mail survey (by mail or QR code)	198

After removing undeliverable surveys, the response rate for the email invitation approach was 21.6% and the mail survey was 10.3%, either returning their completed questionnaire in the mail or via the QR code.

Overall, 17.0% of households sent a survey completed it.

THE APPROACH

Responses from people who didn't either live or own property in the Shire, were elected members or were Shire employees were removed, resulting in a sample of 776.

The total sample has an error margin of $\pm 3.2\%$ at the 95% level of confidence.

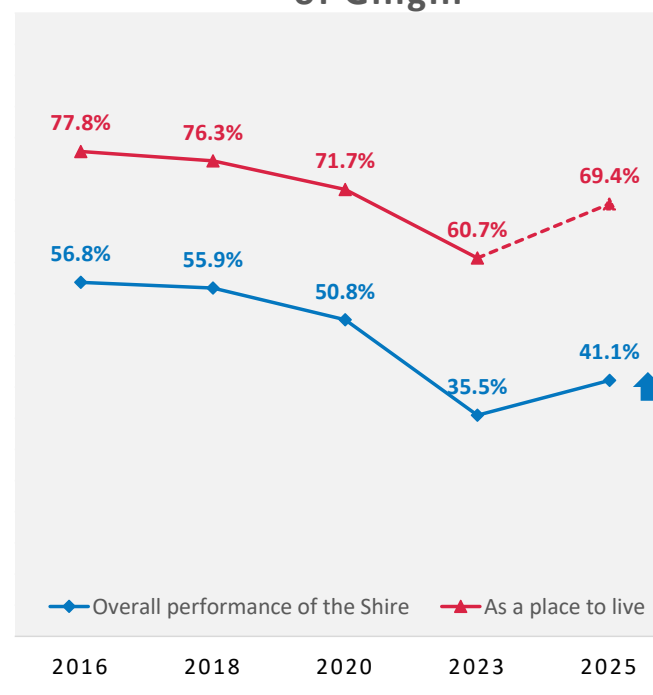
The data has been thoroughly checked and coded before being analysed. Comparisons have been made to 2023 results, with trends in the data shown back to 2016, where appropriate and differences between subgroups of the population have been identified. The results are detailed in the following pages of this report.



EXECUTIVE SUMMARY

- Perceptions of the overall **performance of the Shire in 2025** have improved significantly from 2023 (35.5% good or excellent to 41.1% good or excellent). Despite this improvement, perceptions of the Shire's performance remain lower than the 2016-2020 period.
- Non-resident ratepayers and residents of the Lower Coastal area, particularly Guilderton residents, rate the Shire's performance the highest.
- Residents (owners and renters) and residents of the Upper Coastal area, particularly Lancelin residents, rate the Shire's performance the lowest.
- The measure rating the Shire as a place to live was changed this year, so results cannot be compared to previous years.
- Almost 7 in 10 are **likely to recommend the Shire as a place to live**.
- Gingin and Inland Rural area residents, along with residents of Gingin and Guilderton are the most likely to recommend the Shire as a place to live.
- Upper Coastal area residents, particularly Lancelin residents, are less likely (but not unlikely) to recommend the Shire as a place to live.

The performance of the Shire of Gingin



Q1. How do you feel about the performance of the Shire of Gingin over the past 12 months?

% excellent + good shown.

2025 n=738; 38 don't know and no response excluded.

Q2. If a friend or family member was thinking of relocating, how likely would you be to recommend the Shire of Gingin as a place to live?

% rating 6+/10 shown.

2025 n=768; 8 don't know and no response excluded.

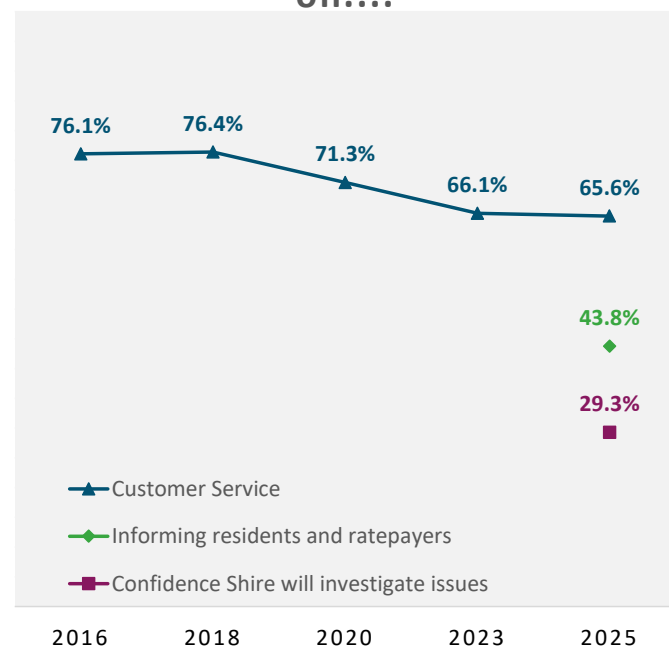
(Prior to 2025, "as a place to live" was measured as satisfaction with the Shire as a place to live, with % very satisfied + satisfied reported. The measurement is now propensity to recommend and rated out of 10).

↑ Increase in very satisfied and satisfied since 2023

EXECUTIVE SUMMARY

- The development of a Net Promoter Score (NPS) based on willingness to recommending the Shire as a place to live is a new measure. The NPS is negative (-17.7).
This is due to the small portion promoters (22.5% rating the Shire 9-10/10), and the larger proportion of detractors. Including the 9.6% of survey participants give a rating of 6 and the 14.8% who give a rating 5 out of 10, as well as the 15.8% of participants who gave a score of 4 or below out of 10.
- Amongst those who had had contact with the Shire over the previous 12 months, ratings of the **customer service** received during their most recent contact remains high and while statistically similar to the 2023 result is below the 2016-2020 period.
- A new measure this year was **how well informed about Shire activities, projects and services** residents feel. Around 3 in 7 feel very or fairly well informed.
- A new measure this year was **confidence that the Shire will investigate and take action on issues reported to it**. Fewer than 3 in 10 are extremely or very confident the Shire will investigate and take action.

Rating the Shire of Gingin on....



Q5. How would you rate the customer service provided during your most recent contact?
% excellent + good shown.

2025 n=579 who had contact with the Shire (including those who ticked no contact at Q4 but answered Q5), 2 don't know, had no contact or gave no responses excluded.

Q14. How well informed do you feel about Shire activities, projects and services?
% very well or fairly well informed shown.

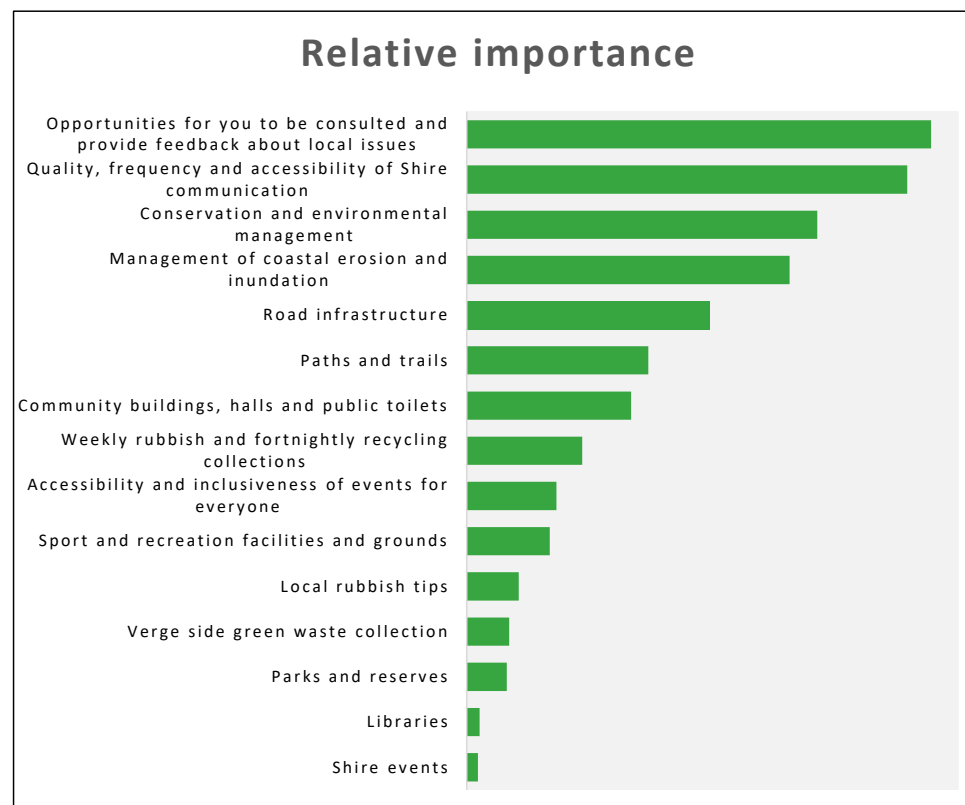
2025 n = 720; 56 no response or don't know excluded.

Q6. How confident are you that, if you report an issue such as noise, pollution, animal control, stable fly or illegal camping, the Shire will investigate and take action?
% extremely + very confident shown.

2025 n=666, 110 don't know or gave no response excluded.

WHAT DRIVES PERCEPTIONS OF THE SHIRE'S OVERALL PERFORMANCE?

- Driver analysis has been used to determine which services and facilities have the greatest influence on perceptions of overall performance.
- The most influential services and facilities were:
 - Opportunities for residents to be consulted and provide feedback about local issues
 - Quality, frequency and accessibility of Shire communication
 - Conservation and environmental management
 - Management of coastal erosion and inundation.
- These are areas of borderline satisfaction or low satisfaction (see slide 12).
- Strong performance in these areas will have the greatest positive impact on perceptions of the Shire's overall performance.
- Conversely, declines in performance in these will have the greatest negative impact.



SATISFACTION WITH SHIRE SERVICES AND FACILITIES

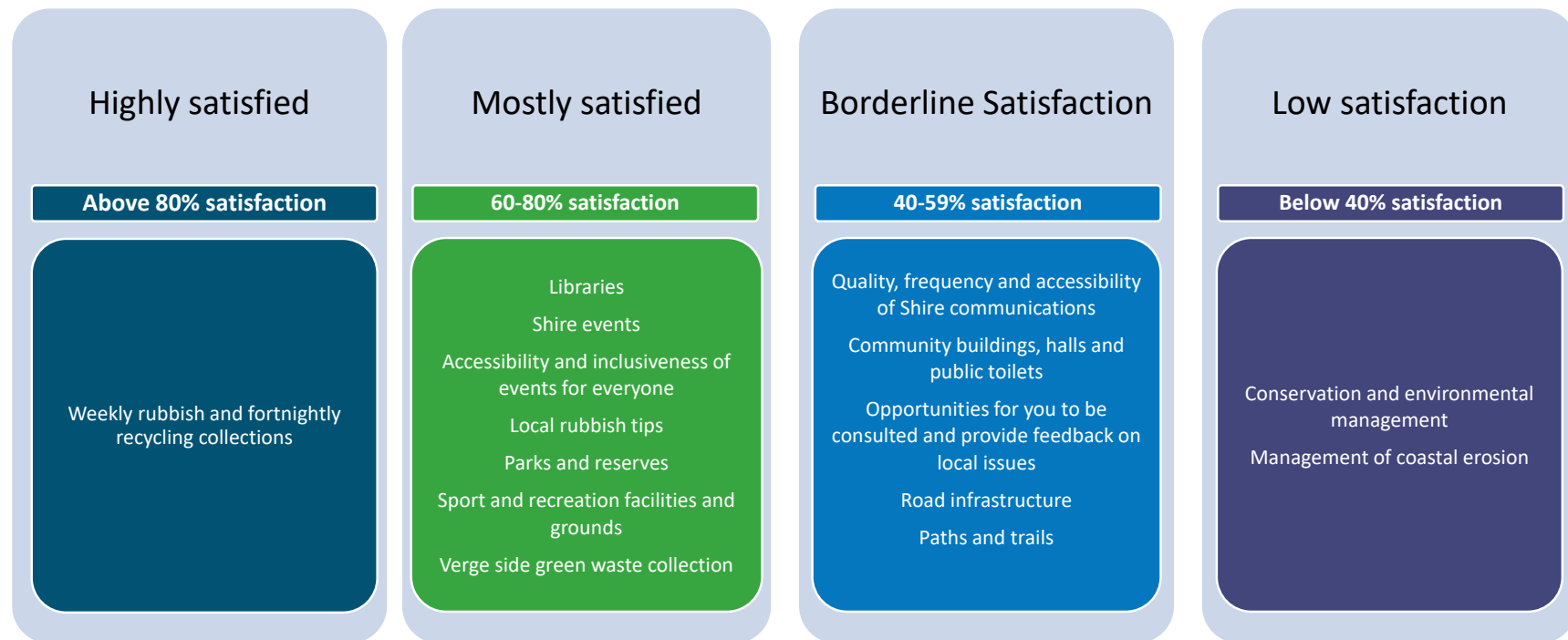
Residents and ratepayers were asked this year to rate their satisfaction with 15 services and facilities provided by the Shire.

The services and facilities provided by the Shire have been reported in four groups:

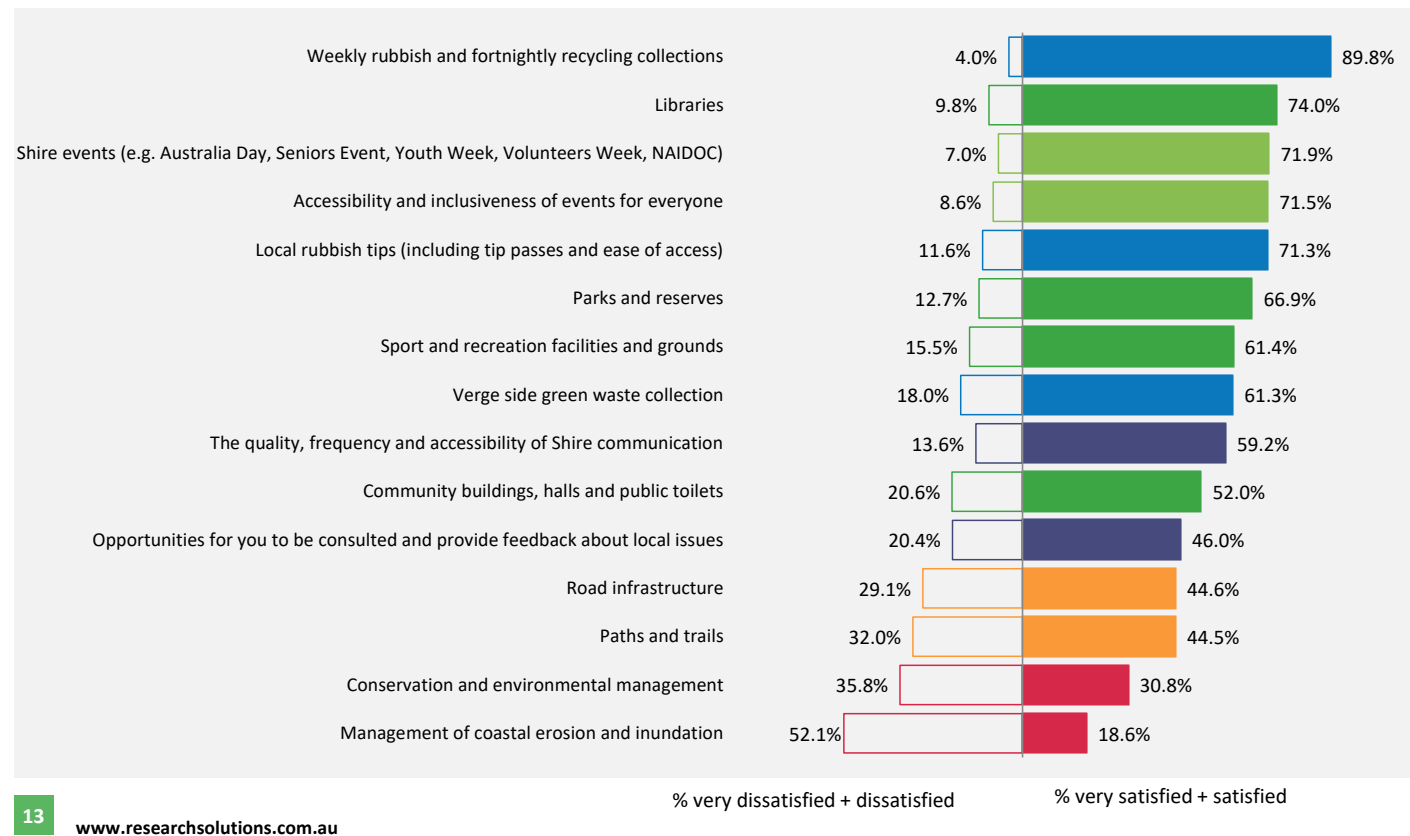
- Areas of **high overall satisfaction**: where more than 80% of users were satisfied or very satisfied.
- Areas where users were **mostly satisfied**: 60-80% gave satisfied or very satisfied ratings.
- Areas of **borderline satisfaction**: where 40-59% of users are satisfied or very satisfied.
- Areas of **lower satisfaction**: where fewer than 40% of users are satisfied or very satisfied.

Overall satisfaction ranged from a high of 89.8% (for weekly rubbish collections) to a low of 18.6% (for management of coastal erosion and inundation).

SATISFACTION WITH SHIRE SERVICES AND FACILITIES



OVERALL SATISFACTION



Q8, Q9, Q10, Q11, Q12, Q13. (n=296-736, 40-480 who were unsure, did not use, did not receive or did not respond excluded).

Colour key for the different service areas is shown below.



The table below outlines the services and facilities where satisfaction improved, was similar to 2023 or had declined since 2023. Unless otherwise noted, the changes refer to all three measures reported.

Improvement	Similar to 2023	Declined (or worsened in the case of the level of dissatisfaction)	
Weekly rubbish & fortnightly recycling collections (VS) *	Verge side green waste collection	Local rubbish tips (including tip passes and access)	
	Sport and recreation grounds and facilities	Community buildings, halls and public toilets (VS+S)	
	Parks and reserves	Libraries (VS+S)	
	Opportunities to be consulted	Shire events (VS+S)	
		Accessibility and inclusiveness of events for everyone (D+VD)	
		Conservation and environmental management (VS+S, D+VD)	
		Management of coastal erosion and inundation (VS+S, D+VD)	
		Road infrastructure (VS+S) *	
		Paths and trails (VS+S, D+VD)	
			Key:
			VS = very satisfied
			VS+S = Very satisfied or satisfied
			D+VD = Dissatisfied or very dissatisfied

Services and facilities marked * were previously measured as two separate services or facilities. They were combined this year, and comparisons were made to the average of the separate measures in previous years. Where the separate measures received quite different satisfaction ratings, part of any 2023-2025 change may be attributable to that.

Measured for the first time this year were:

- Quality, frequency and accessibility of Shire communications

GROUPS OF RESIDENTS WITH DIFFERING VIEWS TO THE REST OF THE SHIRE

Upper Coastal

More satisfied	Fewer satisfied	More dissatisfied
Local rubbish tips	- Parks and reserves - Shire events	- Community buildings, halls and public toilets - Conservation and environmental management - Management of coastal erosion - Paths and trails

Gingin & Rural Inland

More satisfied	Fewer satisfied	More dissatisfied
None	Local rubbish tips	Local rubbish tips

Lower Coastal

More satisfied	Fewer satisfied	More dissatisfied
None	None	None

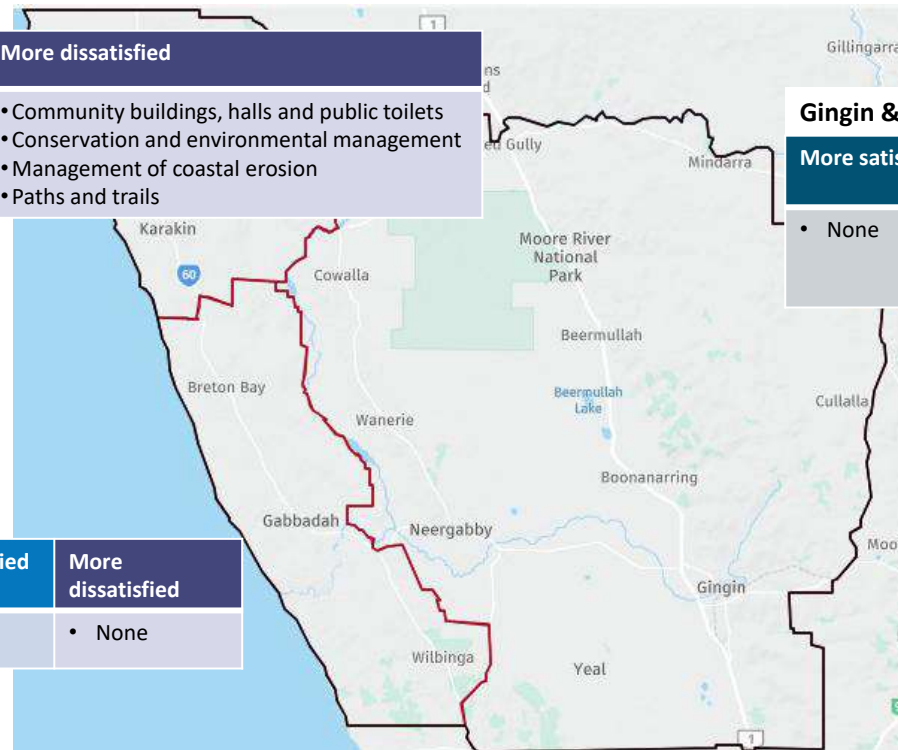


Image source: profile.id.com.au/gingin/population, accessed 3 July 2025

Lancelin

More satisfied	Fewer satisfied	More dissatisfied
• Local rubbish tips	• None	• Conservation and environmental management • Management of coastal erosion and inundation

Ledge Point

More satisfied	Fewer satisfied	More dissatisfied
• Local rubbish tips	• None	• None

Gabbadah

More satisfied	Fewer satisfied (more “mixed feelings”)	More dissatisfied
• None	• Community buildings, halls and public toilets	• None

Guilderton

More satisfied	Fewer satisfied	More dissatisfied
• Quality, frequency, accessibility of Shire communications • Opportunities to be consulted	• None	• None

Gingin

More satisfied	Fewer satisfied	More dissatisfied
• None	• Local rubbish tips	• None

Rural localities

More satisfied	Fewer satisfied	More dissatisfied
• None	• Weekly rubbish & fortnightly recycling collections	• Weekly rubbish & fortnightly recycling collections • Verge side green waste collections • Local rubbish tips • Quality, frequency, accessibility of Shire communications • Opportunities to be consulted

GROUPS OF RESIDENTS WITH DIFFERING VIEWS TO THE REST OF THE SHIRE

Residents	Non-resident ratepayers	Business owners
More are satisfied: residents are not more satisfied in any areas Fewer are satisfied with: • Local rubbish tips • Community buildings, halls and public toilets (more have “mixed feelings”) • Parks and reserves • Shire events (e.g. Australia Day, Seniors Event, Youth Week, Volunteers Week, NAIDOC) More are dissatisfied with: • Management of coastal erosion and inundation • Road infrastructure • Paths and trails	More are satisfied with: • Local rubbish tips • Community buildings, halls and public toilets • Road infrastructure • Paths and trails • Opportunities for you to be consulted and provide feedback about local issues Fewer are satisfied: non-resident ratepayers are not less satisfied than other groups in any areas. More are dissatisfied: non-resident ratepayers are not more dissatisfied than other groups in any areas.	More are satisfied: business owners are not more satisfied in any areas Fewer are satisfied: • Weekly rubbish and fortnightly recycling collections More are dissatisfied: • Verge side green waste collection • Local rubbish tips (including tip passes and ease of access) • Sport and recreation facilities and grounds • Shire events (e.g. Australia Day, Seniors Event, Youth Week, Volunteers Week, NAIDOC)

COMMUNITY PRIORITIES FOR THE SCP

2025		PRIORITY AREAS
Improve emergency services and bush fire brigade	8.8%	Community wellbeing (25.6%)
Build aged care/retirement facilities/Improve aged care services	6.2%	
Protect the foreshore/ coastal erosion/beach areas	27.7%	Natural environment (52.4%)
Preserve the dunes from erosion, mining, carting sand	13.0%	
Other environmental issues	10.6%	
Rubbish collection issues (including green waste)	8.0%	
Offroad users - arguments to allow and to control them	6.8%	
Upgrade roads incl signage/drainage/kerbing etc	29.4%	Built environment (67.9%)
Improved footpaths/cycleways/walking trails	10.7%	
Increase development/progress/infrastructure/services	9.5%	
Improve and better maintenance of streetscape	7.8%	
Provide, upgrade and maintain community/town facilities	7.7%	
Upgrade-more parks/equipment/trees/BBQs etc	7.3%	
Clean up road verges/verge trees	6.6%	
Upgrade beach and river foreshore access & facilities	6.6%	
More community engagement/consultation/listening & communication	6.0%	Leadership and governance (26.5%)
Encourage tourism improve facilities & information	15.8%	Attractions & the economy (30.0%)
Grow the coastal communities & focus on development	7.2%	
Encourage economic development & growth	7.0%	
Improve retail range and number of shops	6.4%	

Q3. What do you feel that the Shire should prioritise over the next 5-10 years? (free text responses coded, n=739, n=37 don't know or gave no response excluded).

Shown in the chart left are all priorities mentioned by more than 5% of survey participants, plus the % of people mentioning priorities in each of five priority areas.



STRATEGIC CONCLUSIONS AND RECOMMENDATIONS

Residents' and ratepayers' perceptions of the performance of the Shire overall is now rising and the majority of residents and ratepayers (7/10) would recommend the Shire as a place to live, which is encouraging. Furthermore, the Shire continues to perform well in delivering the tangible regular services (notably the weekly rubbish and fortnightly recycling collections) as well as the community services and three of the four community facilities. These are standard services which the community expects from a local government and don't really drive overall satisfaction with the Shire's performance unless poorly delivered.

However, there are **key areas which need addressing**:

- Confidence in the Council is fairly low with less than one third of residents and ratepayers (29.3%) being very confident that the Shire will investigate and take action on even the most basic of issues they report such as noise, pollution, animal control, stable fly or illegal camping.
- Overall satisfaction with the Shire's performance on eight of the fourteen the services measured in 2023 and remeasured in 2025 has fallen year. Dissatisfaction with five of the fourteen services has increased.
- The two areas which have most impact on how the Shire is viewed and overall satisfaction with the Shire's performance:
 - Communications and engagement (Opportunities for residents to be consulted and provide feedback about local issues – 46.0% satisfied and Quality, frequency and accessibility of Shire communication – 59.2% satisfied) – these are the two most influential drivers of residents' and ratepayer's perceptions of the performance of the Shire.
 - Environmental management (Conservation and environmental management – 30.8% satisfied and Management of coastal erosion and inundation – 18.6% satisfied) – the next two next most influential drivers of perceptions of the Shire's performance; satisfaction with both of these areas has declined this year.

Unless satisfaction with the Shire's performance on these improve, overall satisfaction with the Shire's performance will not improve further and risks declining to 2023 levels.

- A further two, both related to Infrastructure (Road infrastructure and Paths and trails), are the fifth and sixth most influential drivers of perceptions of the Shire's performance, satisfaction with both of these also declined compared to 2023.

STRATEGIC CONCLUSIONS AND RECOMMENDATIONS

The Shire's population is very keen to be engaged. They want to participate in surveys and submit feedback via the Shire's consultation hub. Over a third each interested in community workshops and drop-in sessions, and in focus groups/workshops. And 10.2% say that they attend Shire-hosted meetings, workshops, events or information sessions reasonably regularly (at least half the time). Communication information is reported on pages 87 onwards.

▪ The Strategic Community Plan

This augers well for the development of the Strategic Community Plan (SCP) but it does put the onus on the Shire to make sure that the community know that the workshops are scheduled and that they are given the opportunity to participate.

We feel that being in any way selective of who in the general community is invited, i.e. only community representatives or limiting the numbers, will thwart the larger community's desire to be involved in planning the future of their Shire and their individual communities. This will cause more problems than it solves, alienating the community further.

The issues the community raised spontaneously at the beginning of the survey for the Shire to address in the next 5-10 years relate mainly to tangible issues in terms of services and facilities, those raised above:

- Road upgrades
- Foreshores and coastal erosion
- Encouraging tourism, business growth and economic development
- Environmental issues including preserving the dunes
- Cycleways, footpaths and walking trail.

It should also be noted that SCP issues (particularly those related to the natural environment) and those factors which drive perceptions of the Shire's performance do vary by region (particularly between the coast and inland) as well as perceptions of the Shire's performance. Hence the strategy will need to accommodate this.

Regardless of the Shire's approach to developing its strategy to address the issues identified in this report, it is the **communication** – of the various points of view, the possible solutions, the outcomes and the reasons for the decisions – that is essential. It is no accident that communication drives perceptions of the Shire's performance. While it is important for this information to be accessible to the whole community, it's particularly important this information is shared with those groups most affected by the issue being consulted on.



PERFORMANCE OF THE SHIRE

- Overall performance (excellent + good) – 41.1%
- Excellent performance – 5.1%
- Poor or very poor performance – 18.8%

Who rates the Shire highly?

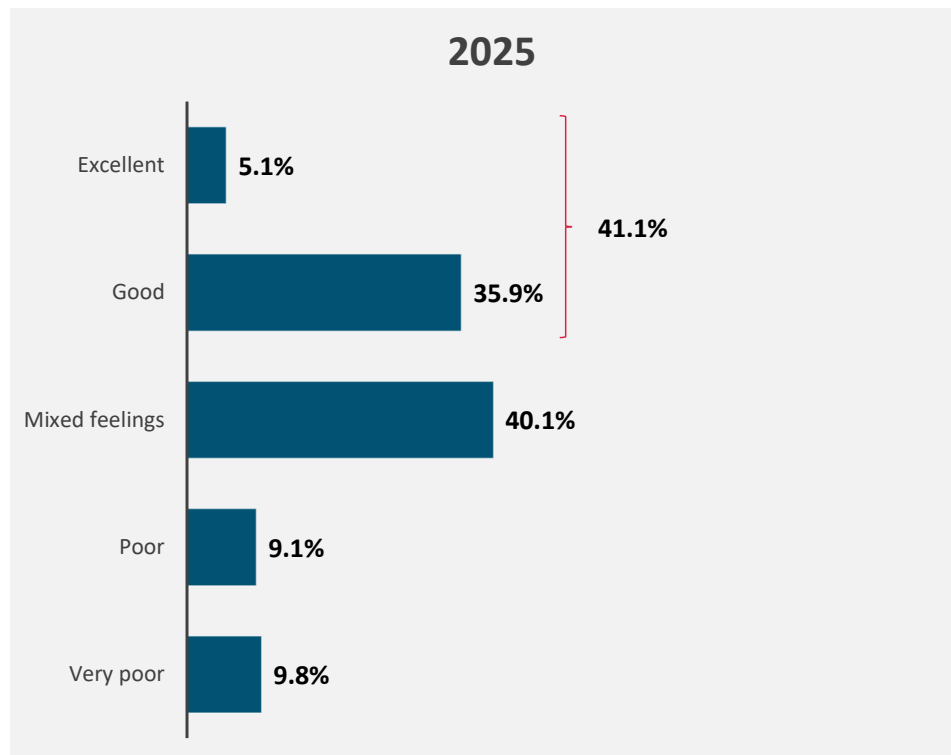
Non-resident ratepayers
Lower Coastal area residents
Guilderton residents

Who rates the Shire less highly (but not poorly overall)?

No one group stands out

But: who gives a higher level of poor ratings?

Residents (owners & renters)
Upper Coastal area residents
Lancelin residents



Q1. How do you feel about the performance of the Shire of Gingin over the past 12 months? Your response should not just be based on 1 or 2 issues but over ALL areas of responsibility. 2025 n=738; 38 don't know and no response excluded

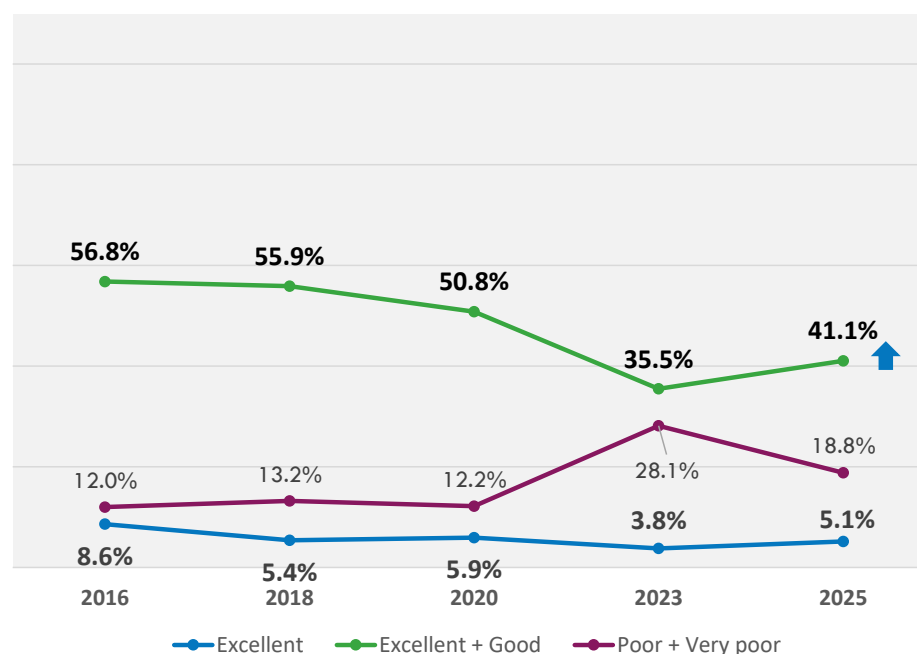
PERFORMANCE OF THE SHIRE

2025 overall results for excellent + good are significantly higher than the 2023 results. The results for poor + very poor are significantly lower than the 2023 results.

Over the longer term:

- The overall result of excellent + good for 2025 is lower than the overall result for the 2016 to 2020 period.
- Excellent result in 2025 is lower than the 2016 result.
- Poor + very poor result in 2025 is worse than the 2016 to 2023 period.

Trend over time



Q1. How do you feel about the performance of the Shire of Gingin over the past 12 months? Your response should not just be based on 1 or 2 issues but over ALL areas of responsibility.
2025 n=738; 38 don't know and no response excluded
2023 n=899; 34 don't know and no response excluded
2020 n=658; 37 no response and unsure excluded
2018 n=681; 49 no response and unsure excluded
2016 n=521, 53 no response and unsure excluded

↑ Increase in very satisfied and satisfied since 2023

RECOMMENDING THE SHIRE AS A PLACE TO LIVE

- Highly likely to recommend the Shire as a place to live (8+/10) – 43.2%
- Overall likely to recommend (6+/10) – 69.4%
- Not likely to recommend (0-4/10) – 15.8%

Who is likely to recommend?

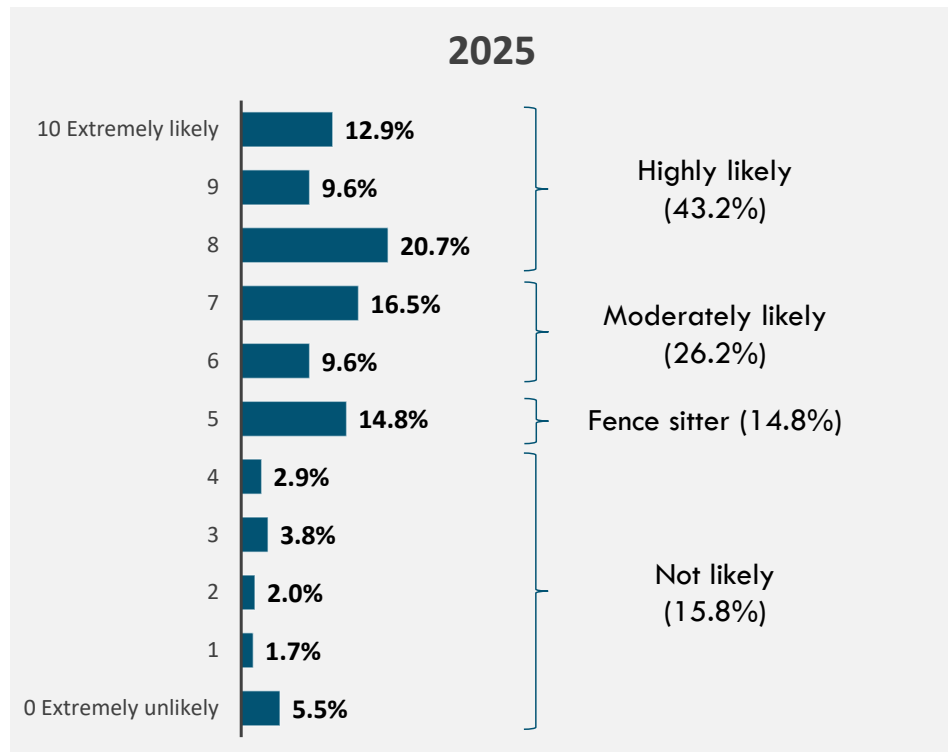
Gingin and Rural Inland area residents
Gingin* residents
Guilderton residents

Who is less likely to (but not unlikely)?

Upper Coastal area residents
Lancelin residents

Who has a higher level of unlikely to recommend?

Residents (owners & renters)



Q2. If a friend or family member was thinking of relocating, how likely would you be to recommend the Shire of Gingin as a place to live?
2025 n=768; 8 don't know and no response excluded
Net Promoter Score (NPS) is calculated by subtracting % rating 0-6 (Detractors) from % rating 9 or 10 (Promoters).

* Gingin townsite residents is one of the few groups to have a positive NPS (+9.2)

NET PROMOTER SCORE

- Promoters (9-10/10) – 22.5%
- Passives (7-8/10) – 37.2%
- Detractors (0-6/10) – 40.2%
- Net promoter score -17.7

Who has a positive NPS?

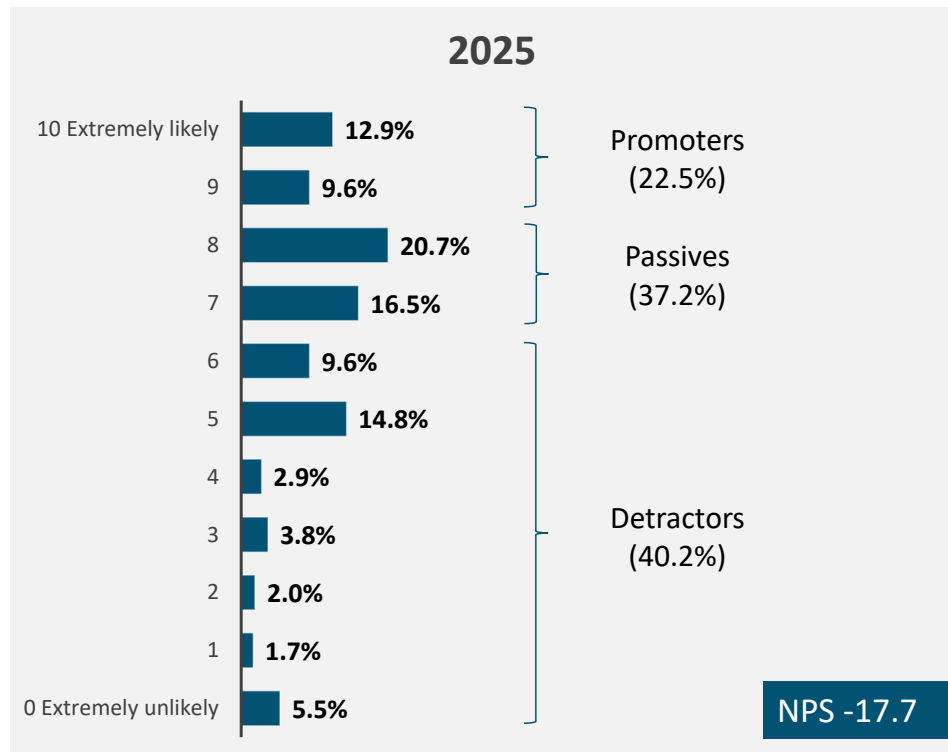
Gingin* residents

Who has a better NPS than the Shire?

Gingin and Rural Inland area residents
Lower Coastal area residents

Who has a worse NPS than the Shire?

Upper Coastal area residents
Lancelin residents



Q2. If a friend or family member was thinking of relocating, how likely would you be to recommend the Shire of Gingin as a place to live?
2025 n=768; 8 don't know and no response excluded
Net Promoter Score (NPS) is calculated by subtracting % rating 0-6 (Detractors) from % rating 9 or 10 (Promoters).

* Gingin townsite residents is one of the few groups to have a positive NPS (+9.2)

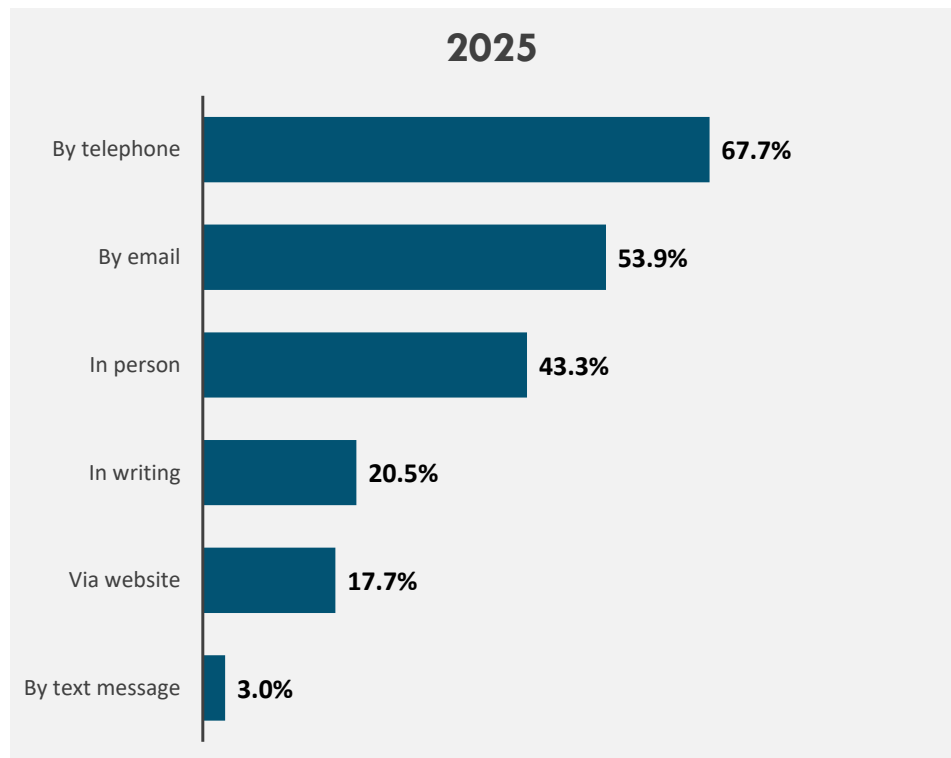
TYPE OF CUSTOMER SERVICE CONTACT WITH THE SHIRE

The 2025 survey participants contacting the Shire:

- Telephone remains the most used method. Use has increase from 59.9% since the 2023 survey.
- Email continues to be next most used method and is at a similar level to the 2023 survey.
- Contacting the Shire in person continues to be the third most used method and is also at a similar level to the 2023 survey.

Contact with the Shire in person was highest amongst:

- Residents (owners & renters)
- Gingin & Rural Inland area residents
- Gingin residents
- Rural area residents
- Business owners



Q4. Over the last 12 months, have you had any contact with the Shire of Gingin? In what ways? 2025 n = 570; 180 no contact, 3 no response and 23 can't recall excluded

CUSTOMER SERVICE PROVIDED BY THE SHIRE

Customer service results are good:

- Excellent + good customer service – 65.6%
- Excellent customer service – 23.7%
- Poor or very poor customer service – 12.3%

Who rates the Shire highly?

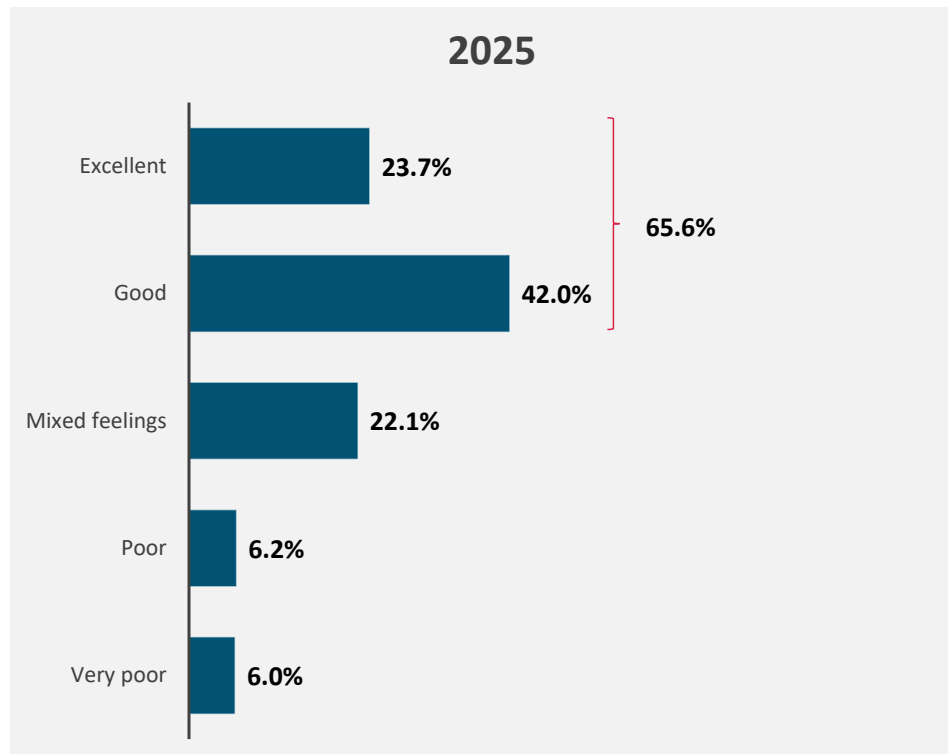
No one group stands out

Who rates the Shire less highly (but not poorly overall)?

No one group stands out

Who gives a higher level of poor ratings?

No one group stands out



Q5. How would you rate the customer service provided during your most recent contact? Please keep in mind we do not mean the actual outcome, rather the service you received. Was it...

2025 n=579 who had contact with the Shire (including those who ticked no contact at Q4 but answered Q5), 2 don't know, had no contact or gave no responses excluded

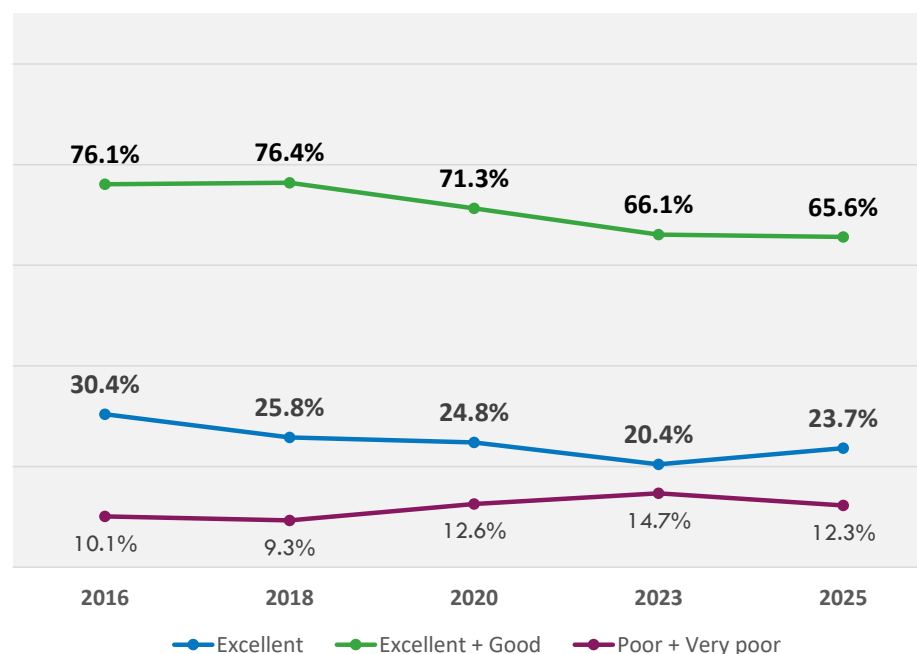
CUSTOMER SERVICE PROVIDED BY THE SHIRE

2025 results are similar to 2023 results.

Over the longer term:

- Excellent + good – 2025 result is lower than the 2016 to 2020 period.
- Excellent – similar to previous years.
- Poor + very poor – similar to previous years.

Trend over time



Q5. How would you rate the customer service provided during your most recent contact? Please keep in mind we do not mean the actual outcome, rather the service you received. Was it...

2025 n=579 who had contact with the Shire (including those who ticked no contact at Q4 but answered Q5), 2 don't know, had no contact or gave no responses excluded

2023 n=504, 19 excluded

2020 n=541, 154 excluded

2018 n=551, 179 excluded

2016 n=433; 141 excluded

CONFIDENCE THAT SHIRE WILL INVESTIGATE ISSUES

Confidence that the Shire will investigate and act on issues reported:

- Extremely + very confident – 29.3%
- Extremely confident – 6.2%
- Slightly or not at all confident – 36.5%

Who is confident the Shire will investigate and act?

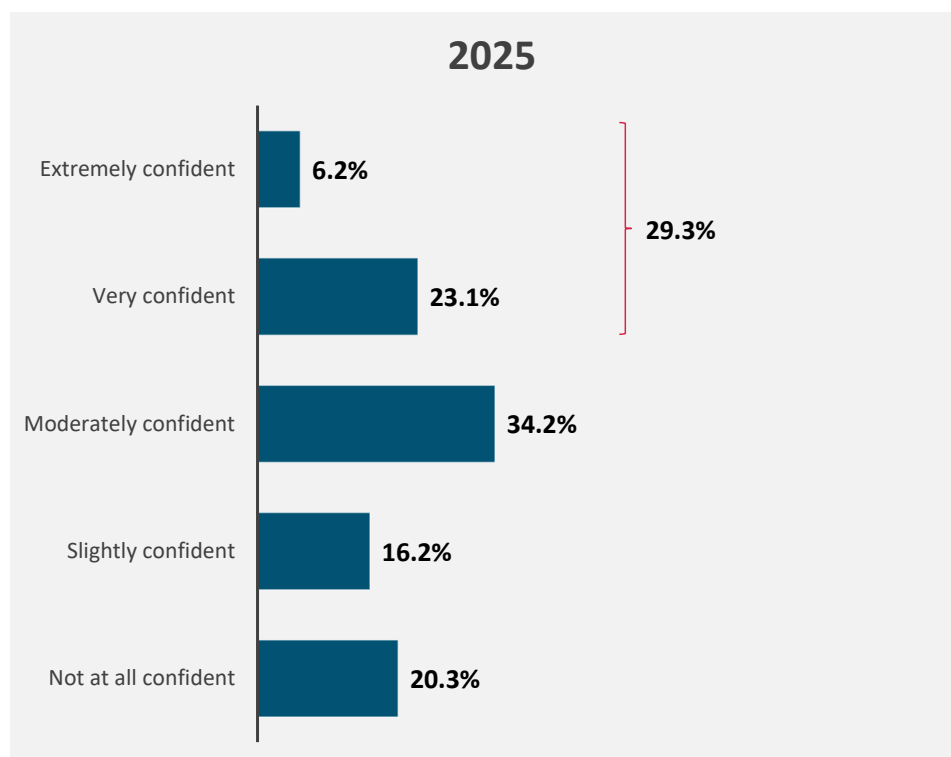
No one group stands out

Who is less confident (but not lacking in confidence)?

No one group stands out

Who has a higher proportion who are lacking in confidence?

Residents (owners & renters)



Q6. How confident are you that, if you report an issue such as noise, pollution, animal control, stable fly or illegal camping, the Shire will investigate and take action?
2025 n=666, 110 don't know or gave no response excluded



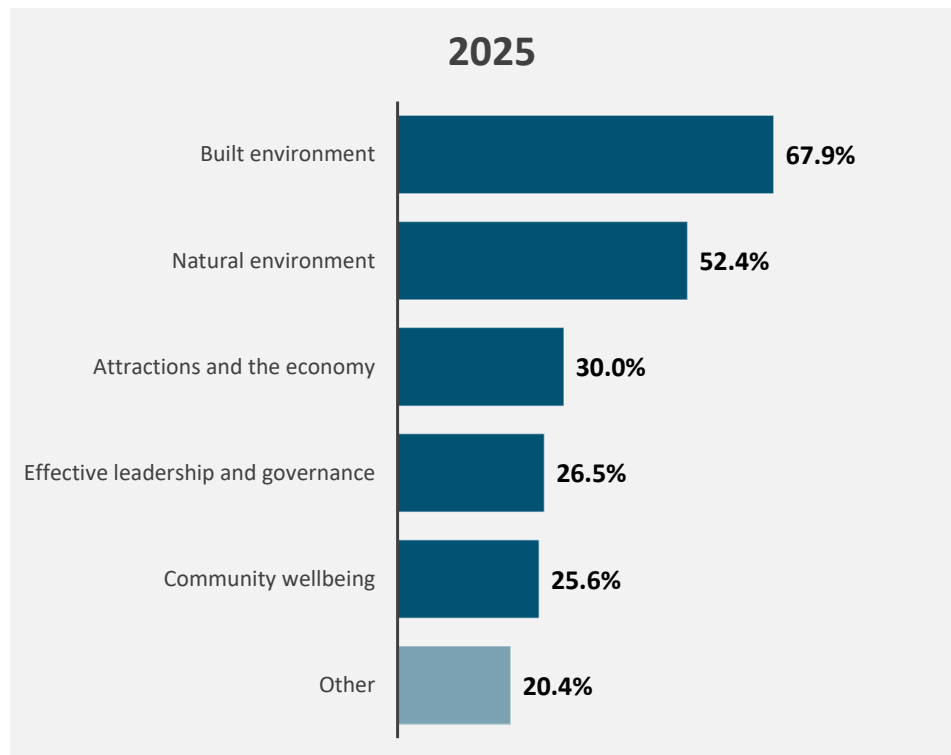
SUGGESTED STRATEGIC PRIORITIES

Survey participants were asked to list three things the Shire should prioritise over the next 5-10 years. Their free text responses were then coded into topics and grouped into key themes.

These are residents and ratepayers “top of mind” responses. They are the first things that came to mind when asked what the Shire’s priorities should be.

Issues relating to the built environment are diverse and the receive the most comment.

Issues relating to the natural environment were the next most frequently area.



Q3. What do you feel that the Shire should prioritise over the next 5-10 years? (free text responses coded, n=739, n=37 don't know or gave no response excluded).

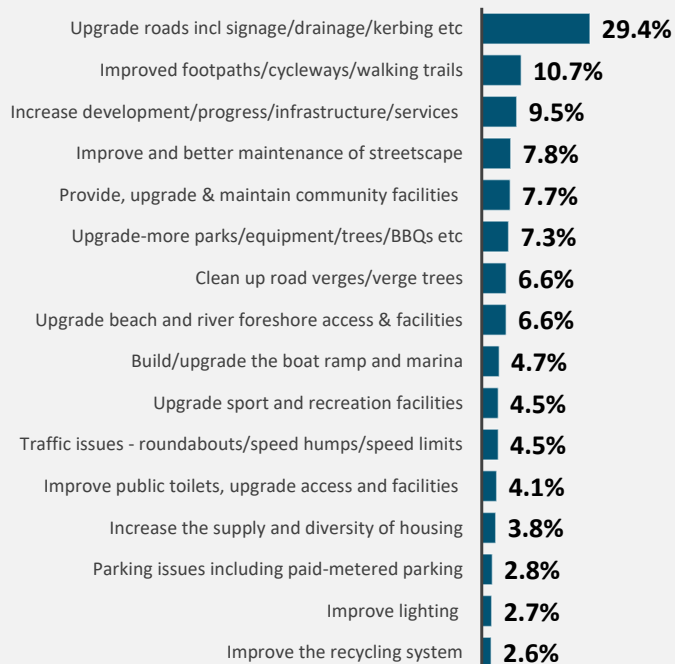
SUGGESTED STRATEGIC PRIORITIES – THE BUILT ENVIRONMENT

67.9% of survey participants identified aspects of the built environment as a priority for the next 5-10 years.

Key issues:

- Roads.
- Roads was more of a priority for residents of rural localities.
- Upgrading beach and river foreshore access was more a priority for Lower Coastal area residents, but less frequently mentioned by this group than roads.

2025



Q3. What do you feel that the Shire should prioritise over the next 5-10 years? (free text responses coded, n=739, n=37 don't know or gave no response excluded).

SUGGESTED STRATEGIC PRIORITIES – THE NATURAL ENVIRONMENT

52.4% of survey participants identified aspects of the natural environment as a priority for the next 5-10 years.

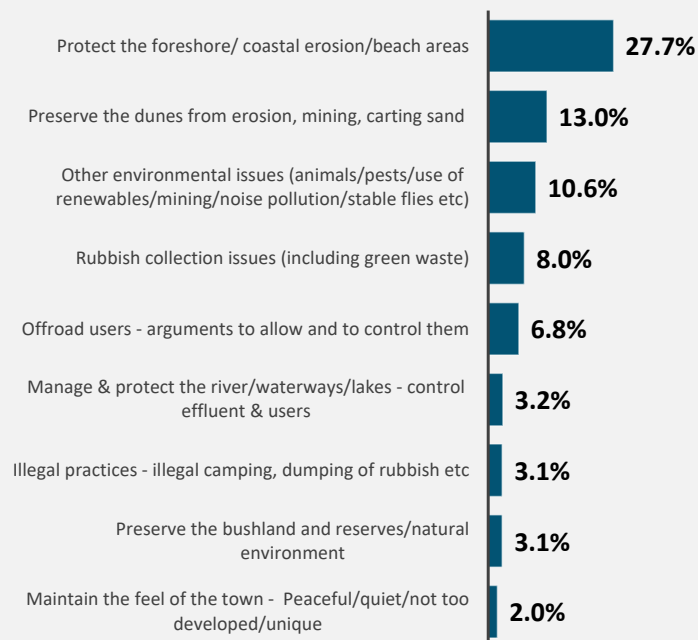
In particular:

- Upper Coastal area residents.

Key issues:

- Coastal erosion.
 - Notable differences by area (see overleaf).
 - Coastal erosion is a priority for Lancelin and Seabird residents.
- Dune preservation is also a priority for Lancelin residents.
- Rivers and waterways is priority for Guilderton residents.
- Rubbish collection issues are a more of a priority for residents of rural localities and for business owners.

2025



Q3. What do you feel that the Shire should prioritise over the next 5-10 years? (free text responses coded, n=739, n=37 don't know or gave no response excluded).

NATURAL ENVIRONMENT – DIFFERENT AREAS, DIFFERENT PRIORITIES

Upper Coastal

Compared to all survey participants

• Coastal erosion	49.2% vs 27.7%
• Dune preservation	28.8% vs 13.0%
• Off road users	11.5% vs 6.8%

Lower Coastal

Compared to all survey participants

• Coastal erosion	17.3% *
• Other environmental issues animals/pest etc	13.2% *
• Rivers and waterways	10.7% vs 3.2%

* Similar to all survey participants

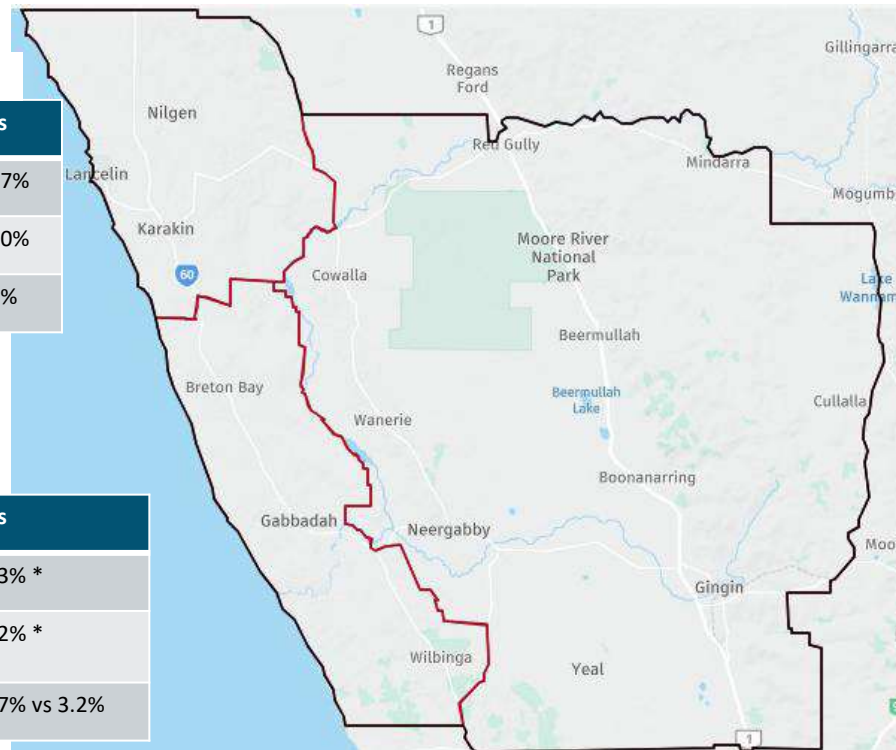


Image source: profile.id.com.au/gingin/population, accessed 3 July 2025

Gingin & Rural Inland

Compared to all survey participants

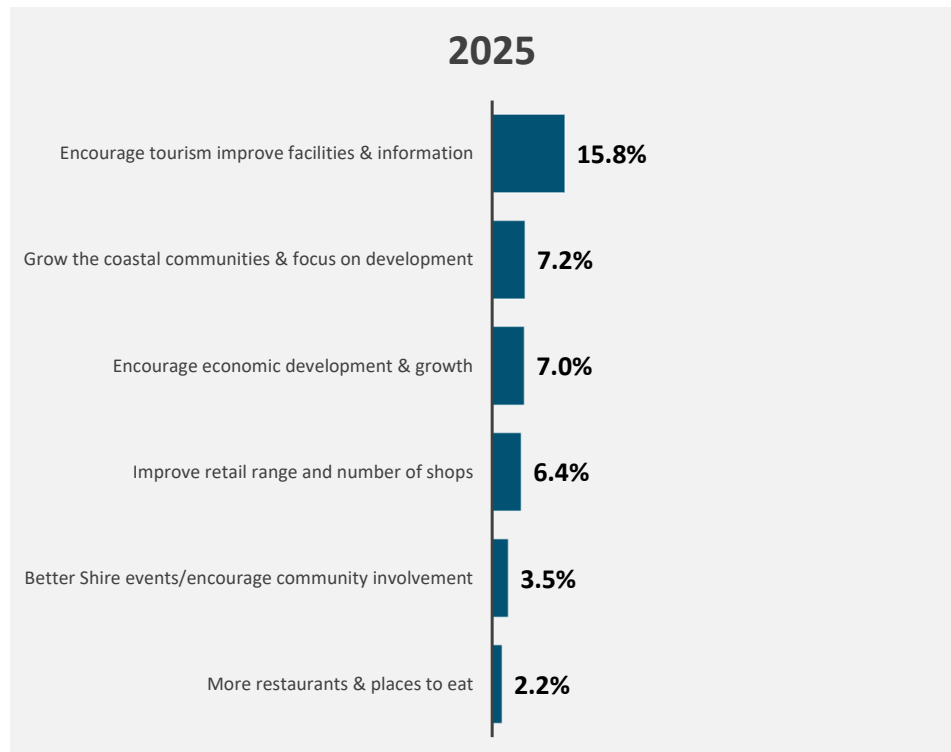
• Other environmental issues: animals/pest etc	16.5% vs 10.6%
• Rubbish collection issues	14.0% vs 8.0%

SUGGESTED STRATEGIC PRIORITIES – ATTRACTIONS AND THE ECONOMY

30.0% of survey participants identified issues relating to attractions and the economy as a priority for the next 5-10 years.

Key issues:

- Encouraging tourism, improving tourist facilities and information.
- Growing coastal communities was a higher priority for Upper Coastal area residents, but a lesser priority than tourism.
- Encouraging economic development and growth was a priority for business owners (on par with encouraging tourism).
- Improving retail range and number of shops was a priority for Gingin residents (on par with encouraging tourism).



Q3. What do you feel that the Shire should prioritise over the next 5-10 years? (free text responses coded, n=739, n=37 don't know or gave no response excluded).

SUGGESTED STRATEGIC PRIORITIES – EFFECTIVE LEADERSHIP AND GOVERNANCE

26.5% of survey participants identified a wide range of issues relating to effective leadership and governance as a priority for the next 5-10 years.

Who this is a bigger priority for:

- Business owners.

Key issues by area:

- Planning-building-development issues, reduce Shire rates and provide subsidies for some / unequal charges / rural inequality, and other issues with Shire administration were a higher priority for business owners.
- Providing equal access to service & facilities across the Shire was a higher priority for Gabbadah residents.

2025

More community engagement/consultation/listen to & communicate with the community	6.0%
Planning-building-development issues	4.6%
Provide equal access to service & facilities across the Shire	4.6%
Greater efficiency and money spent in more appropriate ways	3.7%
Reduce Shire rates and provide subsidies for some/unequal charges/rural inequality	3.7%
Demonstrate effective leadership and governance	3.1%
Other issues with Shire administration	3.1%
Improve customer service/staff should be more approachable & responsive	3.0%
Enforce rules and regulations/ranger to patrol & do more	2.8%
Better information dissemination/more transparent & open & accurate	2.7%

Q3. What do you feel that the Shire should prioritise over the next 5-10 years? (free text responses coded, n=739, n=37 don't know or gave no response excluded).

SUGGESTED STRATEGIC PRIORITIES – COMMUNITY WELLBEING

25.6% of survey participants identified aspects of community wellbeing as a priority for the next 5-10 years.

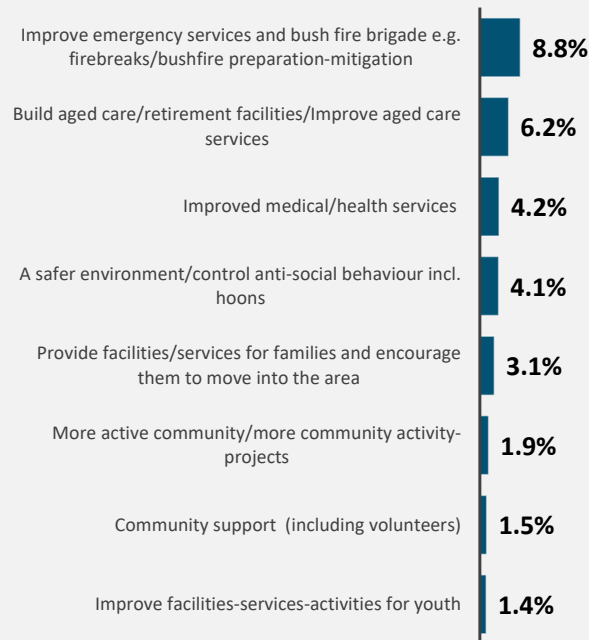
In particular:

- Ledge Point residents.

Key issues by area:

- Aged care services were a higher priority for Gingin residents.

2025



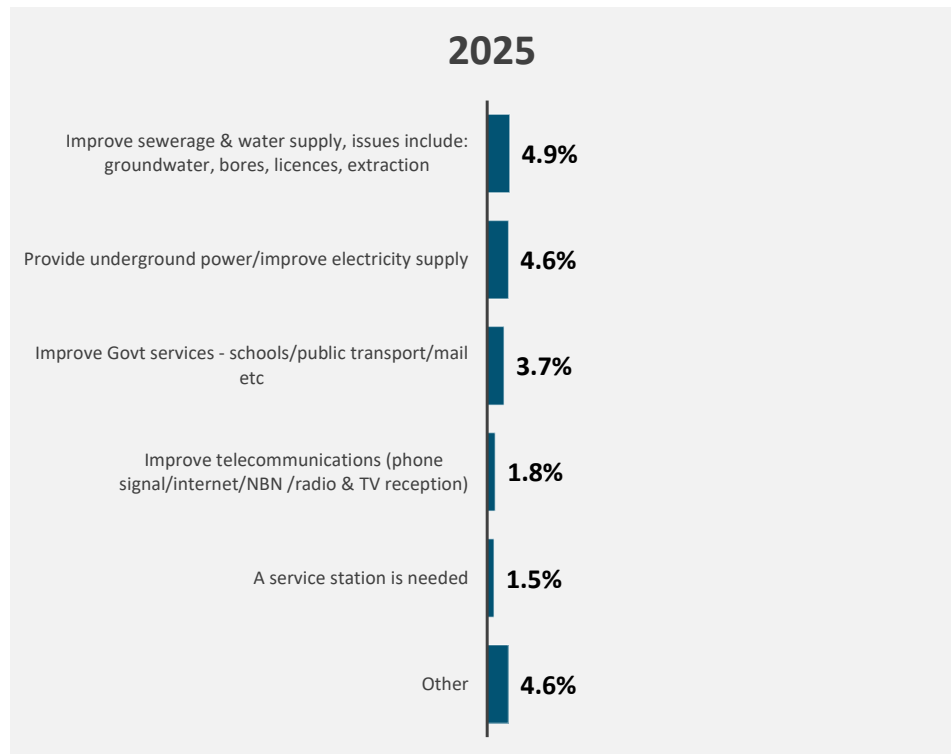
Q3. What do you feel that the Shire should prioritise over the next 5-10 years? (free text responses coded, n=739, n=37 don't know or gave no response excluded).

SUGGESTED STRATEGIC PRIORITIES – OTHER

20.4% of survey participants identified a variety of other issues as a priority for the next 5-10 years.

Key issues by area:

- Providing underground power and improving the electricity supply was more likely to be mentioned by Ledge Point residents.
- A service station was more likely to be mentioned by Lower Coastal area residents and was more of a Woodridge issue.
- Improving government services was more likely to be mentioned by Woodridge residents.



Q3. What do you feel that the Shire should prioritise over the next 5-10 years? (free text responses coded, n=739, n=37 don't know or gave no response excluded).



SATISFACTION WITH INDIVIDUAL SERVICES AND FACILITIES



Survey participants were asked to rate their satisfaction with key aspects of the Shire's performance in the areas of Waste Services, Community Facilities, Community Services, Environmental Management, Infrastructure, and Shire Communications. Satisfaction was measured on the 5-point satisfaction scale.

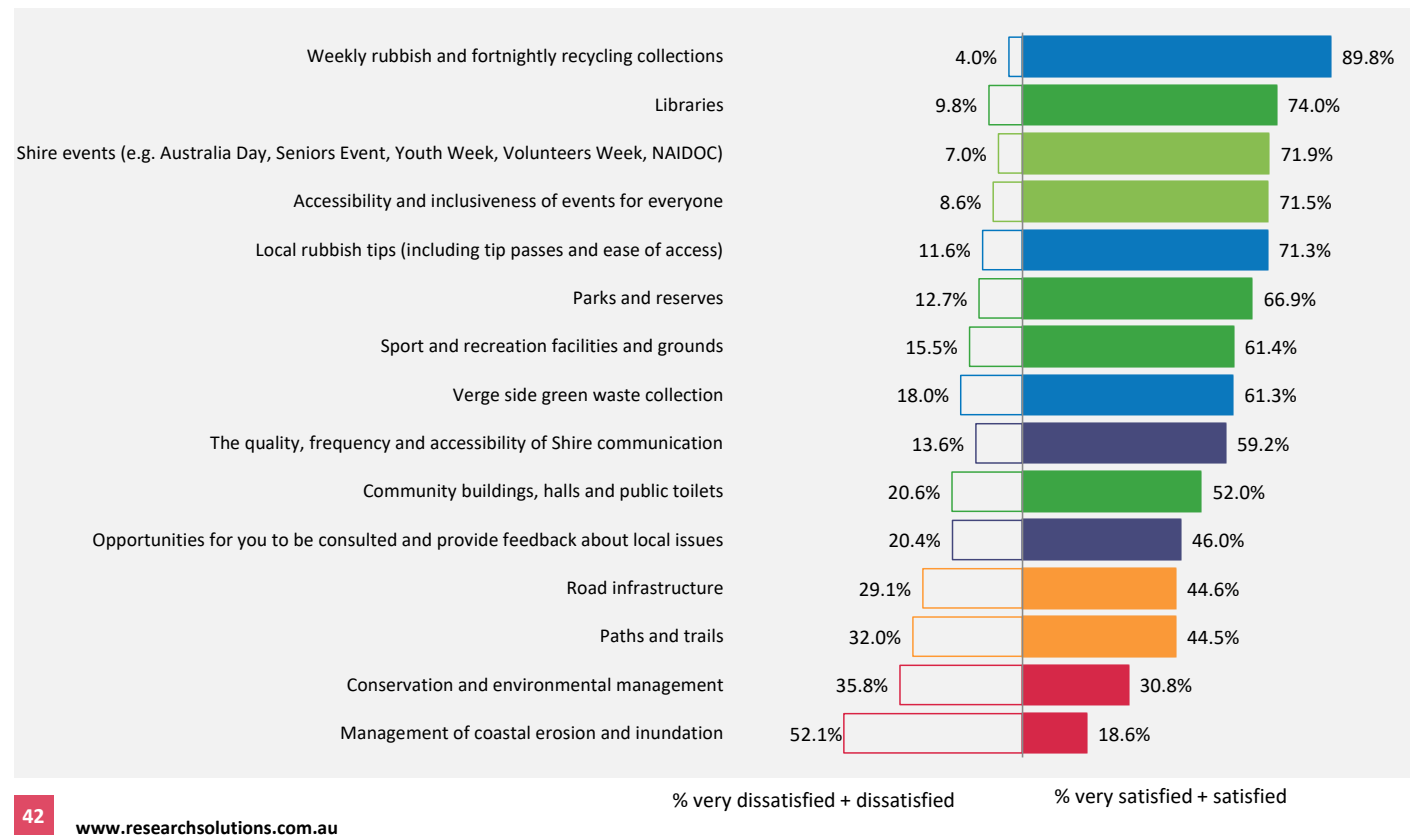


Those who had not actually RECEIVED the service or USED the service or facility over the last 12 months were provided with an option to indicate that they had not used the service and they were excluded from the calculation of satisfaction.



A summary of the overall satisfaction with each service is shown in the next two slides, followed by a detailed analysis of the results for each service/facility assessed which are found in later sections of this report.

OVERALL SATISFACTION

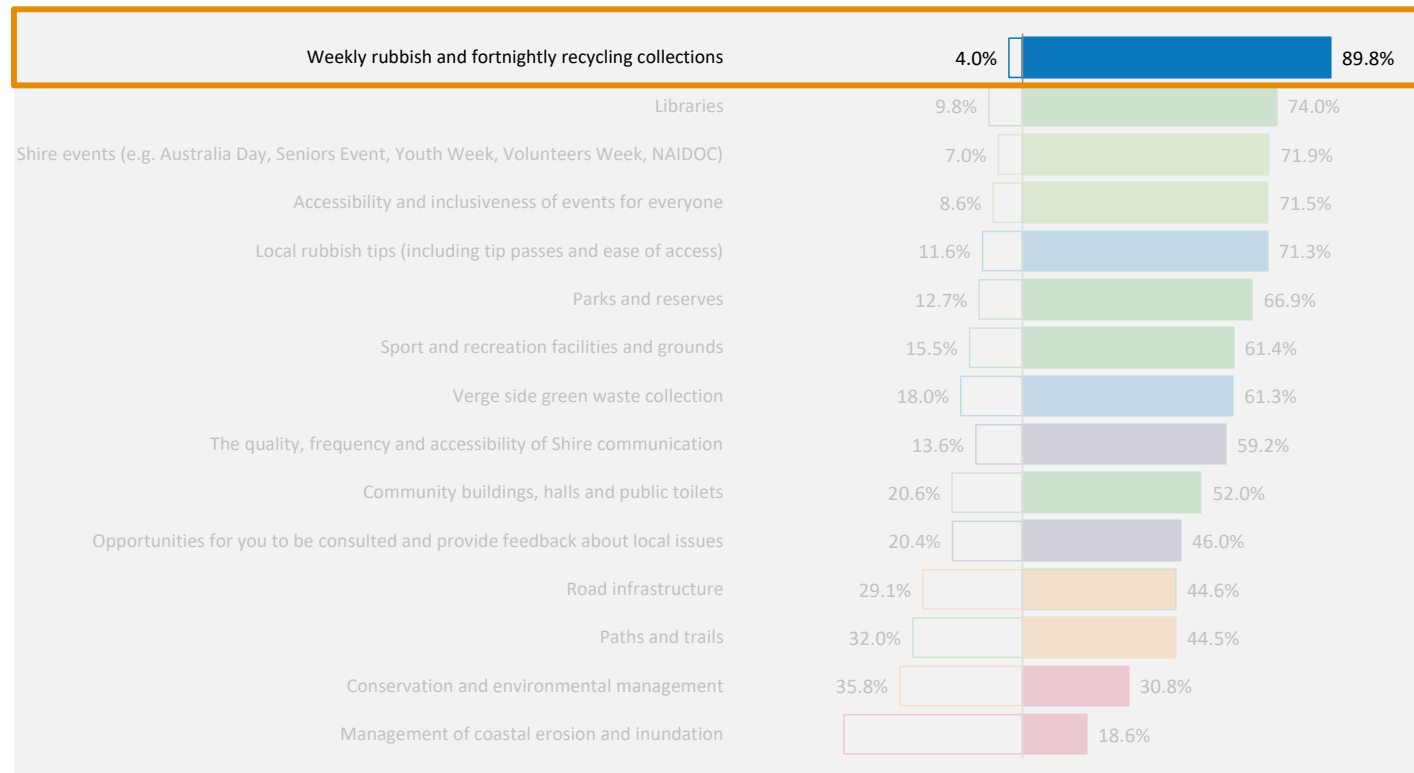


Q8, Q9, Q10, Q11, Q12, Q13. (n=296-736, 40-480 who were unsure, did not use, did not receive or did not respond excluded).

Colour key for the different service areas is shown below.

Waste Services
Community Facilities
Community Services
Environmental Management
Infrastructure
Communications and Engagement

OVERALL SATISFACTION ABOVE 80%

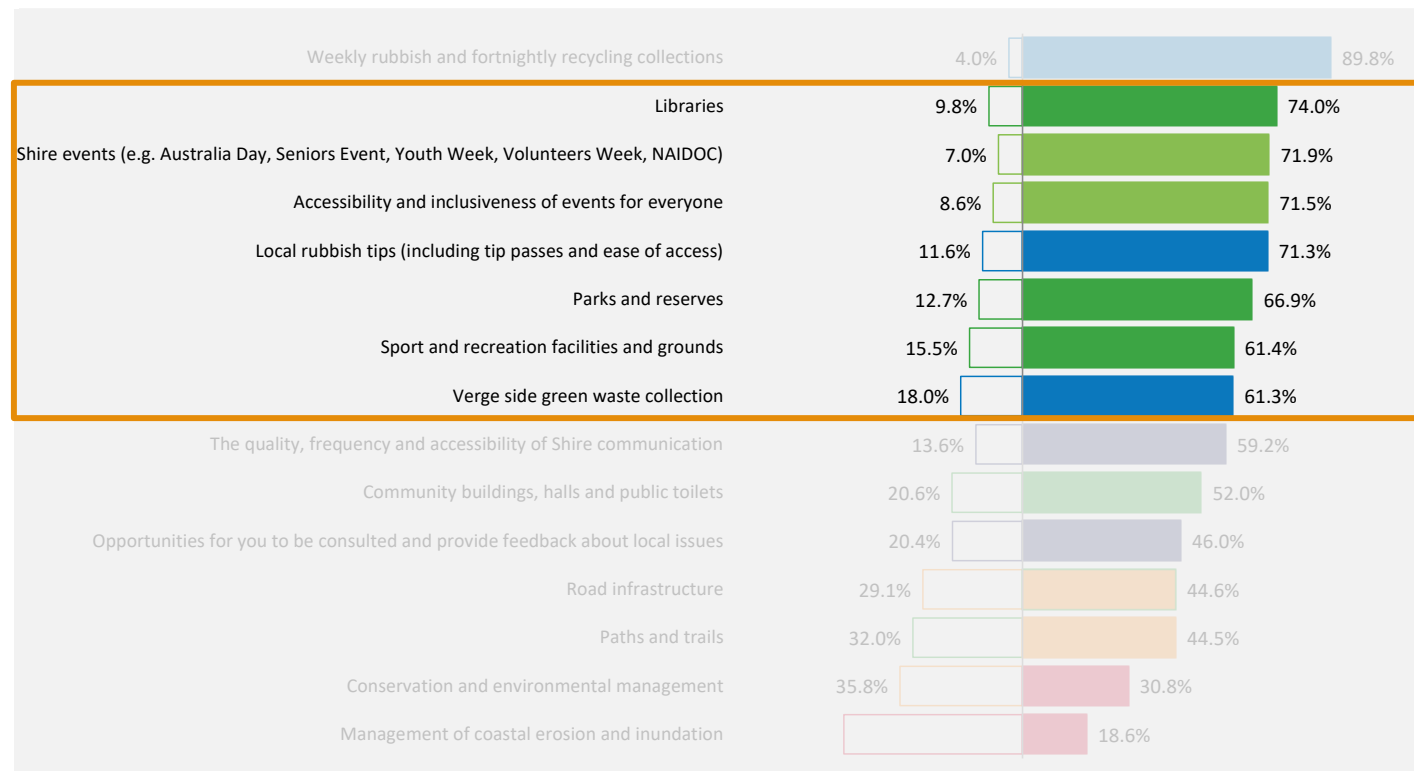


Q8, Q9, Q10, Q11, Q12, Q13. (n=296-736, 40-480 who were unsure, did not use, did not receive or did not respond excluded).

Colour key for the different service areas is shown below.



OVERALL SATISFACTION 60 – 80%

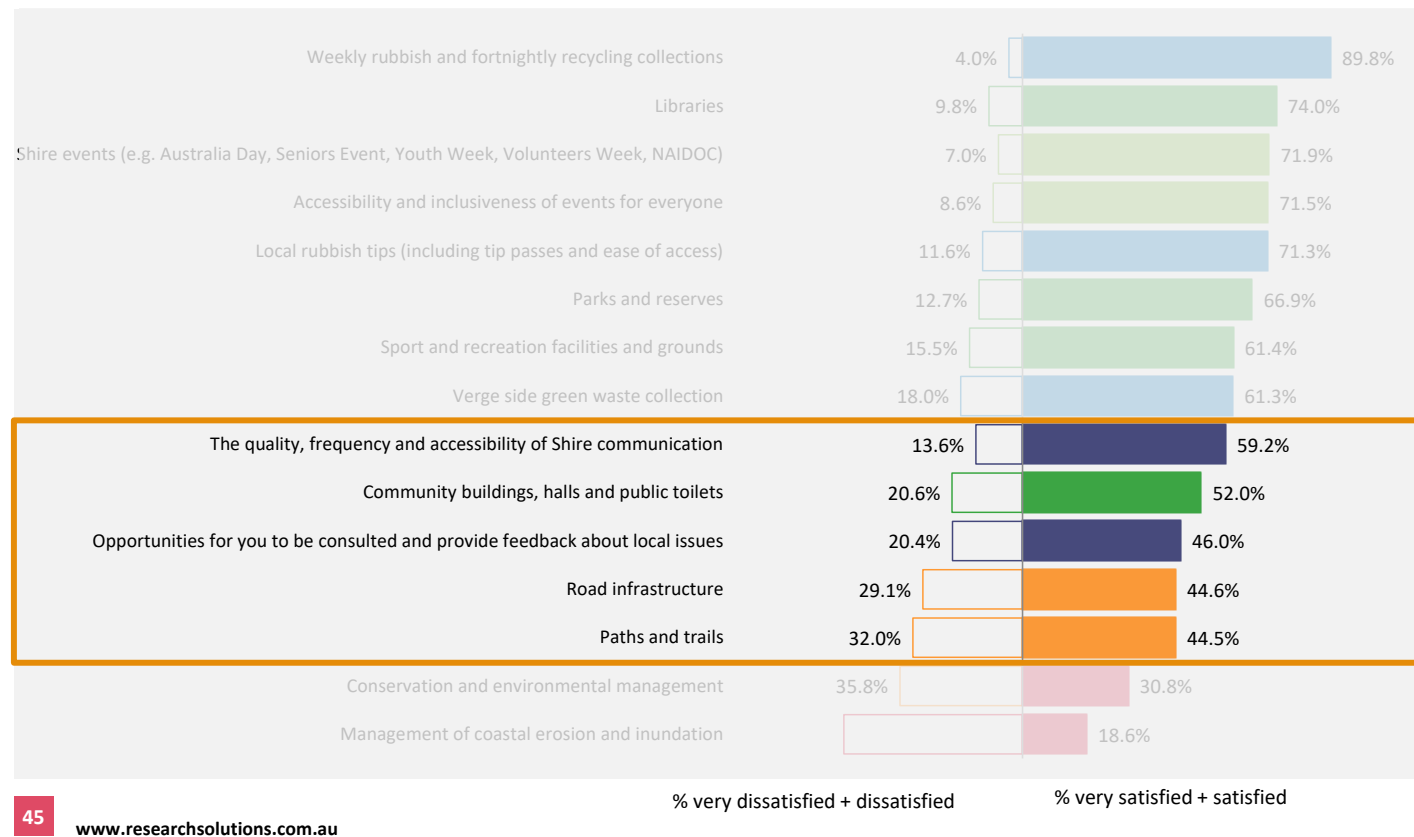


Q8, Q9, Q10, Q11, Q12, Q13. (n=296-736, 40-480 who were unsure, did not use, did not receive or did not respond excluded).

Colour key for the different service areas is shown below.



OVERALL SATISFACTION 40 – 59%

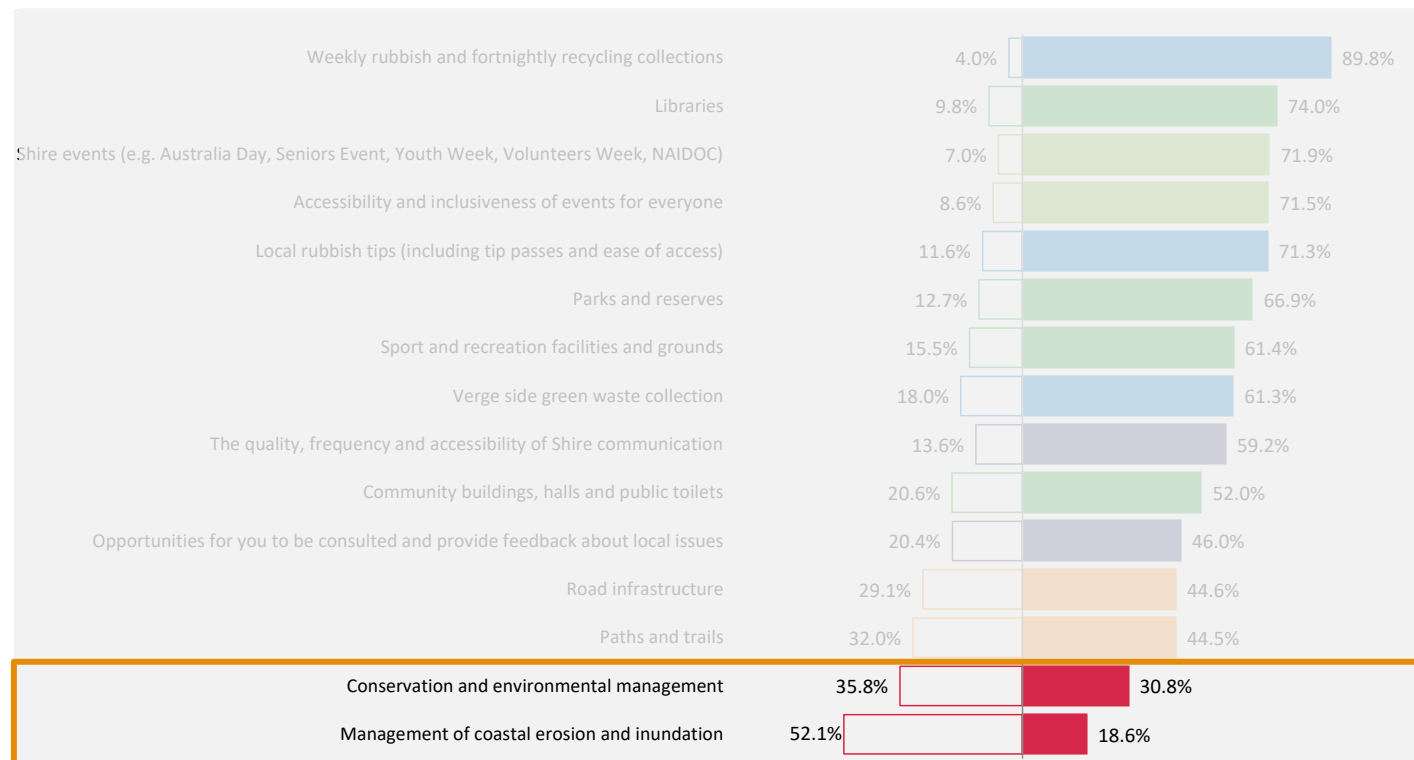


Q8, Q9, Q10, Q11, Q12, Q13. (n=296-736, 40-480 who were unsure, did not use, did not receive or did not respond excluded).

Colour key for the different service areas is shown below.



OVERALL SATISFACTION BELOW 40%



Q8, Q9, Q10, Q11, Q12, Q13. (n=296-736, 40-480 who were unsure, did not use, did not receive or did not respond excluded).

Colour key for the different service areas is shown below.



The table below outlines the services and facilities where satisfaction improved, was similar to 2023 or had declined since 2023. Unless otherwise noted, the changes refer to all three measures reported.

Improvement	Similar to 2023	Declined (or worsened in the case of dissatisfaction)	
Weekly rubbish & fortnightly recycling collections (VS) *	Verge side green waste collection	Local rubbish tips including tip passes and access (VS+S, D+VD)	
	Sport and recreation grounds and facilities	Community buildings, halls and public toilets (VS+S)	
	Parks and reserves	Libraries (VS+S)	
	Opportunities to be consulted	Shire events (VS+S)	
		Accessibility and inclusiveness of events for everyone (D+VD)	
		Conservation and environmental management (VS+S, D+VD)	
		Management of coastal erosion and inundation (VS+S, D+VD)	
		Road infrastructure (VS+S) *	
		Paths and trails (VS+S, D+VD)	
			Key:
			VS = very satisfied
			VS+S = Very satisfied or satisfied
			D+VD = Dissatisfied or very dissatisfied

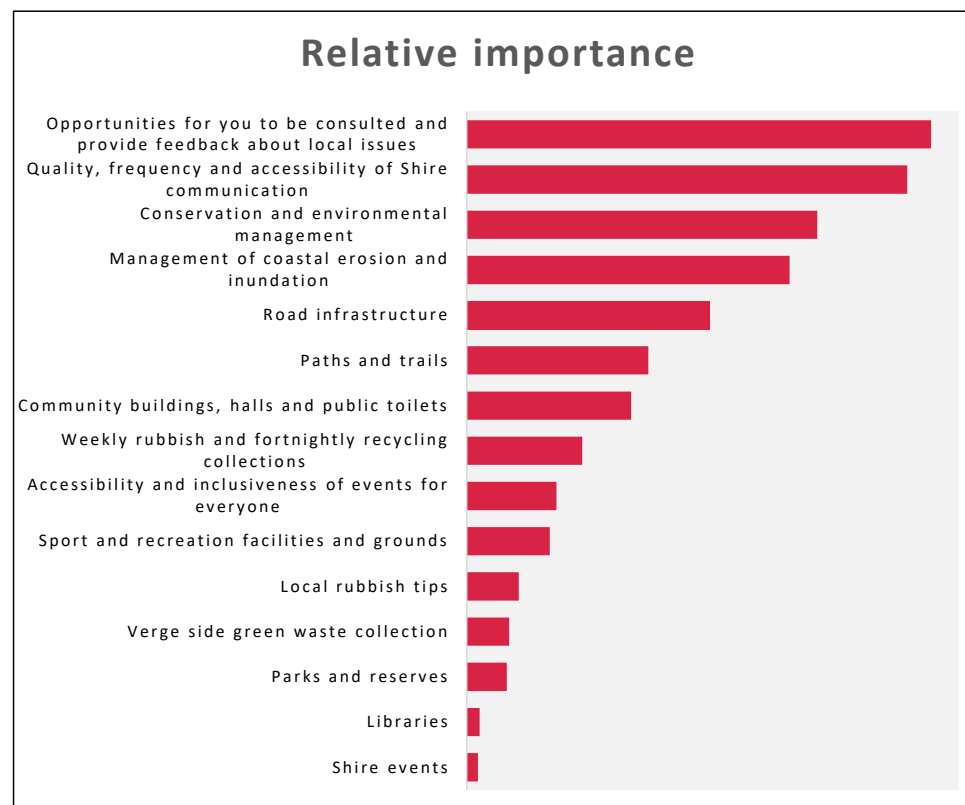
Services and facilities marked * were previously measured as two separate services or facilities. They were combined this year, and comparisons were made to the average of the separate measures in previous years. Where the separate measures received quite different satisfaction ratings, part of any 2023-2025 change may be attributable to that.

Measured for the first time this year were:

- Quality, frequency and accessibility of Shire communications

WHAT DRIVES PERCEPTIONS OF THE SHIRE'S OVERALL PERFORMANCE?

- Perceptions of the overall **performance of the Shire** have improved significantly from 2023 (35.5%), to 2 in 5 residents and ratepayers (41.1%) rating the Shire's performance as excellent or good in 2025.
- Driver analysis has been used to determine which services and facilities have the greatest influence on perceptions of overall performance.
- The most influential services and facilities were:
 - Opportunities for residents to be consulted and provide feedback about local issues
 - Quality, frequency and accessibility of Shire communication
 - Conservation and environmental management
 - Management of coastal erosion and inundation.
- To improve overall satisfaction with the Shire, strong performance in these areas will have the greatest positive impact on improving perceptions of the Shire's overall performance. Conversely, declines in performance in these will have the greatest negative impact.
- Explanation of the driver analysis appended.



FOCUSING RESOURCES TO INCREASE PERCEPTIONS OF OVERALL PERFORMANCE

The real value of the driver analysis comes by comparing the relative impact of the satisfaction ratings for the 15 Shire services and facilities on overall satisfaction with the Shire. These can be displayed on a Quad Map (impact and performance map - see over) for ease of interpretation.

This year, the line separating 'highly performing' from the 'not as highly performing' services and facilities has been set at 50% very satisfied + satisfied. There is only two services or facilities – satisfaction with community buildings, halls and public toilets (52.0%) and satisfaction with opportunities for residents to be consulted and provide feedback about local issues (46.0%) – that are close to this line of separation.

The line separating higher from lower relative impact sits where there is a natural break point between services and facilities.

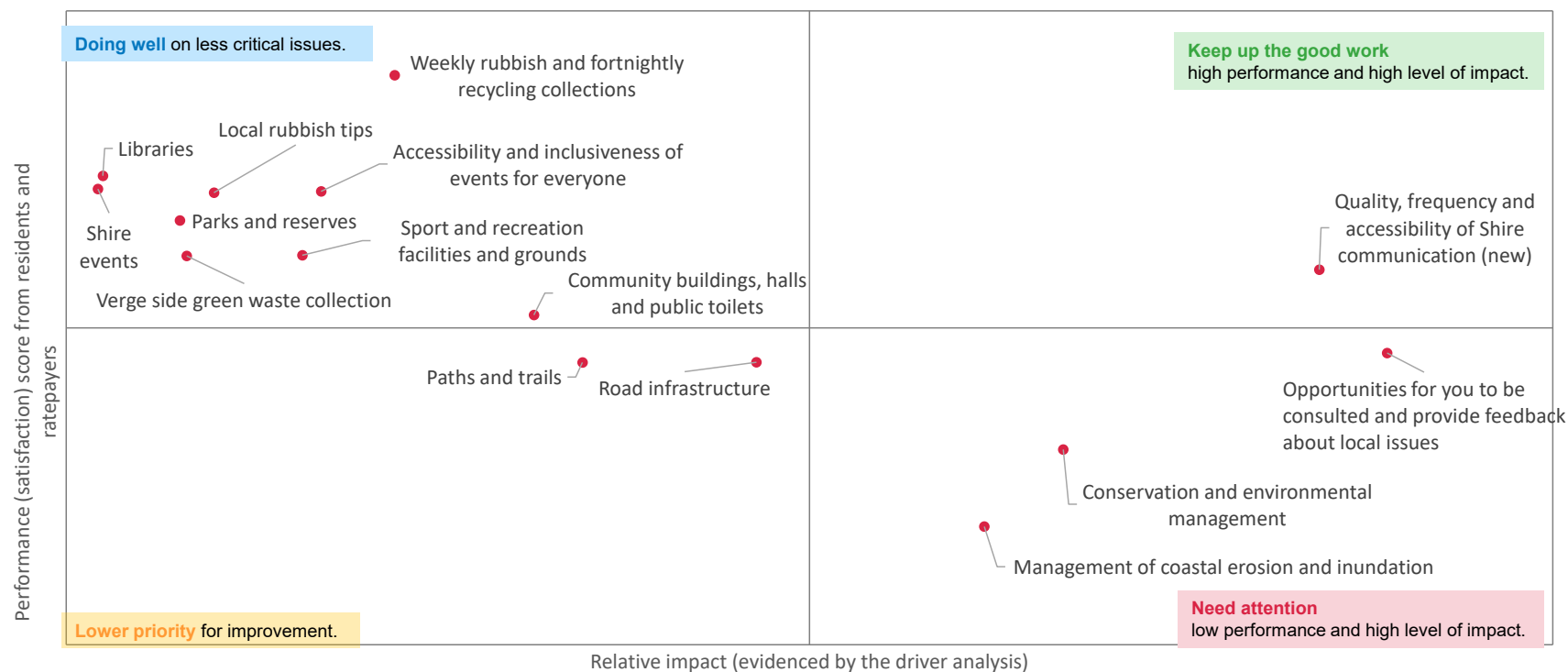
The next slide shows that the service that **impacts overall satisfaction the most, and on which the Shire does well**, is:

- The quality, frequency and accessibility of Shire communication.

The services and facilities that have a **significant impact but need attention (have lower performance ratings)** are:

- Opportunities to be consulted and provide feedback about local issues
- Conservation and environmental management
- Management of coastal erosion and inundation

HOW SERVICES AND FACILITIES INFLUENCE PERCEPTIONS OF OVERALL PERFORMANCE





WASTE SERVICES

Satisfaction with Waste Services is generally strong, and the weekly rubbish and fortnightly recycling collections was the best rated of the 15 services and facilities measured. Residents living outside the towns and rural estates are less satisfied with all three waste services.

Row %	Very satisfied	Very satisfied + satisfied	Commentary
Weekly rubbish and fortnightly recycling collections	51.3%	89.8%	The highest level of satisfaction of any service. Measured as two separate measures 2018-2023. Very satisfied is higher than the average of the two separate measures in 2023.
Verge side green waste collection	19.8%	61.3%	Results are similar to 2023.
Local rubbish tips (including tip passes and ease of access)	31.6%	71.3%	Satisfaction has declined and dissatisfaction has worsened since 2023.



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WEEKLY RUBBISH & FORTNIGHTLY RECYCLING COLLECTIONS

- Very satisfied + satisfied – 89.8%
- Very satisfied – 51.3%
- Dissatisfied + very dissatisfied – 4.0%

Who is satisfied?

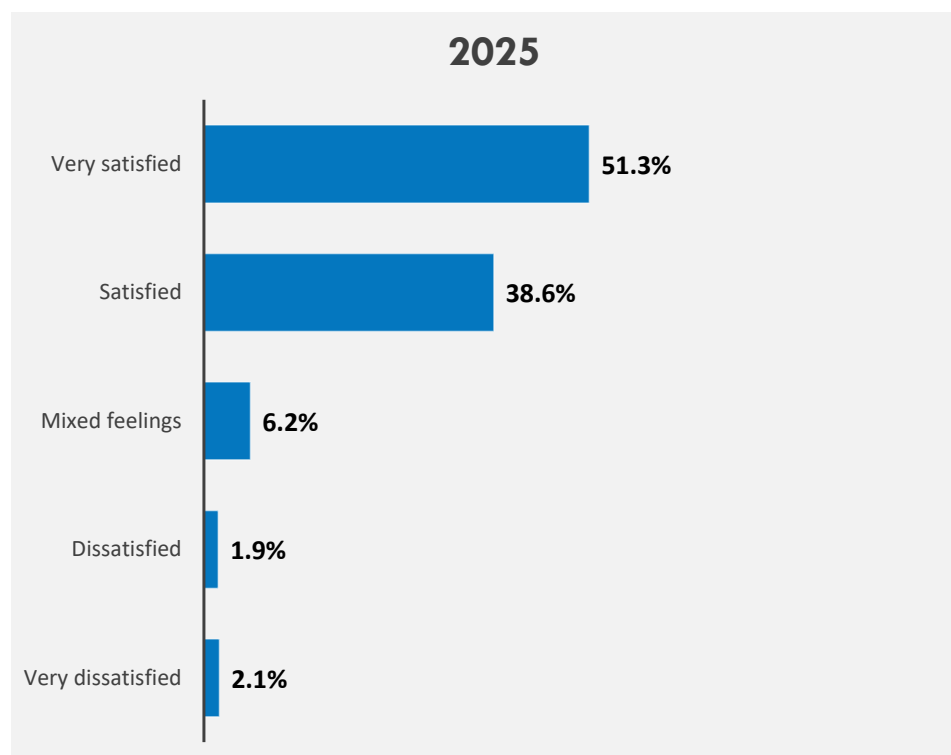
No one group stands out

Who is less satisfied (but not dissatisfied)?

Residents in rural localities
Business owners

Who has a higher level of dissatisfaction?

Residents in rural localities



Q8. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Waste services - Weekly rubbish and fortnightly recycling collections

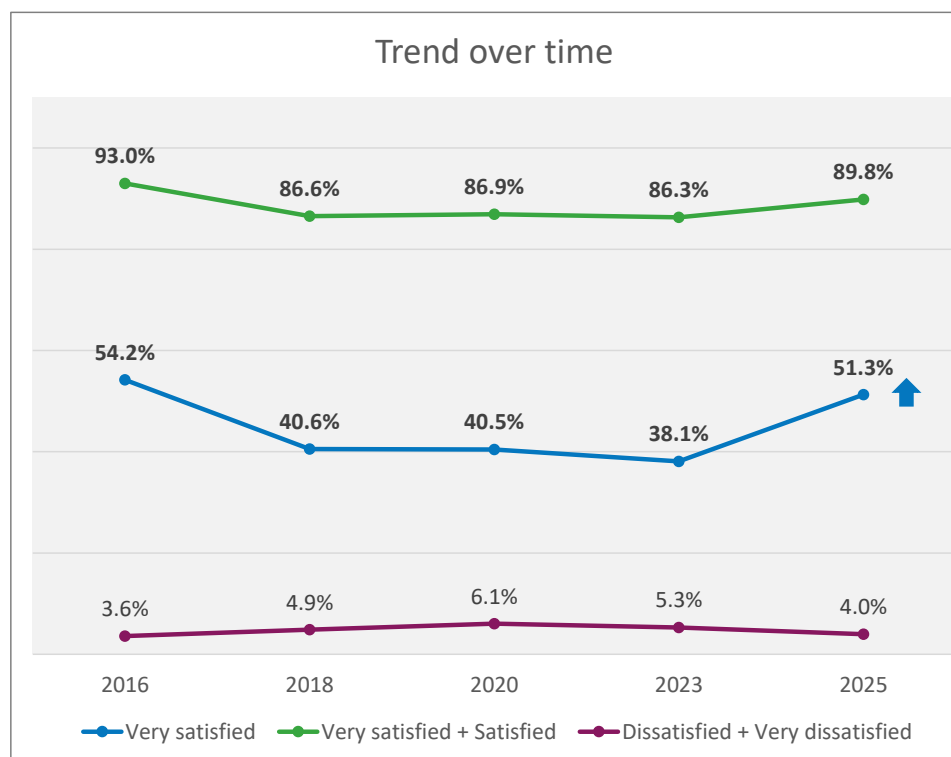
2025 n = 544; 146 no response, don't know, did not receive/use excluded

WEEKLY RUBBISH & FORTNIGHTLY RECYCLING COLLECTIONS

Significant improvement in 'very satisfied' with the two measures from 2023 collapsed into one average measure in 2025. Overall satisfaction and overall dissatisfaction are similar to 2023.

Over the longer term:

- Very satisfied + satisfied – 2025 result is similar to all previous years.
- Very satisfied – 2025 result is higher than the 2018-2023 period (when weekly rubbish and kerbside recycling were measured separately)
- Dissatisfied + very dissatisfied – 2025 result is similar to all previous years.



Q8. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Waste services - Weekly rubbish and fortnightly recycling collections

2025 n = 544; 146 no response, don't know, did not receive/use excluded

2023* n = 544

2020* n = 577

2018* n=756

2016 n=457; 117 excluded

* Average of the separate measures

↑ Increase in very satisfied and satisfied since 2023

VERGE SIDE GREEN WASTE COLLECTION

- Very satisfied + satisfied – 61.3%
- Very satisfied – 19.8%
- Dissatisfied + very dissatisfied – 18.0%

Who is satisfied?

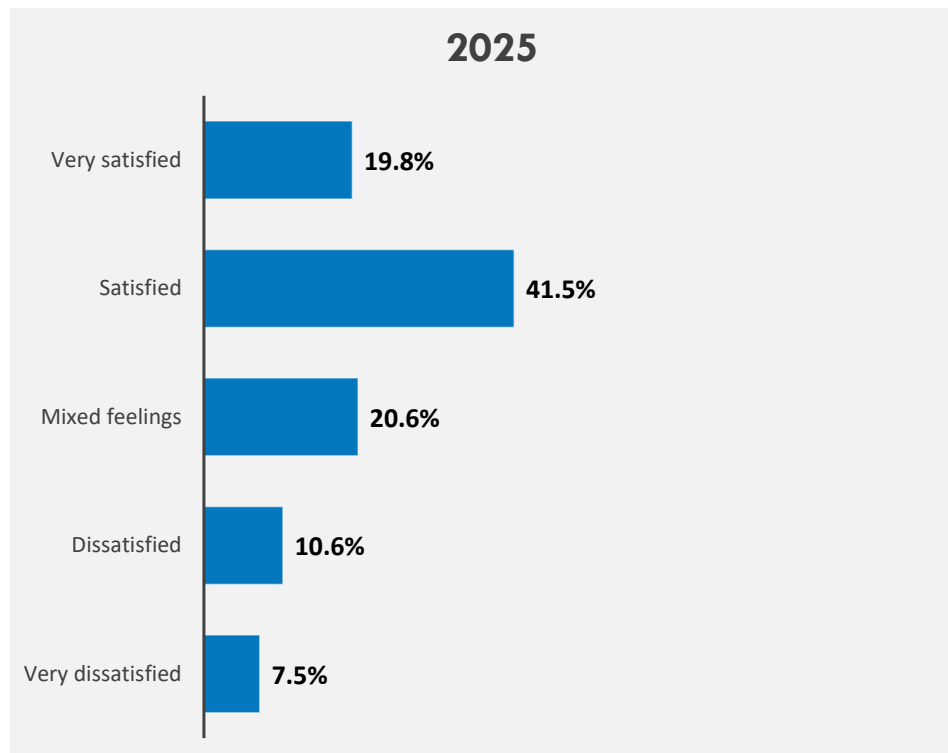
No one group stands out

Who is less satisfied (but not dissatisfied)?

No one group stands out

Who has a higher level of dissatisfaction?

Residents in rural localities
Business owners



Q8. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Waste services - Verge side green waste collection
2025 n = 388; 388 no response, don't know, did not receive/use excluded

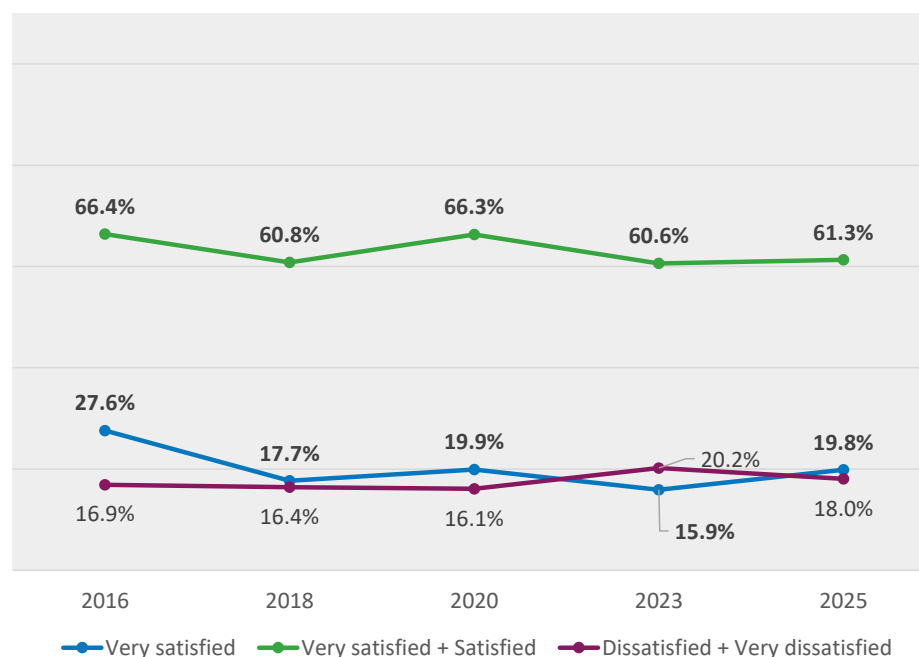
VERGE SIDE GREEN WASTE COLLECTION

2025 results are similar to 2023 results.

Over the longer term:

- Very satisfied + satisfied – 2025 result is similar to all previous years.
- Very satisfied – 2025 result continues to be below the 2016 high (for the 4th successive year).
- Dissatisfied + very dissatisfied – 2025 result is similar to all previous years.

Trend over time



Q8. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Waste services - Verge side green waste collection
2025 n = 388; 388 no response, don't know, did not receive/use excluded
2023 n = 277; 413 excluded
2020 n = 386; 309 excluded
2018 n=378; 352 excluded
2016 n=297; n=277 excluded

LOCAL RUBBISH TIPS (INCLUDING TIP PASSES AND ACCESS)

- Very satisfied + satisfied – 71.3%.
- Very satisfied – 31.6%.
- Dissatisfied + very dissatisfied – 11.6%.

Who is satisfied?

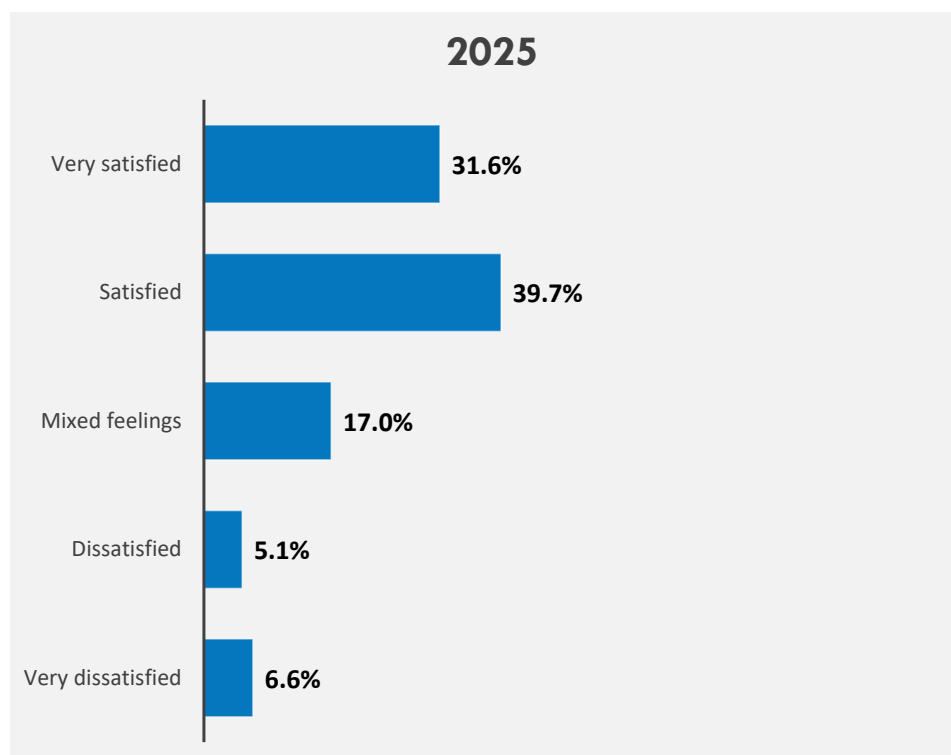
Non-resident ratepayers
Upper Coastal area residents
Lancelin & Ledge Point residents

Who is less satisfied (but not dissatisfied)?

Residents (owners & renters)
Gingin and Rural Inland area residents
Gingin residents

Who has a higher level of dissatisfaction?

Gingin and Rural Inland area residents
Residents in rural localities
Business owners



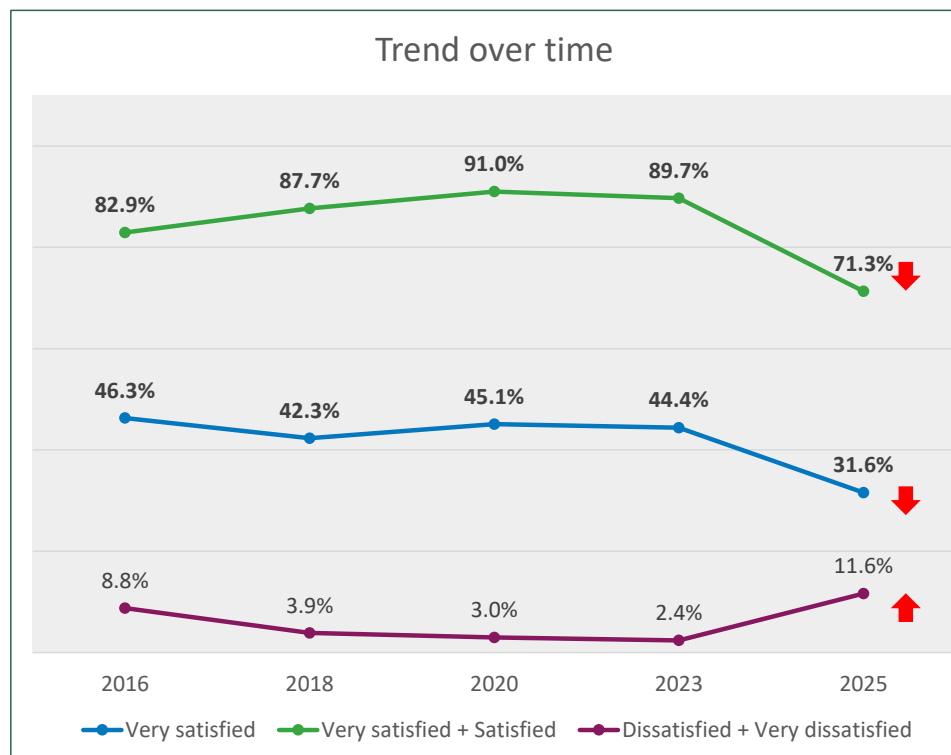
Q8. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Waste services - Local rubbish tips (including tip passes and ease of access)
2025 n = 687; 89 no response, don't know, did not receive/use excluded

LOCAL RUBBISH TIPS (INCLUDING TIP PASSES AND ACCESS)

There has been a significant decline in satisfaction with the local rubbish tip since 2023, with both very satisfied and overall satisfaction falling significantly and overall dissatisfaction worsening.

Over the longer term:

- Very satisfied + satisfied – 2025 result is lower than all previous years, reversing the upwards trend from 2016.
- Very satisfied – 2023 result is lower than all previous years.
- Dissatisfied + very dissatisfied – result is higher (worse) than all previous years, reversing the downwards trend from 2016.



Q8. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Waste services - Local rubbish tips (including tip passes and ease of access)

2025 n = 687; 89 no response, don't know, did not receive/use excluded

2023 n = 620; n=70 excluded

2020 n = 634; n=61 excluded

2018 n=674; 56 excluded

2016 n=503; n=71 excluded

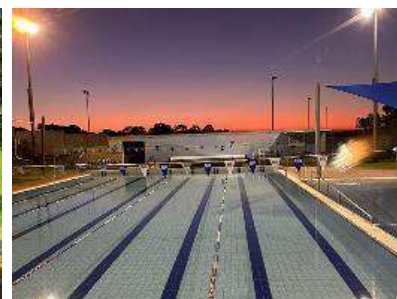
↓ Decline in satisfied and very satisfied since 2023

↑ Also, an increase in dissatisfied and very dissatisfied since 2023

COMMUNITY FACILITIES

Overall satisfaction with Community Facilities is relatively strong, however there are areas of decline compared to 2023 and long-term downward trends in several of the measures.

Row %	Very satisfied	Satisfied + Very satisfied	Commentary
Sport and recreation facilities and grounds	12.3%	61.4%	Results are similar to 2023.
Community buildings, halls and public toilets	8.9%	52.0%	Overall satisfaction has fallen from 2023 and is now lower than all previous surveys.
Libraries	21.3%	74.0%	Overall satisfaction has fallen from 2023 and is now lower than all previous surveys.
Parks and reserves	17.1%	66.9%	Results are similar to 2023, however there is a long-term downward trend in overall satisfaction.



SPORT AND RECREATION FACILITIES AND GROUNDS

- Very satisfied + satisfied – 61.4%
- Very satisfied – 12.3%
- Dissatisfied + very dissatisfied – 15.5%

Who is satisfied?

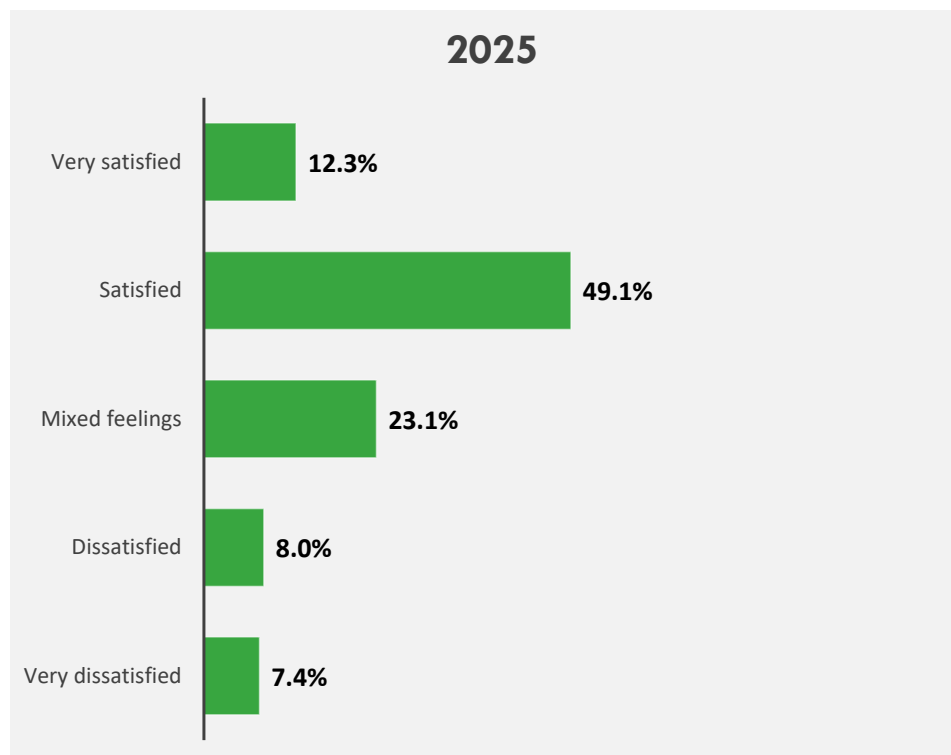
No one group stands out

Who is less satisfied (but not dissatisfied)?

No one group stands out

Who has a higher level of dissatisfaction?

Business owners



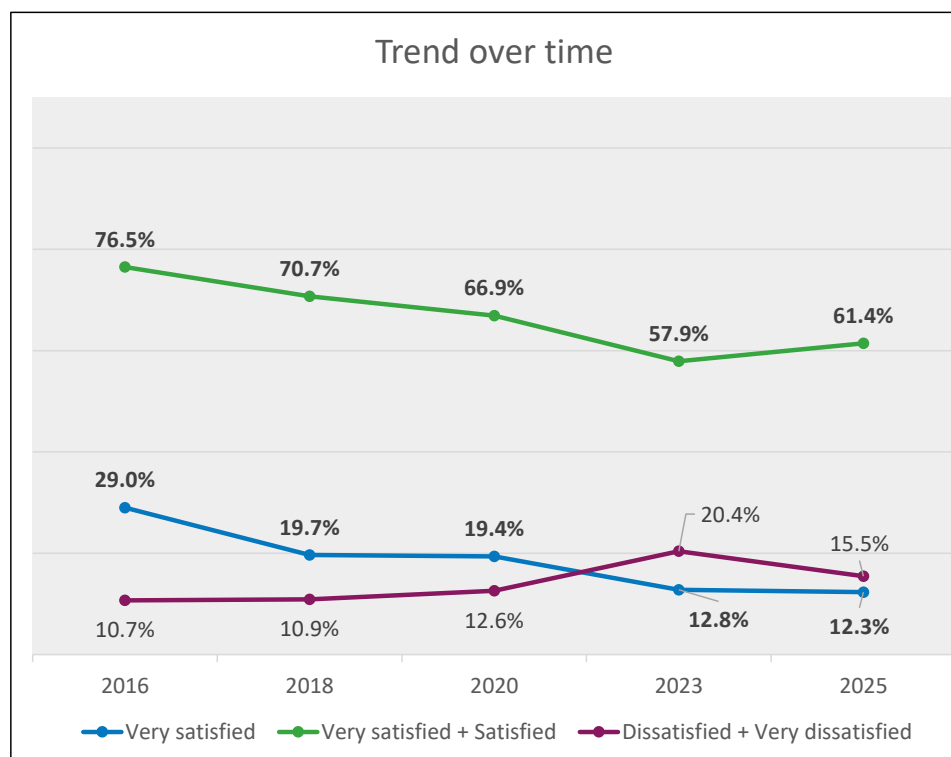
Q9. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Community Facilities - Sport and recreation facilities and grounds
2025 n = 511; 265 no response, don't know and did not use excluded.

SPORT AND RECREATION FACILITIES AND GROUNDS

2025 results are similar to 2023 results.

Over the longer term:

- Very satisfied + satisfied – 2025 result is lower than the 2016-2018 period.
- Very satisfied – 2025 result is lower than the 2016-2020 period.
- Dissatisfied + very dissatisfied – 2025 result is worse than the 2018 result. The sample in 2016 was too small to register a statistically significant difference.



Q9. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Community Facilities - Sport and recreation facilities and grounds
2025 n = 511; 265 no response, don't know and did not use excluded.

2023 n = 406; 284 excluded
2020 n = 505; 190 excluded
2018 n=468; 262 excluded
2016 n=201; 413 excluded

COMMUNITY BUILDINGS, HALLS AND PUBLIC TOILETS

- Very satisfied + satisfied – 52.0%
- Very satisfied – 8.9%
- Dissatisfied + very dissatisfied – 20.6%

Who is satisfied?

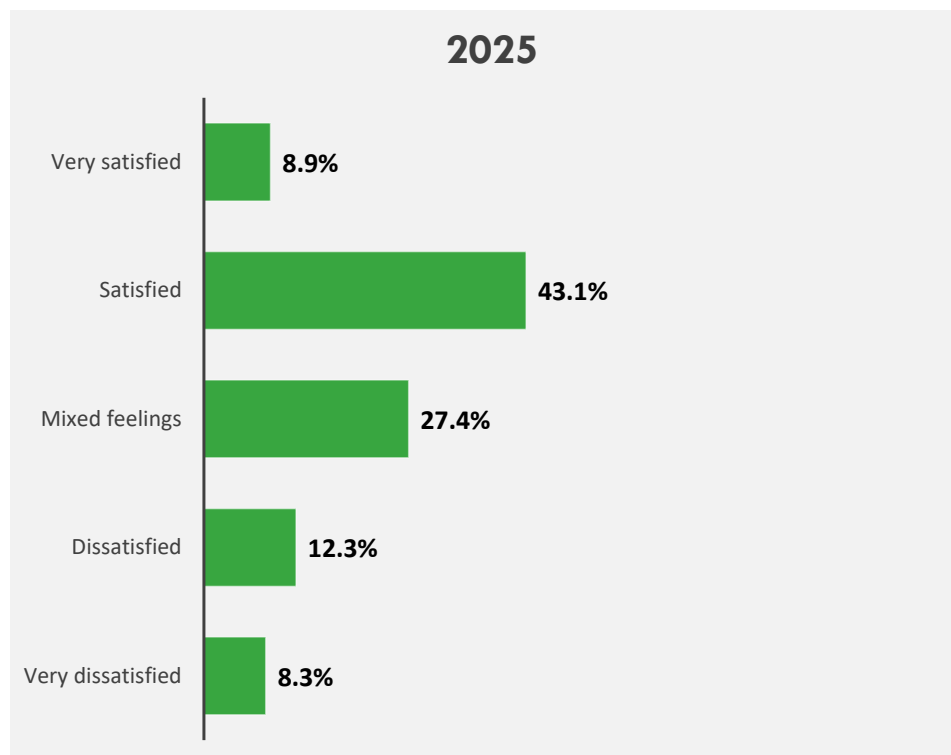
Non-resident ratepayers

Who is less satisfied (but not dissatisfied)?

Residents (owners & renters)
Gabbadah residents have more “mixed feelings”

Who has a higher level of dissatisfaction?

Upper Coastal area residents



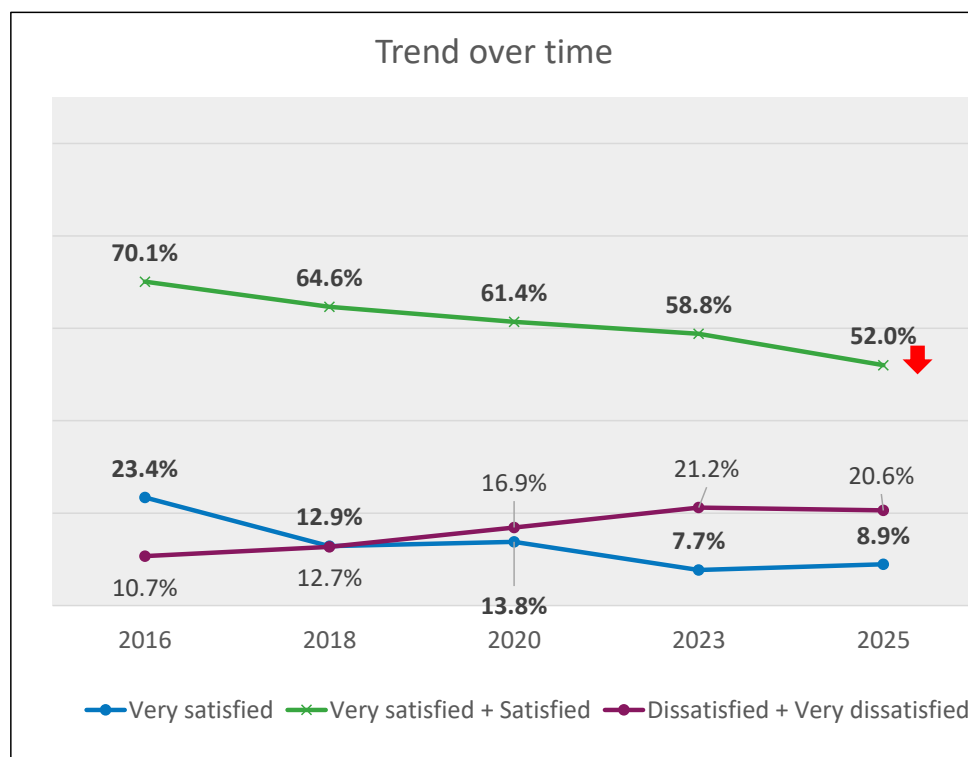
Q9. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Community Facilities -
Community buildings, halls and public toilets
2025 n = 617; 159 no response, don't know and did not use excluded.

COMMUNITY BUILDINGS, HALLS AND PUBLIC TOILETS

The long-term decline in overall satisfaction continues, with fewer very satisfied + satisfied in 2025 than in 2023. Other results are similar to 2023.

Over the longer term:

- Very satisfied + satisfied – 2025 result is lower than all previous years.
- Very satisfied – 2025 result is lower than all the 2016-2020 period.
- Dissatisfied + very dissatisfied – 2025 result is higher (worse) than the 2016 and 2018 results.



Q9. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Community Facilities -
Community buildings, halls and public toilets

2025 n = 617; 159 no response, don't know and did not use excluded.

2023 n = 505; 185 excluded

2020 n = 572; 123 excluded

2018 n=560; 170 excluded

2016 n=455; 119 excluded

LIBRARIES

- Very satisfied + satisfied – 74.0%
- Very satisfied – 21.3%
- Dissatisfied + very dissatisfied – 9.8%

Who is satisfied?

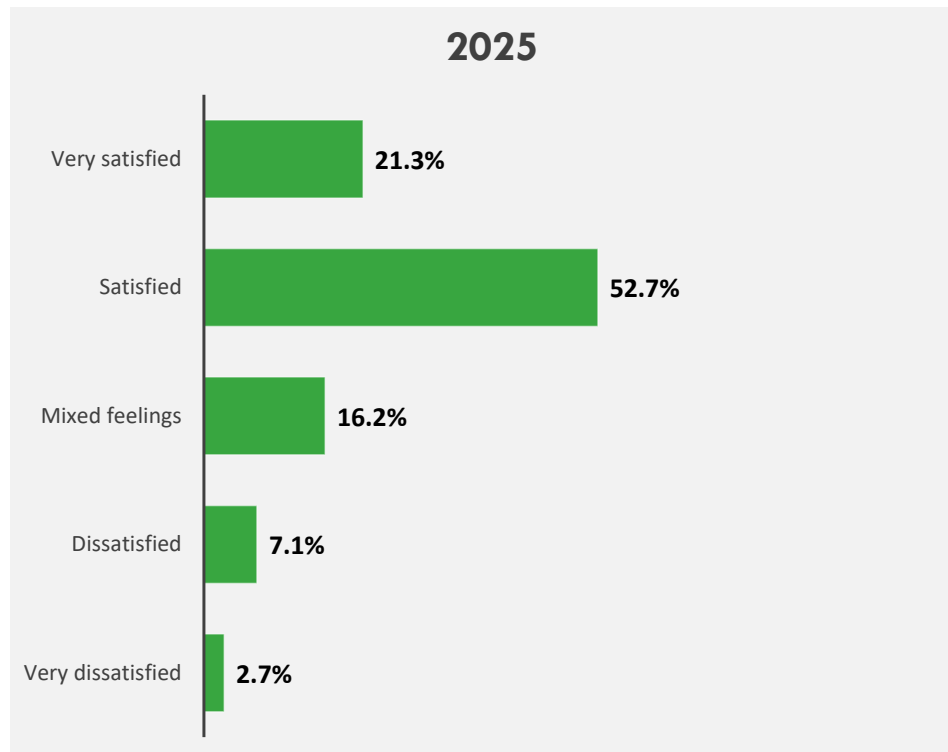
No one group stands out

Who is less satisfied (but not dissatisfied)?

No one group stands out

Who has a higher level of dissatisfaction?

No one group stands out



Q9. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

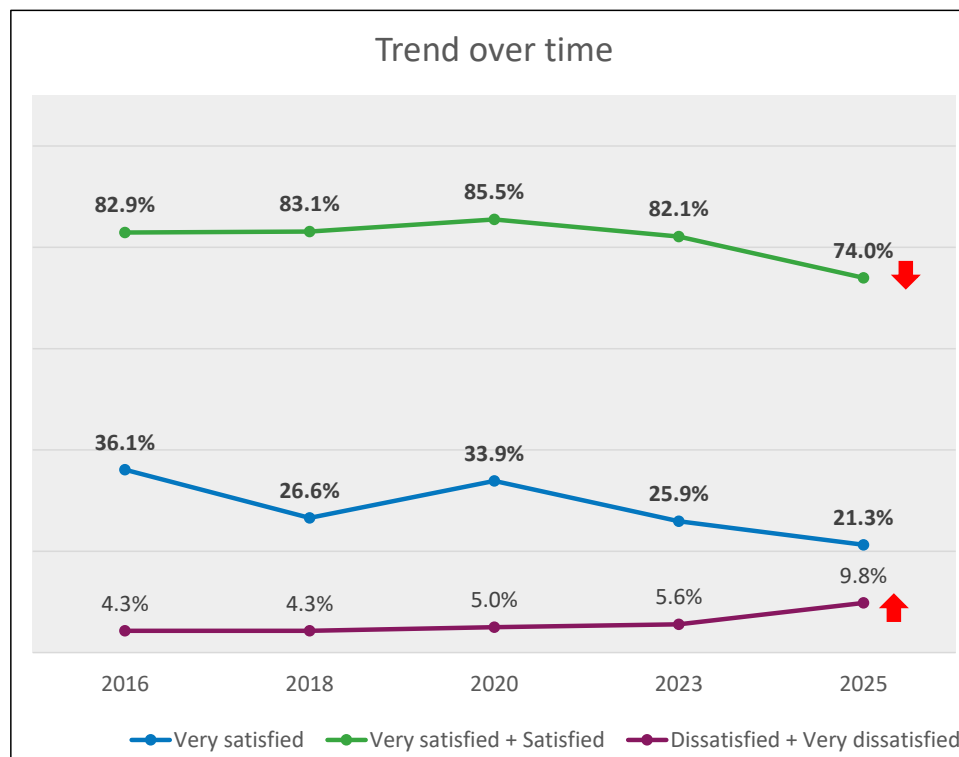
*Community Facilities - Libraries
2025 n = 269; 776 no response, don't know, did not use excluded*

LIBRARIES

Very satisfied + satisfied in 2025 is lower than the 2023 result. Other results are similar to 2023.

Over the longer term:

- Very satisfied + satisfied – 2025 result is lower than all previous years.
- Very satisfied – 2025 result is lower than the 2016 and 2020.
- Dissatisfied + very dissatisfied – 2025 result is worse than all previous years.



Q9. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Community Facilities - Libraries
2025 n = 269; 776 no response, don't know, did not use excluded
2023 n = 162; 528 excluded
2020 n = 221; 474 excluded
2018 n=207; 523 excluded
2016 n= 205; 369 excluded

↓ Decline in satisfied and very satisfied since 2023
↑ Also, an increase in dissatisfied and very dissatisfied since 2023

PARKS AND RESERVES

- Very satisfied + satisfied – 66.9%
- Very satisfied – 17.1%
- Dissatisfied + very dissatisfied – 12.7%

Who is satisfied?

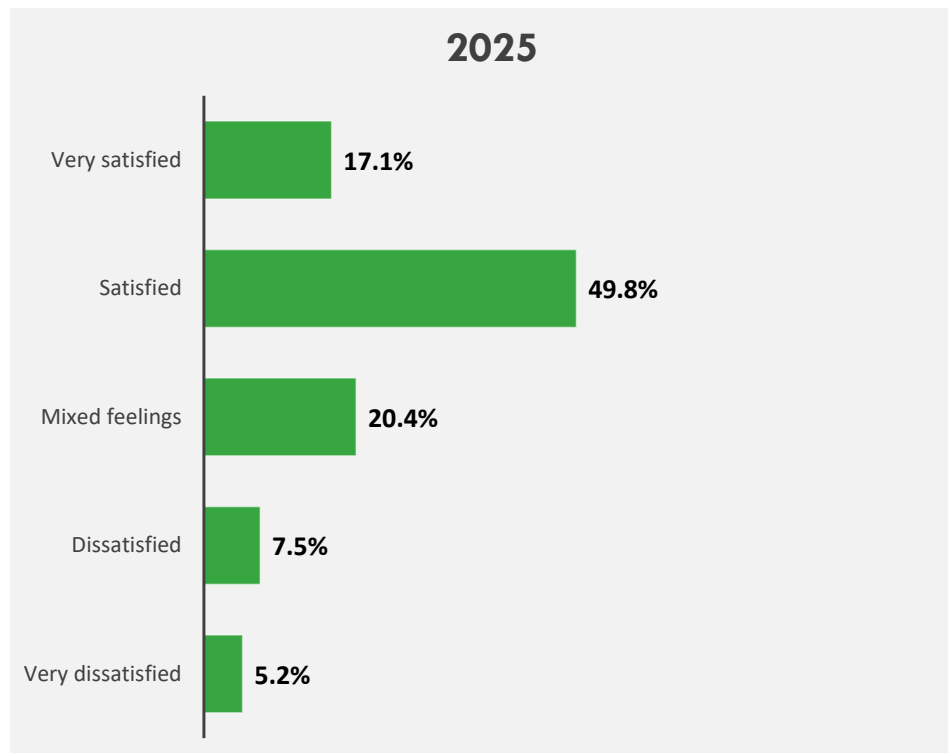
No one group stands out

Who is less satisfied (but not dissatisfied)?

Residents (owners & renters)
Upper Coastal area

Who has a higher level of dissatisfaction?

No one group stands out



Q9. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Community Facilities – Parks and reserves
2025 n = 638; 138 no response, don't know, did not use excluded

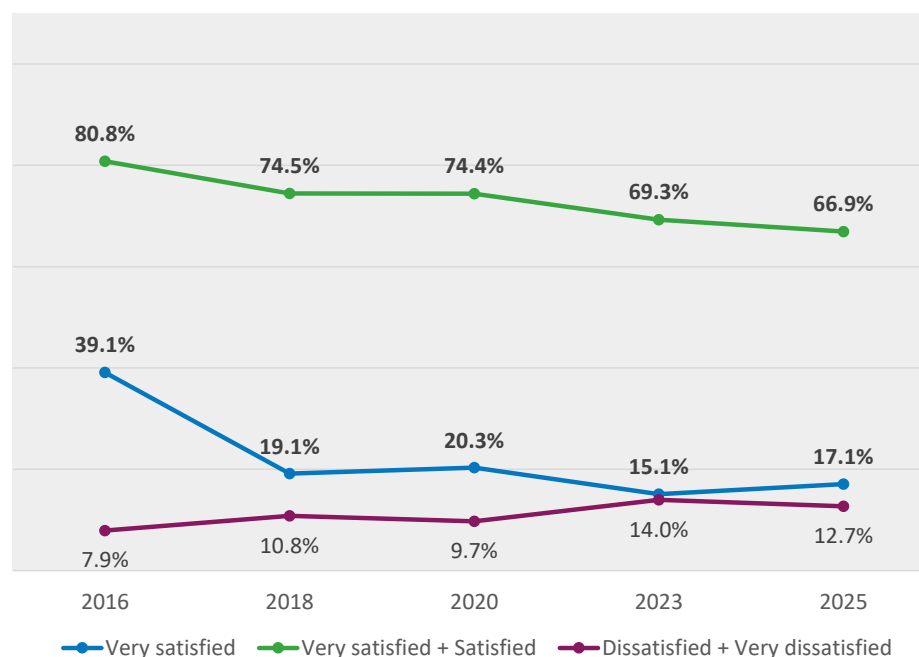
PARKS AND RESERVES

2025 results are similar to 2023 results.

Over the longer term:

- Very satisfied + satisfied – 2025 result is lower than the 2016-2020 period.
- Very satisfied – 2025 result is lower than the 2016 result.
- Dissatisfied + very dissatisfied – 2025 result is worse than the 2016 result.

Trend over time



Q9. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Community Facilities – Parks and reserves

2025 n = 638; 138 no response, don't know, did not use excluded
2023 n = 537; 153 excluded
2020 n = 597; 98 excluded
2018 n=591; 139 excluded
2016 n= 483; 92 excluded

COMMUNITY SERVICES

Overall satisfaction with the Community Services is strong.

Row %	Very satisfied	Satisfied + Very satisfied	Commentary
Shire events (e.g., Australia Day, Seniors Event, Youth Week, Volunteers Week, NAIDOC)	14.5%	71.9%	Overall satisfied is lower than 2023.
Accessibility and inclusiveness of events for everyone	15.3%	71.5%	The small level of dissatisfaction has worsened.



SHIRE EVENTS

- Very satisfied + satisfied – 71.9%
- Very satisfied – 14.5%
- Dissatisfied + very dissatisfied – 7.0%

Who is satisfied?

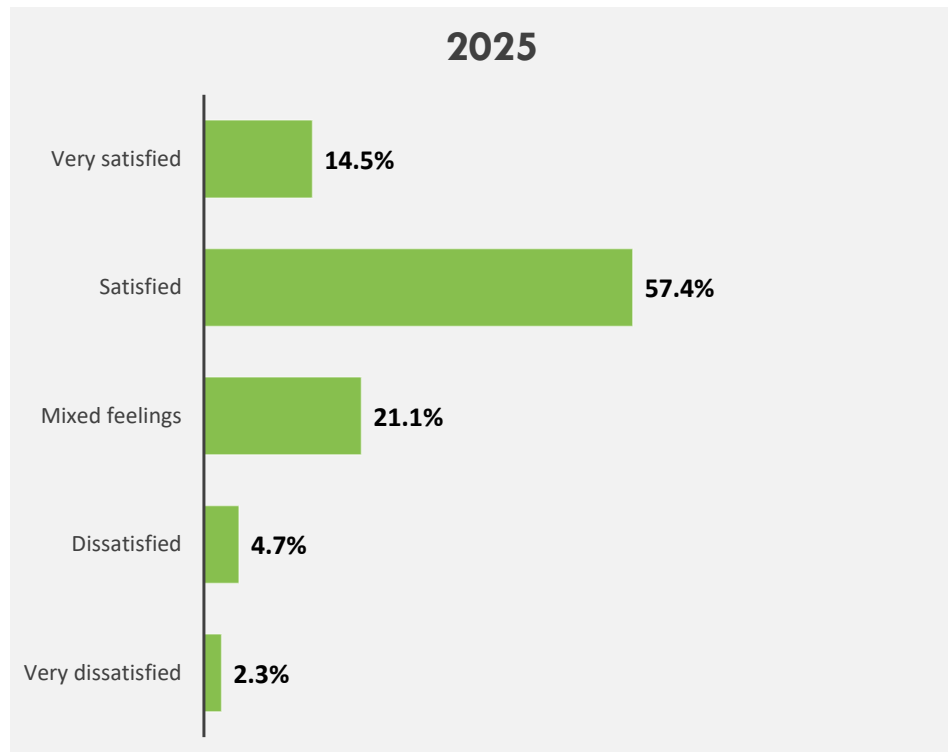
No one group stands out

Who is less satisfied (but not dissatisfied)?

Residents (owners & renters)
Upper Coastal area residents

Who has a higher level of dissatisfaction?

Business owners



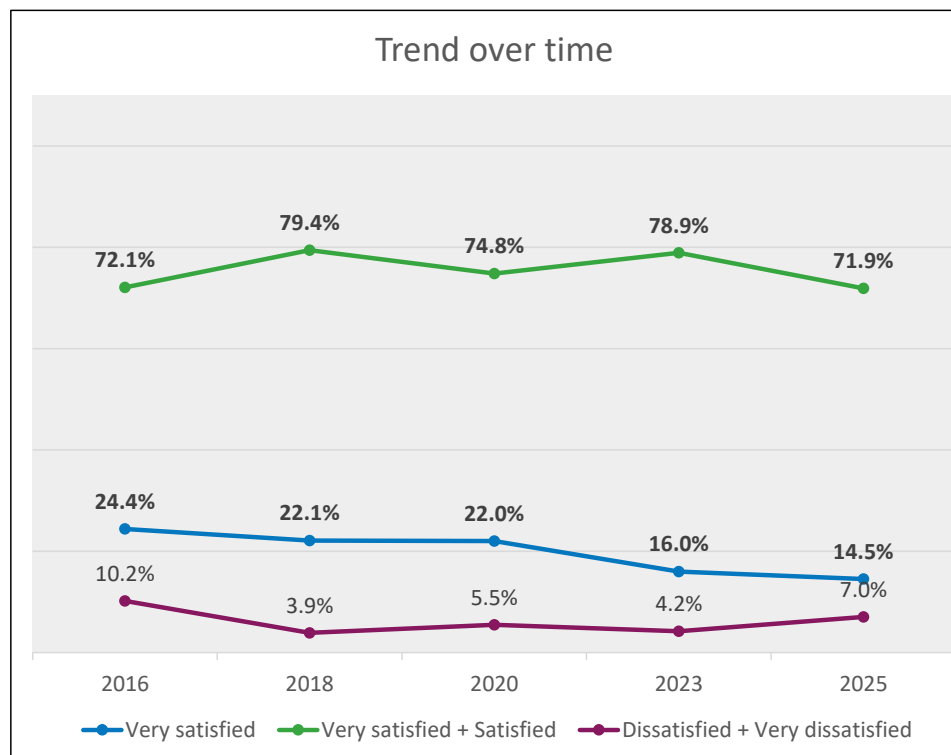
Q10. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Community Services – Shire events (e.g. Australia Day, Seniors Event, Youth Week, Volunteers Week, NAIDOC)
2025 n = 427; 349 no response, don't know, did not use excluded

SHIRE EVENTS

Very satisfied + satisfied in 2025 is lower than the 2023 result. Other results are similar to 2023.

Over the longer term:

- Very satisfied + satisfied – 2025 result is also lower than the 2018 result
- Very satisfied – 2025 result is lower than the 2016-2020 results.
- Dissatisfied + very dissatisfied – 2023 result is worse than the 2018 result.



Q10. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Community Services – Shire events (e.g. Australia Day, Seniors Event, Youth Week, Volunteers Week, NAIDOC)
2025 n = 427; 349 no response, don't know, did not use excluded
2023 n = 356; 334 excluded
2020 n = 440; 255 excluded
2018 n=389; 341 excluded
2016 n= 243; 331 excluded

ACCESSIBILITY AND INCLUSIVENESS OF EVENTS FOR EVERYONE

- Very satisfied + satisfied – 71.5%
- Very satisfied – 15.3%
- Dissatisfied + very dissatisfied – 8.6%

Who is satisfied?

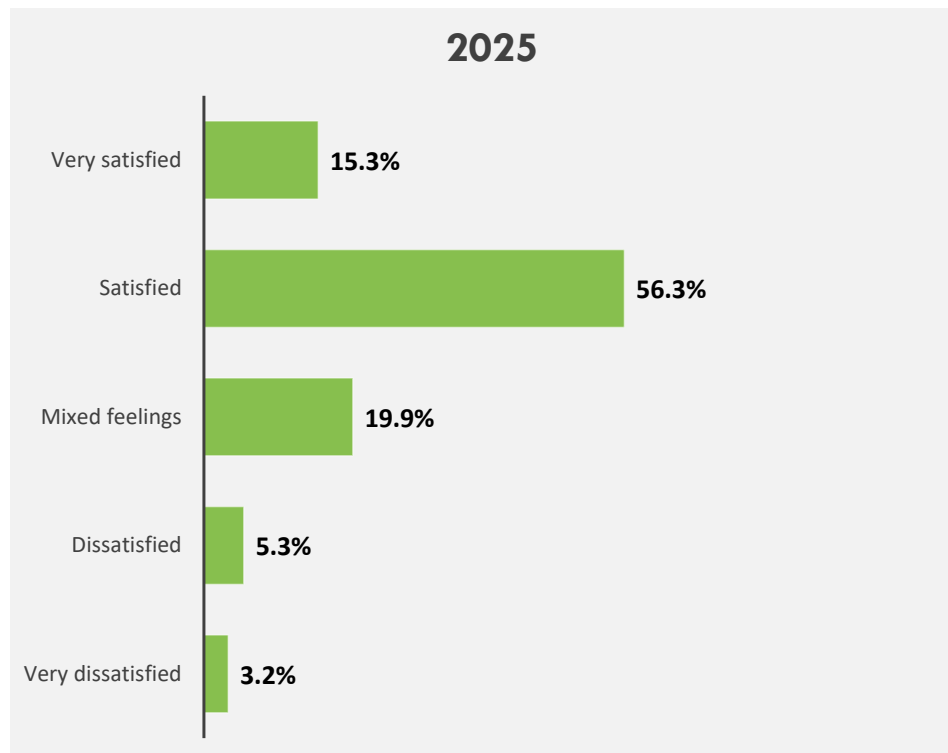
No one group stands out

Who is less satisfied (but not dissatisfied)?

No one group stands out

Who has a higher level of dissatisfaction?

No one group stands out

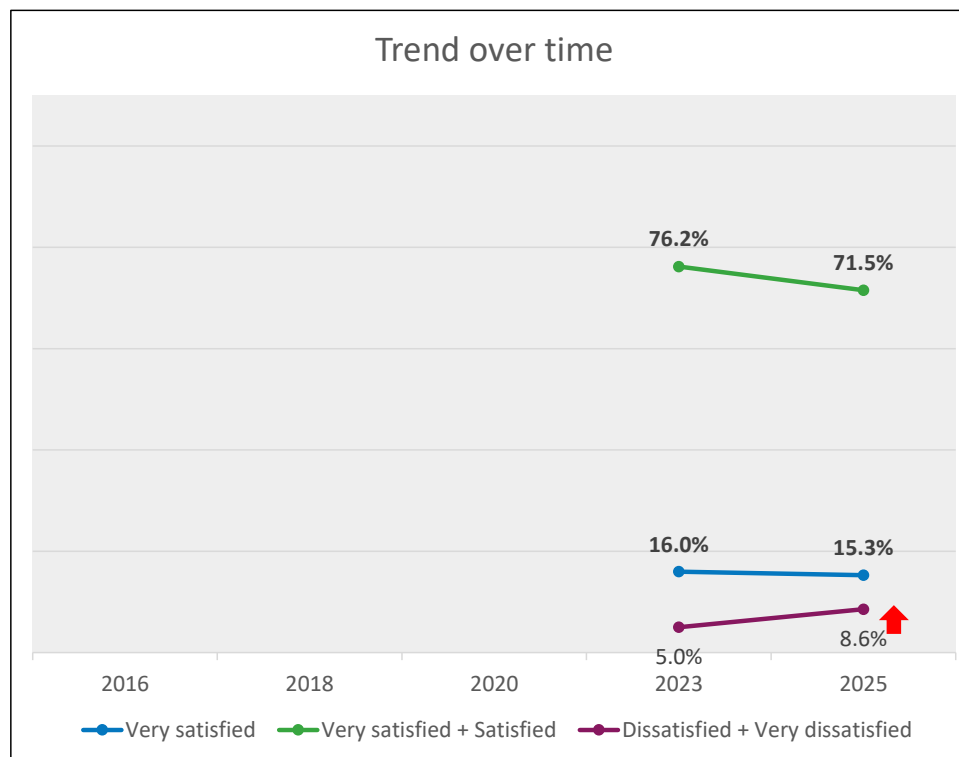


Q10. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Community Services – Accessibility and inclusiveness of events for everyone
2025 n = 432; 344 no response, don't know, did not use excluded

ACCESSIBILITY AND INCLUSIVENESS OF EVENTS FOR EVERYONE

Measured for the first time in 2023.

Dissatisfied + very dissatisfied in 2025 is worse than the 2023 result. Other results are similar to 2023.



Q10. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Community Services – Accessibility and inclusiveness of events for everyone

2025 n = 432; 344 no response, don't know, did not use excluded
2023 n = 357; 333 excluded

ENVIRONMENTAL MANAGEMENT

Environmental management remains an area of low satisfaction for the community and has worsened since the last survey. While there is no group within the community that is satisfied with the Shire's performance in this area, it is a particular concern to Upper Coastal area residents generally and Lancelin residents specifically.

	Very satisfied	Very satisfied + satisfied	
Conservation and environmental management	4.5%	30.8%	Satisfaction has declined and dissatisfaction has worsened since 2023.
Management of coastal erosion and inundation	3.8%	18.6%	Satisfaction has declined and dissatisfaction has worsened since 2023.



CONSERVATION AND ENVIRONMENTAL MANAGEMENT

- Very satisfied + satisfied – 30.8%
- Very satisfied – 4.5%
- Dissatisfied + very dissatisfied – 35.8%

Who is satisfied?

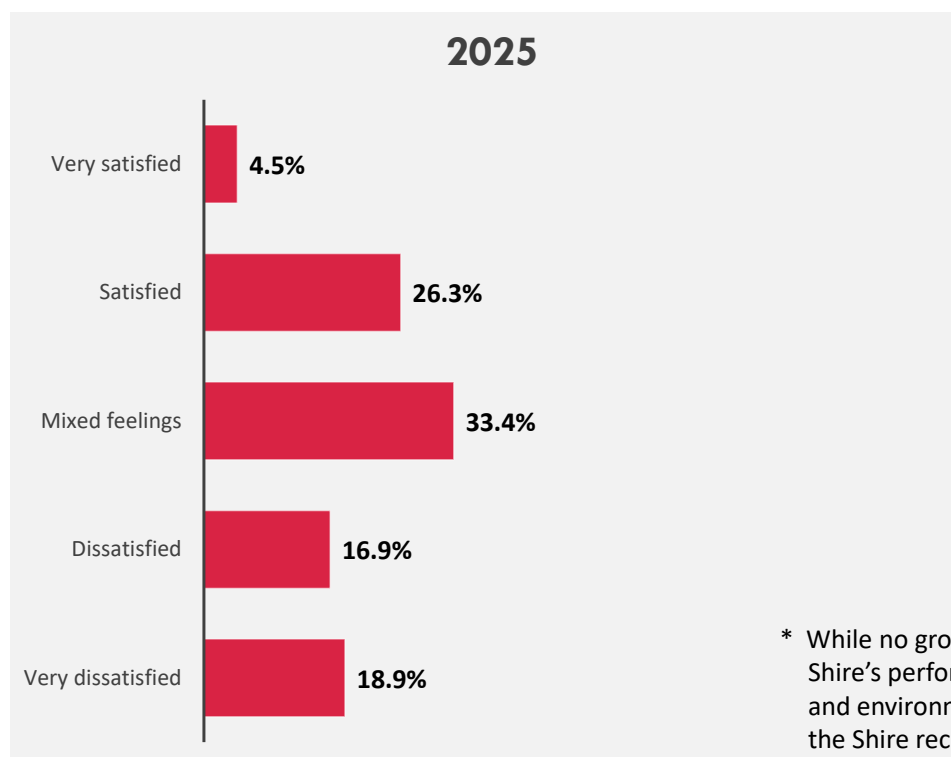
No group is satisfied *

Who is less satisfied (but not dissatisfied)?

No group is satisfied *

Who has a higher level of dissatisfaction?

Upper Coastal area residents
Lancelin residents



Q11. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with: Environmental Management – Conservation and environmental management 2025 n = 604; 172 no response, don't know excluded

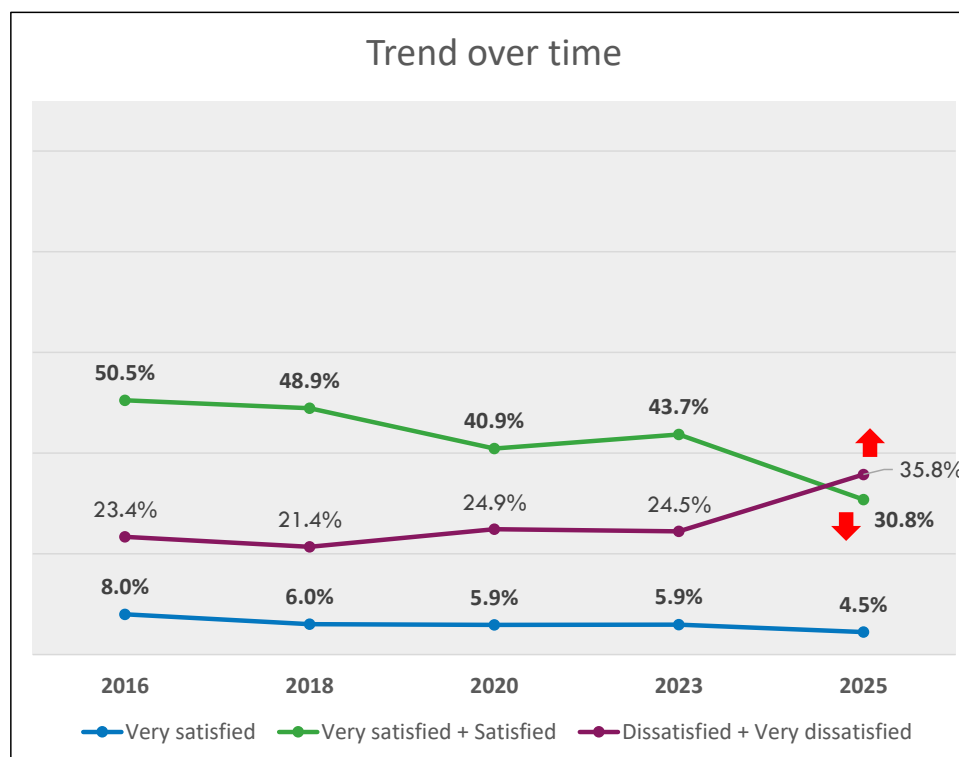
* While no group is satisfied with the Shire's performance in conservation and environmental management, the Shire receives higher ratings from residents in the Lower Coastal area and Guilderton.

CONSERVATION AND ENVIRONMENTAL MANAGEMENT

There has been a significant decline in satisfaction with the conservation and environmental management since 2023, with overall satisfaction falling significantly and overall dissatisfaction increasing (worsening).

Over the longer term:

- Very satisfied + satisfied – 2025 result is lower than all previous years.
- Very satisfied – 2025 result is lower than in 2016.
- Dissatisfied + very dissatisfied – 2025 result is worse than all previous years.



Q11. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with: Environmental Management – Conservation and environmental management
 2025 n = 604; 172 no response, don't know excluded
 2023 n = 437; 253 excluded
 2020 n = 526; 181 excluded
 2018 n=515; 215 excluded
 2016 n= 428; 146 excluded

↓ Decline in satisfied and very satisfied since 2023
 ↑ Also, an increase in dissatisfied and very dissatisfied since 2023

MANAGEMENT OF COASTAL EROSION AND INUNDATION

- Very satisfied + satisfied – 18.6%
- Very satisfied – 3.8%
- Dissatisfied + very dissatisfied – 52.1%

Who is satisfied?

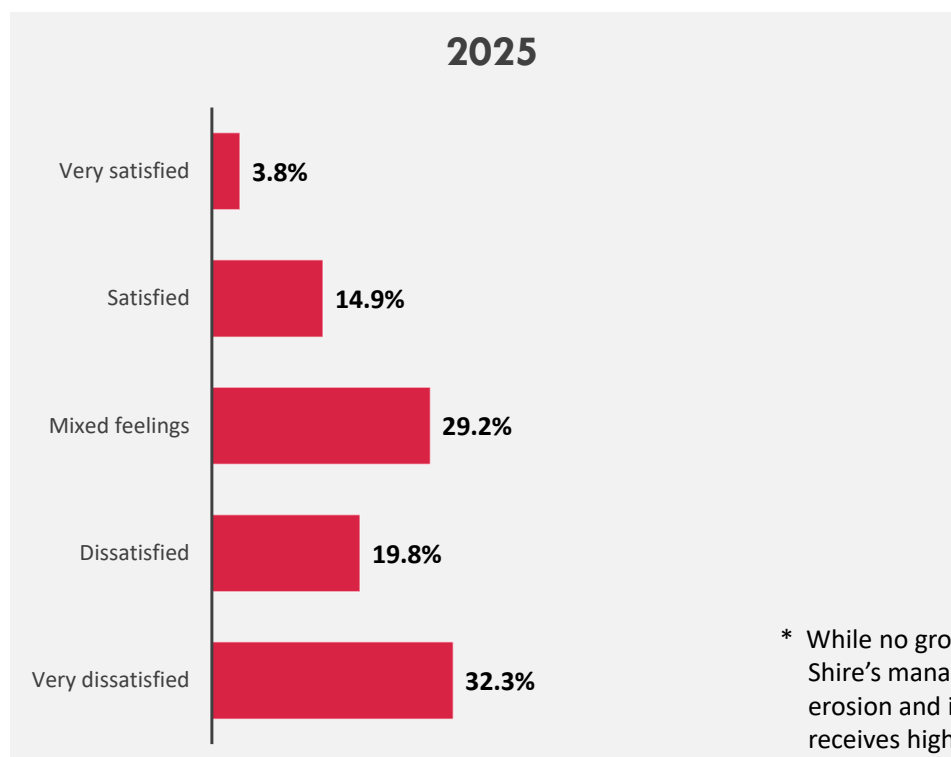
No group is satisfied *

Who is less satisfied (but not dissatisfied)?

No group is satisfied *

Who has a higher level of dissatisfaction?

Residents (owners & renters)
Upper Coastal area residents
Lancelin residents



Q11. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with: Environmental Management – Management of coastal erosion and inundation 2025 n = 585; 191 no response, don't know excluded

* While no group is satisfied with the Shire's management of coastal erosion and inundation, the Shire receives higher ratings from residents in the Gingin and Rural Inland area, Lower Coastal area, Gingin and Guilderton.

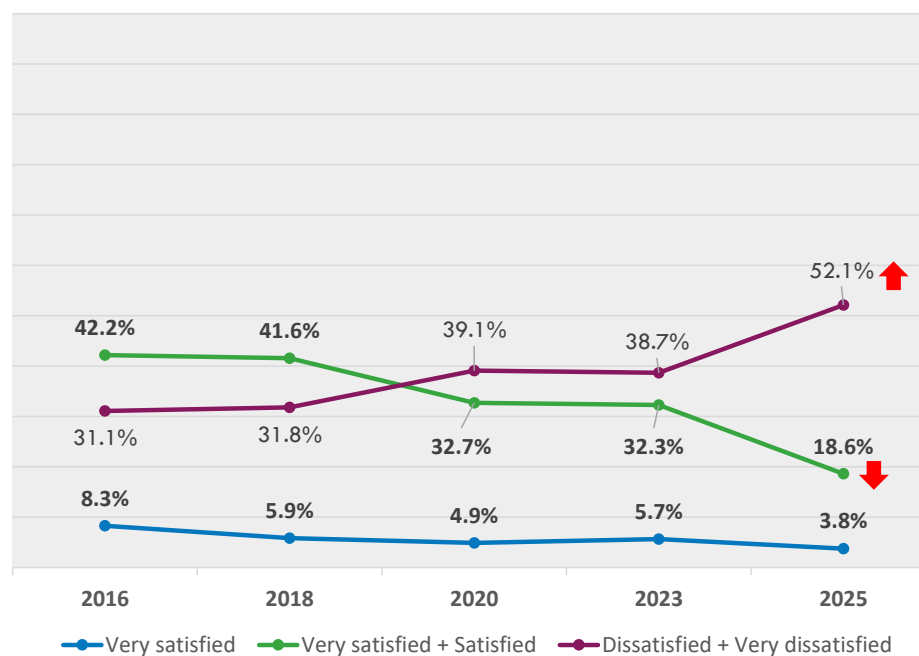
MANAGEMENT OF COASTAL EROSION AND INUNDATION

There has been a significant decline in satisfaction with the management of coastal erosion since 2023, with overall satisfaction falling significantly and overall dissatisfaction increasing (worsening).

Over the longer term:

- Very satisfied + satisfied – 2025 result is lower than all previous years.
- Very satisfied – 2025 result is lower than in 2016.
- Dissatisfied + very dissatisfied – 2025 result is worse than all previous years.

Trend over time



Q11. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with: Environmental Management – Management of coastal erosion and inundation 2025 n = 585; 191 no response, don't know excluded 2023 n = 424; 266 excluded 2020 n = 514; 181 excluded 2018 n = 512; 218 excluded 2016 n = 412; 162 excluded

↓ Decline in satisfied and very satisfied since 2023
↑ Also, an increase in dissatisfied and very dissatisfied since 2023

INFRASTRUCTURE

Overall satisfaction with Infrastructure continues to be generally on the moderate to low side and has worsened since the last survey.

	Very satisfied	Very satisfied + satisfied	
Road infrastructure	4.5%	44.6%	Measured as two separate measures 2018-2023. Overall satisfaction is lower than the average of the two separate measures in 2023.
Paths and trails	4.7%	44.5%	Satisfaction has declined and dissatisfaction has worsened since 2023.



ROAD INFRASTRUCTURE

- Very satisfied + satisfied – 44.6%
- Very satisfied – 4.5%
- Dissatisfied + very dissatisfied – 29.1%

Who is satisfied?

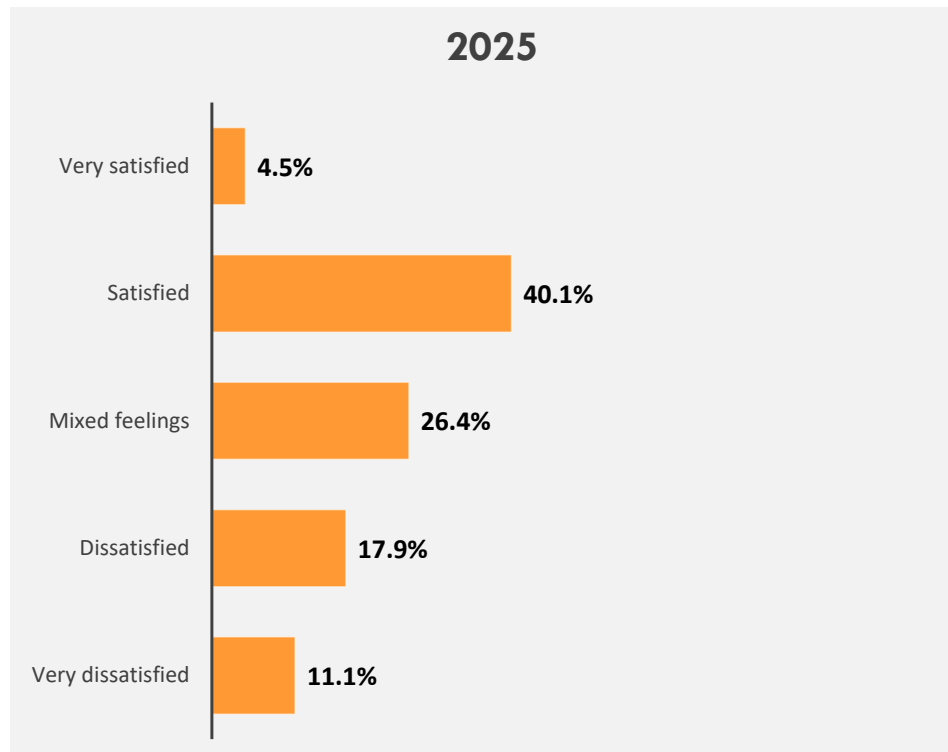
Non-resident ratepayers

Who is less satisfied (but not dissatisfied)?

No group stands out

Who has a higher level of dissatisfaction?

Residents (owners & renters)



Q12. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Infrastructure – Road infrastructure
2025 n = 736; 40 no response, don't know excluded

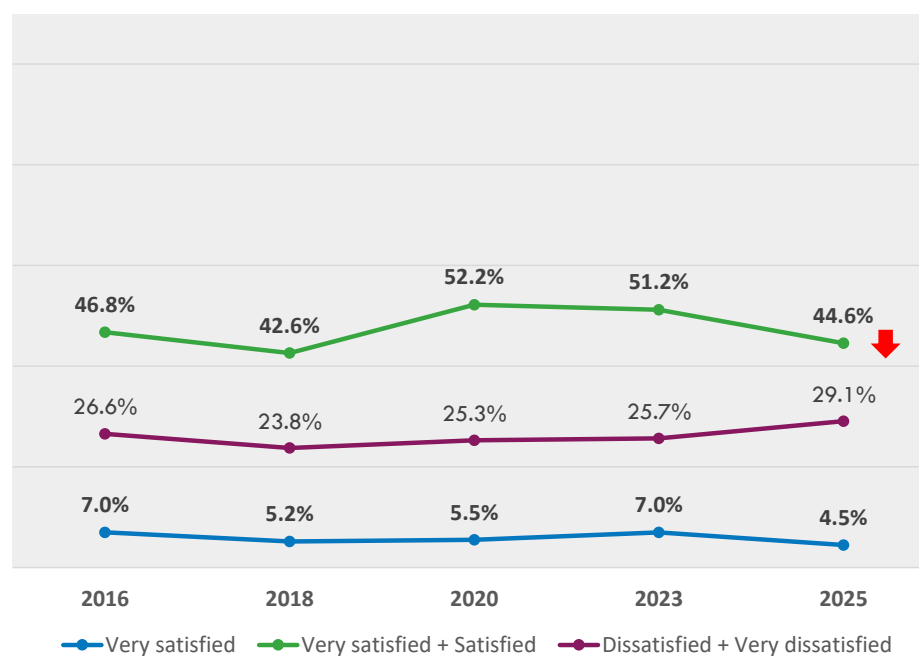
ROAD INFRASTRUCTURE

Significant decline in overall satisfaction from the average of the two measures in 2023. Other results are similar to 2023.

Over the longer term:

- Very satisfied + satisfied – 2025 result is lower than 2020 & 2023.
- Very satisfied – 2025 result is similar to all previous years.
- Dissatisfied + very dissatisfied – 2025 result is worse than the 2018 result.

Trend over time



Q12. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Infrastructure – Road infrastructure

2025 n = 736; 40 no response, don't know excluded

2023* n = 534

2020* n = 671 569

2018* n = 592

2016* n = 464

* Average of the separate measures

↓ Decline in satisfied and very satisfied since 2023

PATHS AND TRAILS

- Very satisfied + satisfied – 44.5%
- Very satisfied – 4.7%
- Dissatisfied + very dissatisfied – 32.0%

Who is satisfied?

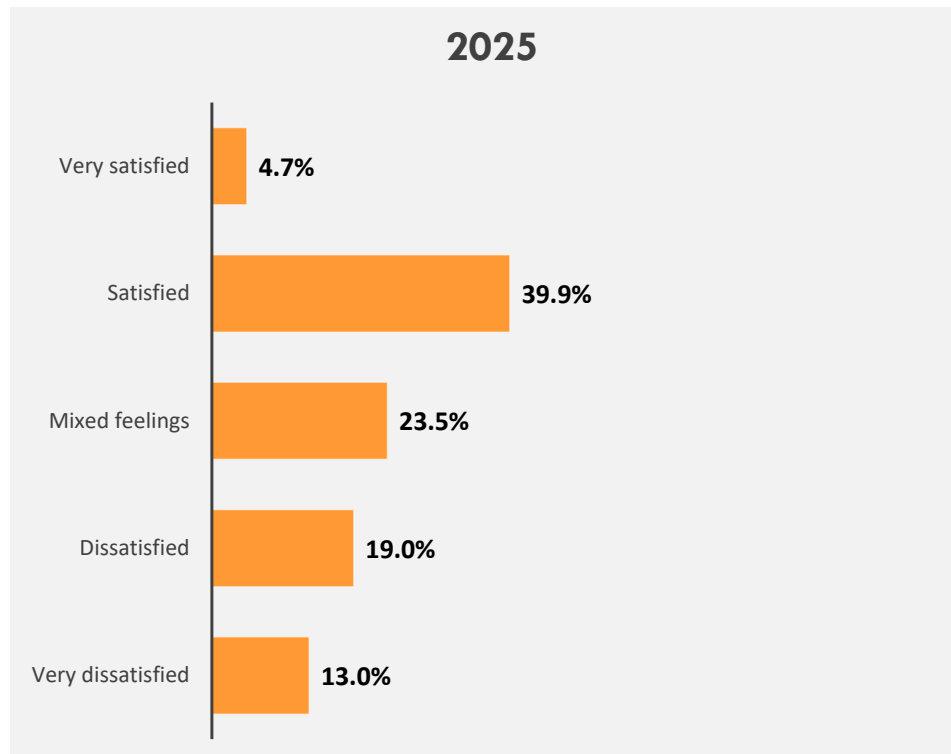
Non-resident ratepayers

Who is less satisfied (but not dissatisfied)?

No one group stands out

Who has a higher level of dissatisfaction?

Residents (owners & renters)
Upper Coastal area residents
Females



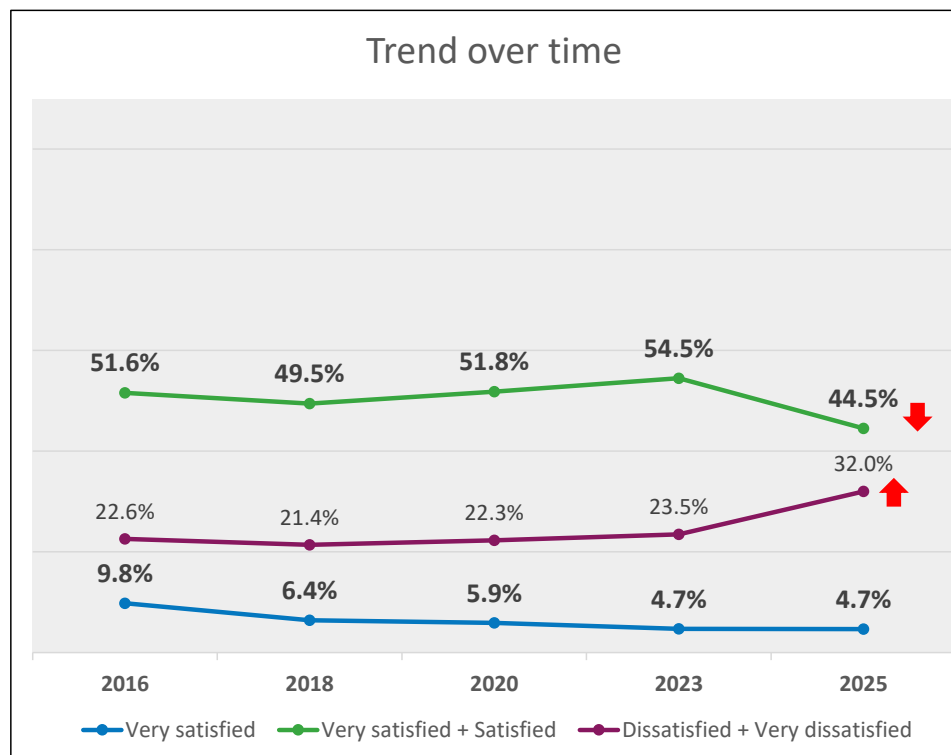
Q12. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Infrastructure – Paths and trails
2025 n = 622; 154 no response, don't know excluded

PATHS AND TRAILS

There has been a significant decline in satisfaction with paths and trails since 2023, with overall satisfaction falling significantly and overall dissatisfaction increasing (worsening).

Over the longer term:

- Very satisfied + satisfied – 2025 result is lower than in 2016, 2020 and 2023.
- Very satisfied – 2025 result is lower than in 2016.
- Dissatisfied + very dissatisfied – 2025 is worse than all previous years.



Q12. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Infrastructure – Paths and trails
 2025 n = 622; 154 no response, don't know excluded
 2023 n = 490, 200 excluded
 2020 n = 529, 166 excluded
 2018 n = 562; 168 excluded
 2016 n = 463; 111 excluded

↓ Decline in satisfied and very satisfied since 2023
 ↑ Also, an increase in dissatisfied and very dissatisfied since 2023

COMMUNICATIONS AND ENGAGEMENT

Community satisfaction with Shire Communications and Engagement continues to be generally on the moderate to low side.

Row %	Very satisfied	Satisfied + Very satisfied	Commentary
The quality, frequency and accessibility of Shire communication	7.4%	59.2%	New measure this year.
Opportunities for you to be consulted and provide feedback about local issues	5.9%	46.0%	Results are similar to 2023.



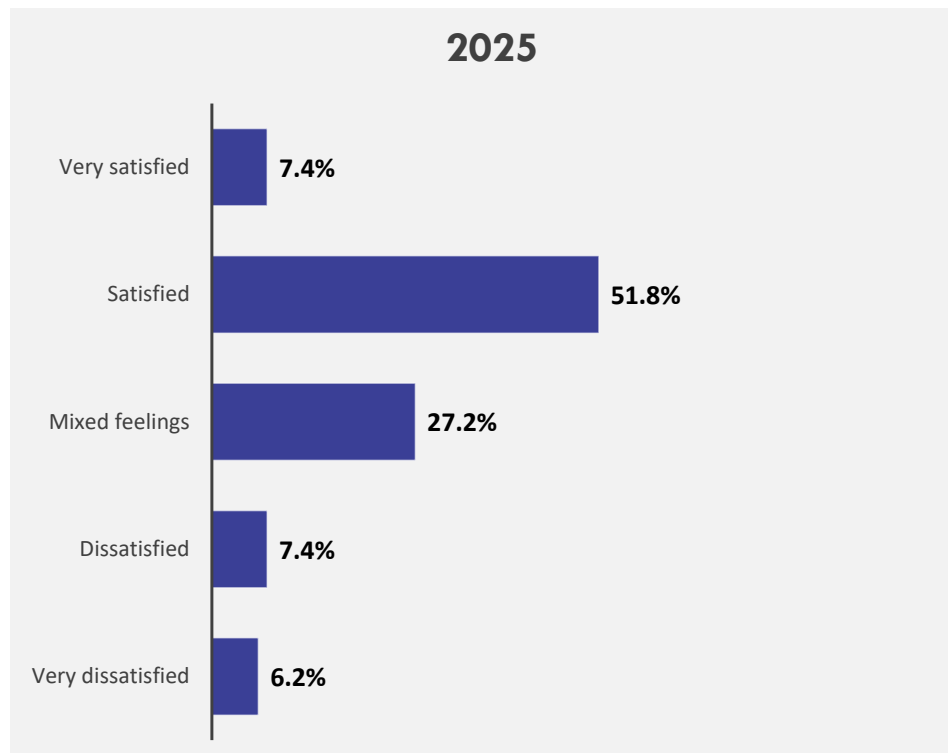
QUALITY, FREQUENCY AND ACCESSIBILITY OF SHIRE COMMUNICATIONS

- Very satisfied + satisfied – 59.2%
- Very satisfied – 7.4%
- Dissatisfied + very dissatisfied – 13.6%

Who is satisfied?
Guilderton residents.

Who is less satisfied (but not dissatisfied)?
No one group stands out

Who has a higher level of dissatisfaction?
Residents in rural localities



Q12. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Satisfaction with Shire Communications – The quality, frequency and accessibility of Shire communication
2025 n = 676; 100 no response, don't know excluded

OPPORTUNITIES TO BE CONSULTED

- Very satisfied + satisfied – 46.0%
- Very satisfied – 5.9%
- Dissatisfied + very dissatisfied – 20.4%

Who is satisfied?

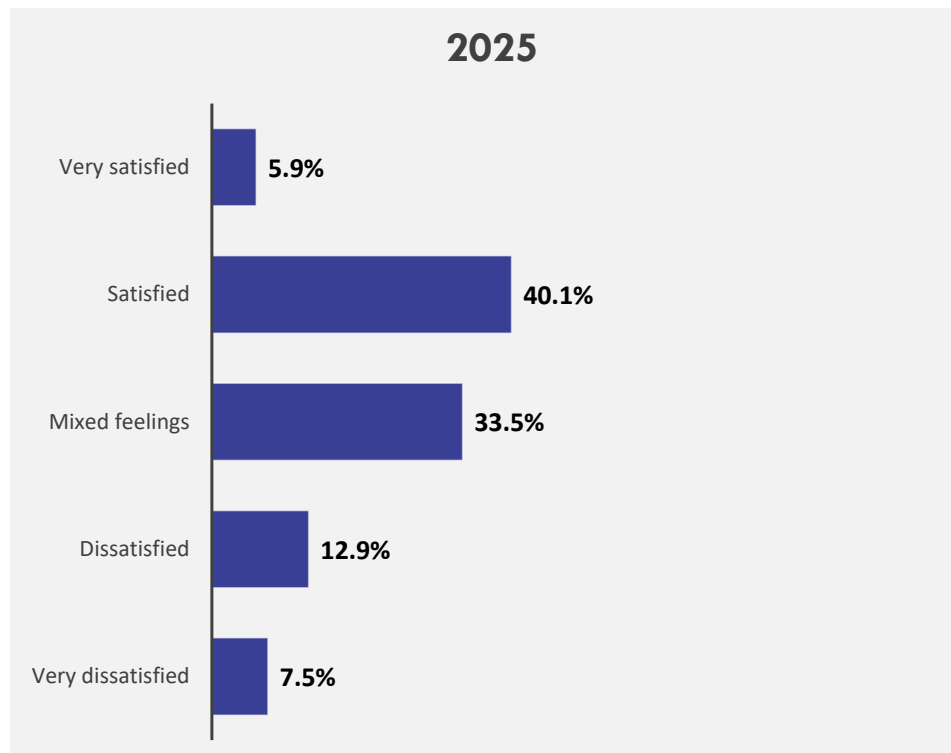
Non-resident ratepayers
Guilderton residents

Who is less satisfied (but not dissatisfied)?

No one group stands out

Who has a higher level of dissatisfaction?

Residents in rural localities



Q12. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:
Satisfaction with Shire Communications – Opportunities for you to be consulted and provide feedback about local issues
2025 n = 641; 135 no response, don't know excluded

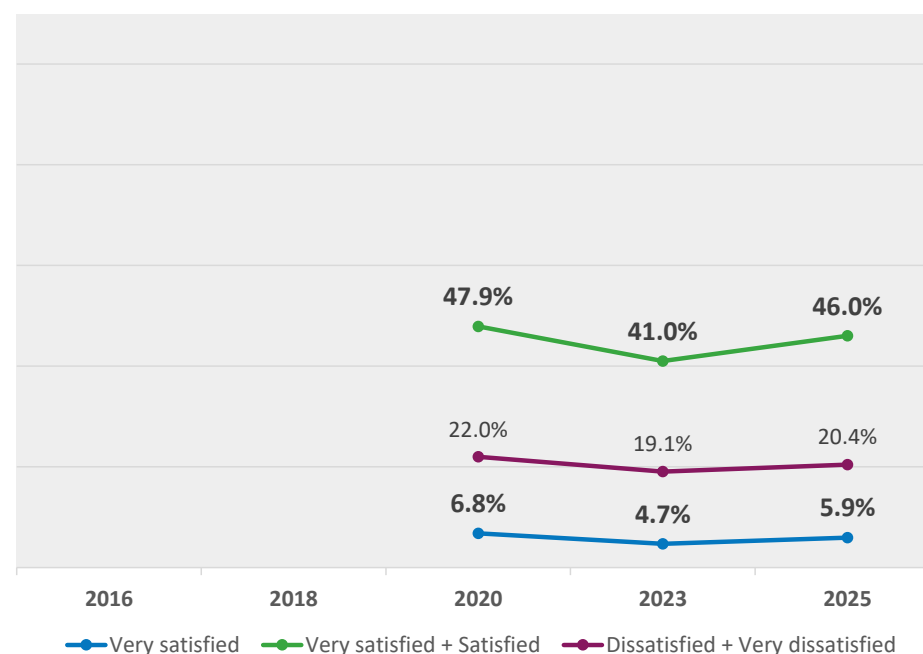
OPPORTUNITIES TO BE CONSULTED

2025 results are similar to 2023 results.

Over the longer term:

- Very satisfied + satisfied – 2025 result is similar to all previous years.
- Very satisfied – 2025 result is similar to all previous years.
- Dissatisfied + very dissatisfied – 2025 result is similar to all previous years.

Trend over time



Q12. Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. Since May 2024 how satisfied have you been with:

Satisfaction with Shire Communications – Opportunities for you to be consulted and provide feedback about local issues

2025 n = 641; 135 no response, don't know excluded
2023 n = 551; 139 excluded
2020 n = 591; 104 excluded



KEEPING YOU APPROPRIATELY INFORMED ON SHIRE SERVICES

- Very + fairly well informed – 43.8%
- Very well informed – 5.0%
- Not particularly + not at all well informed – 29.6%

Who is satisfied?

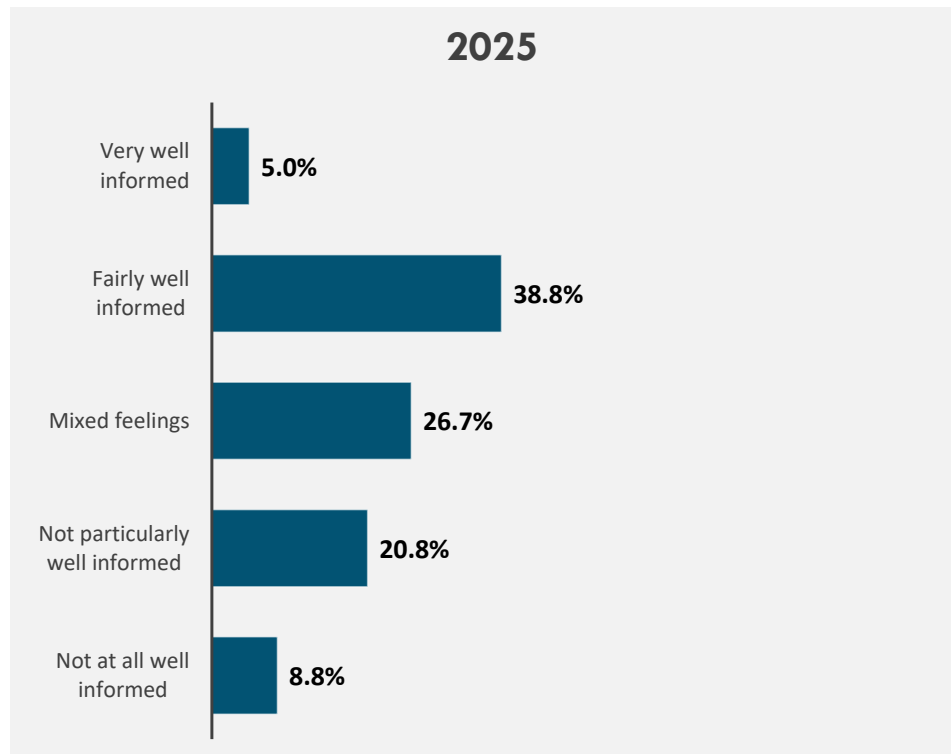
No one group stands out

Who is less satisfied (but not dissatisfied)?

No one group stands out

Who has a higher level of dissatisfaction?

No one group stands out



*Q14. How well informed do you feel about Shire activities, projects and services?
2025 n = 720; 56 no response, don't know excluded.*

ENGAGEMENT WITH SHIRE COMMUNICATIONS

The 2025 survey participants engage infrequently with Shire communications.

- Almost 1 in 2 engage with Shire communications once a month or less often.
- Almost 1 in 4 engage only when there is something of interest to them.
- 1 in 5 engage at least once a fortnight.

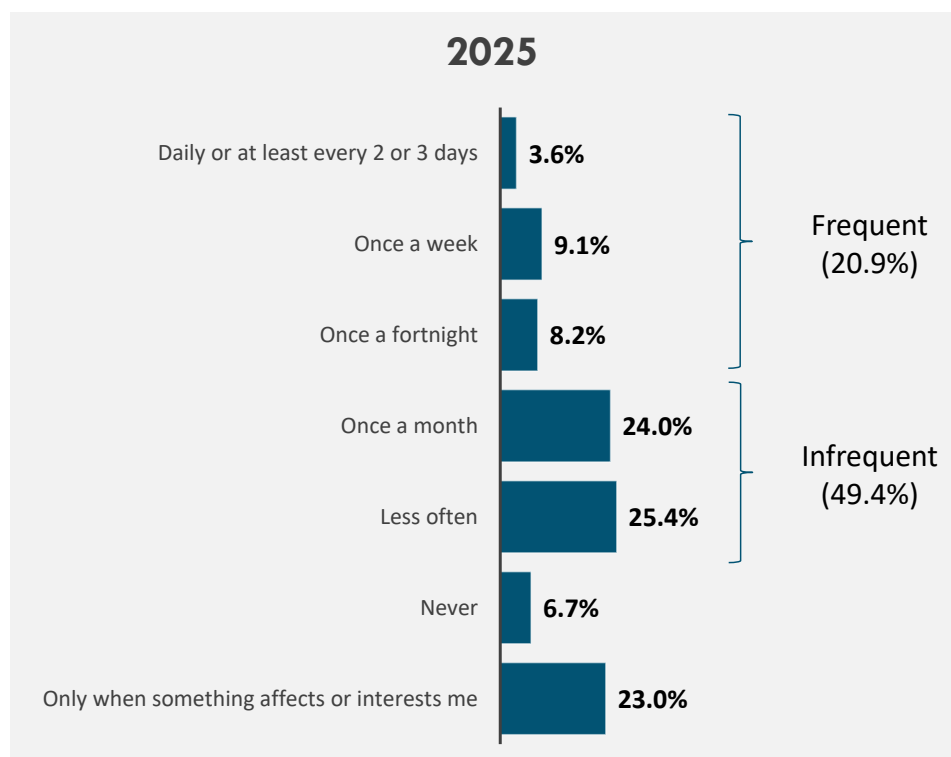
6.7% never engage with Shire communications.

Engagement with the Shire was more frequent amongst:

- Residents (owners & renters)
- Gingin & Rural Inland area residents
- Gingin residents

Engagement with the Shire was less frequent amongst:

- Non-resident ratepayers
- Ledge Point residents



Q16. On average, how often do you engage with Shire communications (e.g., reading newsletters, emails, visiting the website, speaking to Shire staff, social media, etc.)?
2025 n = 757; 19 no response excluded.

HOW THE COMMUNITY RECEIVES SHIRE NEWS AND INFORMATION

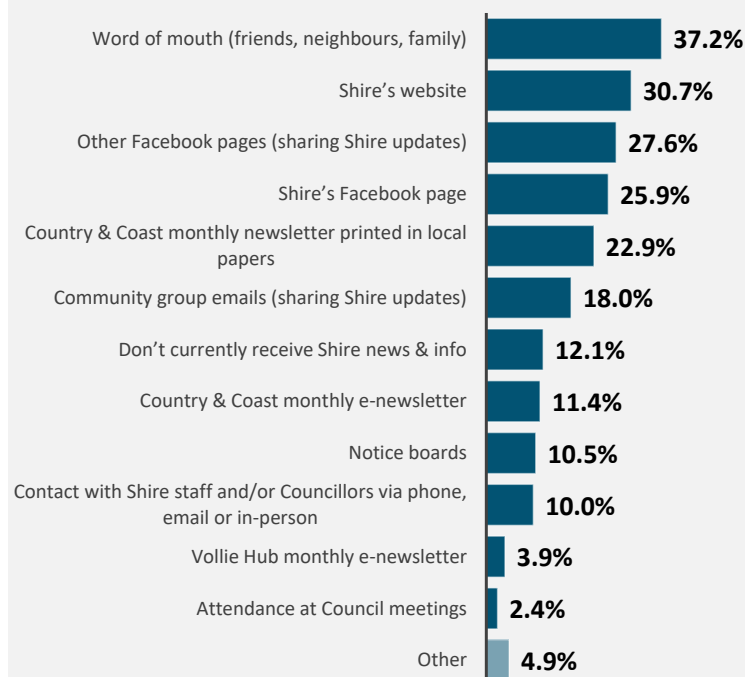
The 2025 survey participants receive Shire news and information from a wide variety of media and sources, with no one medium or source dominating.

- Word of mouth (37.2%) is the most commonly used single source of news and information.
- Facebook is also popular (40.5%), split between Shire posts and reposts / shares from other accounts.

12.1% do not currently receive any Shire news and information.

- Frequent engagers are big users of Facebook (Shire and other pages) and the Shire's website.
- Residents (owners & renters), Gingin and Rural Inland area residents, business owners and people aged 55 years and younger are bigger users of the Shire's Facebook page.

2025



Q15. How do you currently receive Shire news and information? Please select all that apply.

2025 n = 761; 15 no response excluded.

SHIRE NEWS AND INFORMATION PREFERENCES

Almost all 2025 survey participants would like to receive Shire news and information.

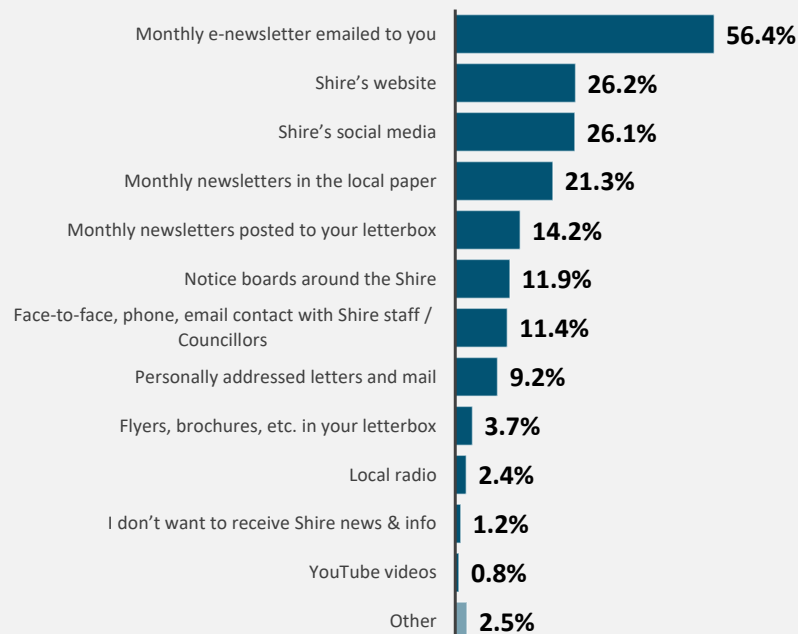
The most preferred source is via a monthly e-newsletter.

It was equally preferred by frequent and infrequent engagers and was strongly preferred by all groups.

There were pockets of support for some of the less popular media.

- Shire social media had comparatively stronger support from Gingin & Rural Inland area residents and Gingin residents.
- Monthly newsletter in the local paper has comparatively stronger support from residents (owners & renters).

2025



Q17. If you had your wish, how would you prefer to receive Shire news and information? Please choose up to three ways you would prefer to hear from the Shire.
2025 n = 757; 19 no response excluded.
(5 participants in the mail survey gave more than 3 responses. Their responses have been included.)

PARTICIPATION IN SHIRE MEETINGS AND SESSIONS

The 2025 survey participants participate infrequently in Shire-hosted meetings, workshops or information sessions.

- Almost 1 in 2 never attend them.
- 2 in 5 engage occasionally attend them.
- 4.9% attend at any opportunity or attend most of them. In total, 10.2% attend at least half of them.

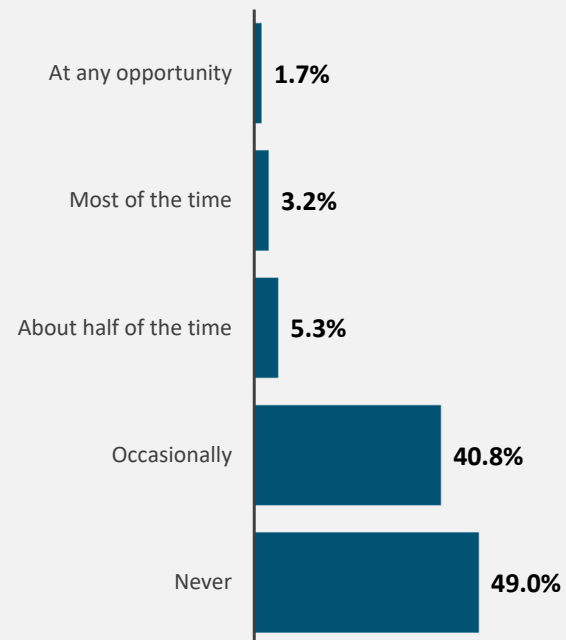
Attendance at Shire consultations was higher amongst:

- Residents (owners & renters).

Attendance at Shire consultations was lower amongst:

- Non-resident ratepayers.

2025



Q19. How often do you attend Shire-hosted meetings, workshops, events or information sessions?
2025 n = 775; 1 no response excluded.

SHIRE CONSULTATION PREFERENCES

The 2025 survey participants preferred to participate in and provide feedback to the Shire through online surveys and questionnaires, followed by the online feedback form on the Shire website and direct contact (phone or email) with Shire staff or Councillors.

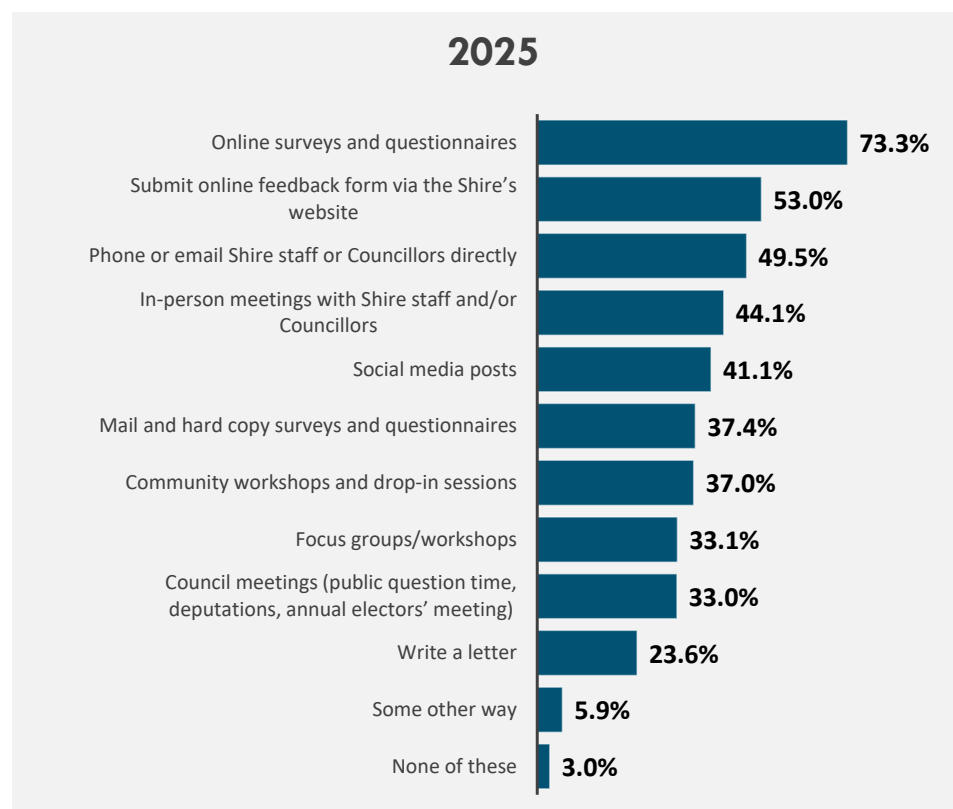
Online surveys and questionnaires were equally preferred by those who often attend Shire consultation activities as well as those who attend occasionally or never.

Preference for “in person” activities was strongest for those who often attended consultation activities and declined with the frequency of attendance. Occasional attendees were more interested in direct contact with Shire staff or Councillors.

The Shire needs to be aware of the digital divide. Those who participated in the mail survey (and who are not on the Shire’s e-rates list) prefer mail and hardcopy surveys over the online variety.

93

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Q18. How would you prefer to participate in and provide feedback to the Shire?
2025 n = 776

New question in 2025



SAMPLE PROFILE

Characteristic	Total Sample %	Residents %	Census 2021 %
Gender	(n=767, 9 no information provided)	(n=550, 6 no information provided)	
• Male	57.1	55.1	52.3
• Female	42.4	44.2	47.7
• Non-binary	0.5	0.7	0.0
Age	(n=774, 2 no information provided)	(n=556)	
• Up to 24 years	0.4	0.5	6.8
• 25 to 34 years	3.5	4.3	12.6
• 35 to 44 years	6.8	7.7	12.5
• 45 to 54 years	15.9	16.2	16.9
• 55 to 64 years	27.9	27.2	19.3
• 65 to 74 years	30.0	28.6	20.1
• 75 years or older	15.5	15.5	11.9
Home ownership		(n=556)	
• Own / paying off (resident ratepayer)	Asked of residents only	99.1	77.2
• Rent		0.9	16.2
• Other tenure		--	4.5
• Unknown		--	2.4

Notes: The total sample includes residents and non-resident ratepayers n=767, of whom n=550 live in the Shire of Gingin. Employees of the Shire of Gingin, elected members and people who are neither residents nor non-resident ratepayers have been excluded from the sample. For individual profiling questions, survey participants who gave no response, not applicable, unsure or don't know responses have been excluded from the calculation of percentages. Percentages may not add to 100% due to rounding error or multiple response (Q24).

SAMPLE PROFILE

Characteristic	Total Sample %	Residents %	2024 est. Residential population % *
Area	(n=772, 4 no information provided)	(n=549; 7 no information provided)	
• Gingin and Rural Inland residents	26.7	32.6	43.1
• Lower Coastal residents	26.8	26.2	30.3
• Upper Coastal residents	39.0	41.2	26.6
• Non-resident ratepayers	7.5	--	--
Town or locality	(n=772, 4 no information provided)	(n=549; 7 no information provided)	
• Gingin	12.7	16.2	16.2
• Lancelin (Upper Coastal)	19.7	21.5	14.1
• Ledge Point (Upper Coastal)	10.2	10.0	4.1
• Guilderton (Lower Coastal)	10.0	8.0	2.8
• Seabird (Lower Coastal)	4.9	3.3	1.9
• Nilgen – including Ocean Farm Rural Estate (Upper Coastal)	4.4	5.1	4.4
• Karakin – including Seaview Park Rural Estate (Upper Coastal)	4.7	4.6	4.3
• Gabbadah – inc. Redfield Park & Sovereign Hill Rural Estates (Lower Coastal)	6.2	7.7	13.7
• Woodridge – inc. Woodridge Rural Estate (Lower Coastal)	5.3	6.7	11.5
• Rural localities (these are the remaining localities in the Shire)	14.4	16.9	26.9
• Non-resident ratepayers	7.5	--	--

Notes: The survey was distributed to ratepayers (resident & non-resident) and local properties owned by non-residents (to include renters). Because of this approach, it was likely completed by the heads of household. While there are no measures of the profile of these people, based on total population and number of occupied private dwellings measured in the 2021 Census of Population and Housing, residents of Lancelin, Ledge Point and Guilderton are over-represented in the survey data and residents of Gabbadah, Woodridge and rural localities are under-represented in the data. Where the opinions of these groups differ to their counterparts, this may skew the results.

SAMPLE PROFILE

Characteristic	Total Sample %	Residents %
Own a business in the Shire Yes	(n=775; 1 no information provided) 16.5	(n=556) 20.0
Purpose of property (asked of non-resident ratepayers) - Just for personal use - Short term / holiday rental - Long term rental	(n=203) 86.5 10.6 7.2	Asked of non-residents only
Live in the Shire of Gingin Yes	(n=759; 17 no information provided) 73.3%	(n=556) 100.0%



TECHNICAL APPENDIX

SAMPLING AND DATA COLLECTION SPECIFICS

Component	Details
Project Management Team	
Research Solutions Contact	Nicky Munro
Client contact	Linda Fidge
Field company	None used
Other subcontractors	Mailing Solutions – printing of hardcopy survey and lodgement with Australia Post Norma Paice – data entry and coding
Research Methodology	
Data collection method	Mixed mode - online survey and mail survey
Sampling Methodology	
Target population for survey	Residents and rate payers, including those owning rental properties and holiday homes in the Shire
Description of sampling frame	The Shire's property and rates database. The Shire provided email details for ratepayers or a postal address for ratepayers it did not have an email address for, and the property address for properties where the owner resided outside the Shire in-order-to survey people renting.
Source of sampling frame	Shire of Gingin
List checked for duplicate entries	Yes

Component	Details
Was an Access Panel used?	No
Was the sample blended (interviews conducted across multiple modes)?	Yes
Brief description of sources	Online survey – accessed via unique links distributed by email Mail survey – returned via reply paid post Online survey – accessed via QR code (to a generic link) printed on the mail questionnaire
Percentage obtained from each source	Online survey, unique link – 75% [* after removals below – 76%] Mail survey – 23% [* after removals below – 22%] QR code to online survey – 2% [after removals below – 2%]
Sampling technique	Probability sample (census)
Was the sample quota'd?	No
Planned sample size	N = as many as can be obtained
Were there any problems encountered in sample selection?	No
Sample size achieved	805 responses were received. * 29 were removed as they were Shire employees and/or Elected Members or lived outside the Shire and didn't own property in the Shire. Sample size used for analysis – 776
Do participants need to be approached again (for a future project)?	No
Number of reminders to non-respondents	- Two reminders were sent to non-respondents to the comprehensive online survey at the beginning of the second and third weeks - No reminders were sent to mail survey recipients

Component	Details
Fieldwork	
Briefing method	NA – self-administered survey
Pilot study date(s)	NA – survey is a repeat of the 2023 survey, with modifications
Research participant support	Participants were provided with the contact details of the project manager and the client
Screeners and questionnaire appended to the report	Yes
Were participants required to perform special tasks (e.g., download software)?	No
Were participants required to share sensitive information or personal data?	No
Incentives or methods of engagement used for participants	Yes – prize draw to win 1 of 3 \$200 cash prizes
Any issues arising from the survey?	No
Survey procedure for online surveys, unique link distributed by email	
• Survey dates	12 May to 10 June 2025
• Was the survey platform optimised for each type of device (desktop, laptop, tablet, smartphone)?	Yes
• Questionnaire length / administration time	23.6 minutes
• Administration process	Personalised email sent from Research Solutions with unique link to the survey
• Number of reminders to non-respondents	Two reminders were sent to non-respondents to the online survey at the beginning of the second and third weeks First reminder sent: 20 May 2025 Second reminder sent: 27 May 2025

Component	Details
Survey procedure for mail surveys	
• Survey dates	8 May to 10 June 2025 (the mail survey was sent out before the online survey opened to give the mail survey recipients time to receive the survey form).
• Questionnaire length	6 x A4 page questionnaire
• Administration process	Covering letter addressed “to the householder, with mail packs delivered to street addresses, PO Boxes and c/- Post Office addresses. Recipients had the option of returning the questionnaire in the supplied reply-paid envelope or scanning a QR code and completing the questionnaire online. Paper copies of the questionnaire were also available for those who requested them from the Shire.
• Number and dates of reminders to non-respondents	None
• 10% data entry checked	Yes
Survey procedure for online surveys, accessed via QR code (generic link) printed on the mail questionnaire	
• Survey dates	12 May to 10 June 2025
• Was the survey platform optimised for each type of device (desktop, laptop, tablet, smartphone)?	Yes
• Questionnaire length / administration time	21.3 minutes
• Administration process	QR code was printed on the paper questionnaire mailed to households
• Number of reminders to non-respondents	None

Component	Details
Data collection outcomes	
Online survey by email invitation research participant outcomes	
• Number invited to participate	3036
• Completed survey responses	607 [* after removal of employees and/or Elected Members or lived outside the Shire and didn't own property in the Shire = 592]
• Bounced emails	201
• Partially completed responses	41 excluded from survey response data set
• Screened out	4
• Unavailable / away for the duration	1
• Response rate	21.6%
Mail survey research participant outcomes	
• Number invited to participate	1920
• Completed survey responses	183 [* after removal of employees and/or Elected Members or lived outside the Shire and didn't own property in the Shire = 170]
• Return to sender	5
• Screened out	None
• Response rate	Including those who accessed the QR code – 10.3%

Component	Details
Online survey (generic link) research participant outcomes	
• Completed survey responses	15 [* after removal of employees and/or Elected Members or lived outside the Shire and didn't own property in the Shire = 14]
• Partially completed responses	0
• Screened out	0
Was a router or similar method used?	No
Overall sampling error	± 3.2% based on the list provided by the Shire for the survey – resident ratepayers with email addresses, resident ratepayers without an email address, non-resident ratepayers and properties in the Shire owned by non-resident ratepayers (mix of long-term rentals, short-term rentals and holiday homes).
Validation procedures	Not required as survey was self-completion
Validity and reliability issues	
• How well the sample fitted the sampling frame	Unable to be ascertained as no information on property location or resident vs. non-resident ratepayer status was provided for the ratepayers invited by email to participate in the survey. Based on population and occupied private dwellings from the 2021 Census, the sample contains an over-representation of respondents from Lancelin, Ledge Point and Guilderton, and an under-representation of respondents from Gabbadah, Woodridge and rural localities (outside the towns and rural estates).
• Methods which may produce bias in sample selection	As this is a self-completion survey, one cannot control the distribution of the sample or quota the sample.
• Possible sampling errors and how well the sample can generalise to the population	The sampling frame was properties and included non-resident ratepayers as well as the potential resident of properties owned by non-resident ratepayers. This represents a duplication for some properties (resident and non-resident ratepayer). With no information on the mix of long-term rentals, short-term rentals and holiday homes, it is difficult to ascertain how well the sample can generalise to the population.
• Third party data to access any sample bias	2021 Census of Population and Housing – undertaken during COVID – provides information on the location of dwellings (occupied and unoccupied). However, this information does not account for non-resident ratepayers.

Component	Details
Data Coding, Analysis and Data File Treatment	
Data coding	Procedure involves: • Review of first 50 questionnaires (or similar) to develop coding sheets based on common responses • Additional codes created when more than 2% of the sample record common response • Approval of coding sheet by Research Solutions Project Manager
Consistency checks	• Preliminary data file checked by Project Manager using SPSS and Q: ○ Frequency counts ○ Relevant cross tabulations • Responses checked for: ○ Appropriate responses to open-ended questions ○ Low probability / fictitious responses ○ Inconsistent responses on batteries ○ Pattern of responses: flatlining or random responding ○ Length of time to complete the survey ○ High % of unanswered questions / key questions not answered ○ High % of don't know/refused questions
Data checked for duplications	• Contact details checked – name & phone number • IP address • Demographic profile • Open-ended comments
Were any duplicates identified	Yes
• How many were removed?	One
• How many were replaced?	None

Component	Details
Data Coding, Analysis and Data File Treatment	
Treatment of missing data	- Excluded from analysis and/or noted where relevant - Individual cases with excessive missing data excluded from sample
Was sample weighted?	No
Any estimating or imputation procedures used?	No
Methods of statistical analysis	- Frequency counts - Descriptive statistics - Crosstabulations - Key driver analysis
Statistical tests used	<i>See Survey Research Appendix: Statistical tests</i> <i>See Survey Research Appendix: Data reduction and data modelling techniques</i>
Data file provided to client	On request
De-identified data files retained	For five years
Image attributions	Images in this report were sourced from the Shire's website or Facebook pages
This project has been undertaken in compliance with ISO 20252.	

TECHNICAL APPENDIX

STATISTICAL TESTS

Test:	One Sample T-Test of a Proportion
Use:	To determine if the proportion of a variable in one sub-sample is significantly different to the proportion of the same variable in some other group, such as: - The sample overall (i.e. sub-group differs to the sample in general) - The rest of the sample (e.g. sub-group of people aged 18-24 differs to the sub-group of people not aged 18-24).
Data Assumptions:	- Measure being tested is normally distributed within the two (sub-) samples. - Data must be interval or ratio. - Variance of measure being tested is roughly similar (homogeneity of variance). - Appropriate version of the test chosen for independent or dependent samples.
Test Measure / Cut-off Criterion:	$p \leq 0.05$ i.e. the difference between two groups has only a 5% probability of occurring by chance alone
Issues to be aware of:	The result should be both statistically significant and clinically or tactically or strategically significant. Be mindful of statistically significant differences where: - The sample sizes are very large - Scores within the groups are very similar (i.e. the groups have small standard deviations)

Test:	Two Sample T-Test of a Proportion
Use:	To determine if the proportion of a variable in one sub-sample is significantly different to the proportion of the same variable in some other group or the same group in another year, such as: • The sample overall (i.e. the results for one year differs to the results for another year) • The rest of the sample (e.g. sub-group of people aged 18-24 differs to the sub-group of people not aged 18-24).
Data Assumptions:	• Measure being tested is normally distributed within the two (sub-) samples. • Data must be interval or ratio. • Variance of measure being tested is roughly similar (homogeneity of variance). • Appropriate version of the test chosen for independent or dependent samples.
Test Measure / Cut-off Criterion:	$p \leq 0.05$ i.e. the difference between two groups has only a 5% probability of occurring by chance alone
Issues to be aware of:	The result should be both statistically significant and clinically or tactically or strategically significant. Be mindful of statistically significant differences where: 1. The sample sizes are very large 2. Scores within the groups are very similar (i.e. the groups have small standard deviations)
Test:	Standardised and Adjusted Residuals
Use:	To determine if the proportions of a variable in two independent samples are significantly different.
Data Assumptions:	• Measure being tested is normally distributed with the two samples. • Data must be interval or ratio. • Sample size is large enough to form a normal curve ($n > 30$) • Variance of measure being tested is roughly similar (homogeneity of variance).
Test Measure / Cut-off Criterion:	$p \leq 0.5$
Issues to be aware of:	The result should be both statistically significant and clinically or tactically or strategically significant. Be mindful of statistically significant differences where: 1. The sample sizes are very large 2. Scores within the groups are very similar (i.e. the groups have small standard deviations)

Test:	Z-Test
Use:	To determine if the proportions of a variable in two independent samples are significantly different.
Data Assumptions:	• Measure being tested is normally distributed with the two samples. • Data must be interval or ratio. • Sample size is large enough to form a normal curve ($n > 30$) • Variance of measure being tested is roughly similar (homogeneity of variance).
Test Measure / Cut-off Criterion:	$p \leq 0.5$
Issues to be aware of:	The result should be both statistically significant and clinically or tactically or strategically significant. Be mindful of statistically significant differences where: 1. The sample sizes are very large 2. Scores within the groups are very similar (i.e. the groups have small standard deviations)

Test:	False Discovery Rate
Use:	A multiple comparison correction technique used to adjust the results of tests of statistical significance to reduce the chance of finding results to be significant when there are no actual differences.
Data Assumptions:	The data assumptions are relevant to the original tests of significance being “adjusted”
Test Measure / Cut-off Criterion:	$q \leq 0.5$

TECHNICAL APPENDIX

DATA REDUCTION AND DATA MODELLING TECHNIQUES

Test:	Key Driver Analysis
Use:	To estimate which independent variables are most important in predicting an increase (or decrease) in the dependent variable.
Data Assumptions:	- The nature of the independent and dependent variables will influence the Key Driver Analysis technique chosen. - Where variables are numeric in nature, they should be coded from lowest (most negative) to highest (most positive). - Key Driver Analysis can also be used with binary independent variables. - All independent observations must be independent of each other, not a variation of the same service/facility
Test Measures:	Review the R2 (generally higher is better but lack of variance in the data and multicollinearity can produce a high R2), the relative importance and their p values
Issues to be aware of:	- Selecting the correct type of regression for the data being modelled. - Missing data – needs to be identified, understood and addressed. Incorrect choice of rectification method can reduce the variance of the independent variables, independence being a key determinant of the importance of an independent variable. - Multicollinearity – a high Variance Inflation Factor (e.g., > 5.0) can indicate presence of multicollinearity. Similarly, the existence of few correlations between predictor variables < 0.2 indicates that a type of regression that can accommodate multicollinearity should be used. - Serial correlation or autocorrelation - Durbin Watson statistic close to 2.0 - Heteroscedasticity – a failure of the Breusch Pagan Test (e.g., test statistic has a $p < 0.05$) can indicate the presence of heteroscedasticity - Outliers – the presence of outliers can cause misleading results. These have been identified and addressed or removed.

A note on the Key Driver Analysis models **predicting rating of Shire's overall performance over the past 12 months**: $n = 517$ cases used in estimation of a total sample size of 776; data has been weighted; missing values of predictor variables have been adjusted using dummy variables (number missing ranged from 40-480, mostly due to survey participants having no relevant experience with the predictor variable); cases missing an outcome variable or missing all predictor variables have been excluded; R-squared: 0.6744 (this is a reasonably strong model); the 30% most outlying observations in the data have been removed (to reduce noise in the model) and the model refitted. The outlier removal did not change the rank order importance of the predictor variables.

An ordered logit model was used as the outcome variable was ordinal in nature.

For the four area models: Upper Coastal ($n=202$ from $N=301$, R-squared 0.7104), Lower Coastal ($n=136$ from $N=207$; R-squared 0.7128), Gingin ($n=68$ from $N=98$, R-squared 0.8518), rural localities ($n=74$ from $N=111$, R-squared 0.9131).

QUESTIONNAIRE

As most survey participants were invited to participate in the survey via email invitation to the online survey, the online questionnaire (Microsoft Word version) is shown.

11162 Shire of Gingin 2025 Resident Perception Survey

LOGO:



SURVEY THEME: Web Survey Creator Platform Theme – Basic Blue

BANNER TEXT: 2025 Community Survey

MOBILE BANNER TEXT: 2025 Community Survey

SURVEY WEB PAGE META TAGS: Shire of Gingin Resident Perception Survey 2025

DISTRIBUTION:

Email with unique links

Common link – MULTIPLE responses per computer allowed

HEADER 1: Shire of Gingin Resident Perception Survey

PICTURE:



PARA:

The following questions are about your recent experiences with the Shire of Gingin as a local government organisation and the services it provides. The survey will take about 10 - 15 minutes to complete.

HEADER 2:

Overall Performance

Q1 How do you feel about the performance of the Shire of Gingin over the past 12 months? Your response should not be based on 1 or 2 issues but ALL areas of responsibility.

Excellent O₅ Good O₄ Mixed feelings O₃ Poor O₂ Very poor O₁ Don't know O₉₉

SHOW IF Q1= poor (2) or very poor (1): Why is that?

OPTIONAL

Q2 If a friend or family member was thinking of relocating, how likely would you be to recommend the Shire of Gingin as a place to live?

Extremely likely O₁₀ O₉ O₈ O₇ O₆ O₅ O₄ O₃ O₂ O₁ Extremely unlikely O₀

2025 Resident Perception Survey Final agreed questionnaire - ONLINE v4

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 12.1.1

Q3 What do you feel that the Shire should prioritise over the next 5-10 years? Please select up to 3 things and explain.

1.

COMPULSORY

2.

OPTIONAL

3.

OPTIONAL

Q4 Over the last 12 months, have you had contact with the Shire of Gingin? In what way? Please tick ALL the different ways you've had contact with the Shire.

☐ In person

☐ In writing

☐ By telephone

☐ By email

☐ By text message

☐ Via the Shire's website

☐ Can't recall

☐ I've had no contact with the Shire

Q5 SHOW IF Q5= IN PERSON (1) OR IN WRITING (2) OR BY TELEPHONE (3) OR BY EMAIL (4) OR BY TEXT MESSAGE (5) OR VIA THE SHIRE'S WEBSITE (6):

How would you rate the customer service provided during your most recent contact? Please keep in mind we do not mean the actual outcome, rather the service you received. Was it...

Excellent

☐ 5

Good

☐ 4

Mixed feelings

☐ 3

Poor

☐ 2

Very poor

☐ 1

Don't know

☐ 0

SHOW IF Q5= poor (2) or very poor (1): Why is that?

COMPULSORY

Q6 How confident are you that, if you report an issue such as noise, pollution, animal control, stable fly or illegal camping, the Shire will investigate and take action?

Extremely confident

☐ 5

Very confident

☐ 4

Moderately confident

☐ 3

Slightly confident

☐ 2

Not at all confident

☐ 1

Don't know

☐ 0

Comments:

OPTIONAL

**PAGE 2
HEADER 2:**

Delivery of Services for the town / locality that you live in

Q7 Where in the Shire of Gingin do you live?

☐ 1 Gingin

☐ 8 Breera

☐ 15 Guilderton

☐ 22 Muckenburra

☐ 29 Woodridge

☐ 2 Lancelin

☐ 9 Caraban

☐ 16 Karakin

☐ 23 Neergabby

☐ 30 Wilbinga

☐ 3 Gabbadah

☐ 10 Coonabidgee

☐ 17 Ledge Point

☐ 24 Nilgen

☐ 31 Yeal

☐ 4 Breton Bay

☐ 11 Cowalla

☐ 18 Lennard Brook

☐ 25 Orange Springs

☐ 32 Somewhere else --

☐ 5 Bambun

☐ 12 Cullalla

☐ 19 Mindarra

☐ 26 Red Gully

☐ 33 Please specify:

☐ 6 Beermullah

☐ 13 Ginginup

☐ 20 Moondah

☐ 27 Seabird

☐ 7 Boonanarring

☐ 14 Granville

☐ 21 Moore River National Park

☐ 28 Wanerie

☐ 39 Live outside the Shire

PARA: Please rate your level of satisfaction with the following services provided by the Shire over the past 12 months to the town or locality where you live or, if you live outside the Shire, to the locality of your holiday home/rental. If you did not utilise this service, then please mark 'did not receive / did not use'.

Q8 Waste Services

Since May 2024 how satisfied have you been with:

	Very satisfied	Satisfied	Mixed feelings	Dissatisfied	Very dissatisfied	Don't know	Did not receive/use
Weekly rubbish and fortnightly recycling collections	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 0	☐ 99
Verge side green waste collection	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 0	☐ 99
Local rubbish tips (including tip passes and ease of access)	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 0	☐ 99

Comments:

Q9 Community Facilities

Since May 2024 how satisfied have you been with:

	Very satisfied	Satisfied	Mixed feelings	Dissatisfied	Very dissatisfied	Don't know	Did not use
Sport and recreation facilities and grounds	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 0	☐ 99
Community buildings, halls and public toilets	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 0	☐ 99
Libraries	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 0	☐ 99
Parks and reserves	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 0	☐ 99

Comments:

Q10 Community Services

Since May 2024 how satisfied have you been with:

	Very satisfied	Satisfied	Mixed feelings	Dissatisfied	Very dissatisfied	Don't know	Did not use
Shire events (e.g. Australia Day, Seniors Event, Youth Week, Volunteers Week, NAIDOC)	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 0	☐ 99
Accessibility and inclusiveness of events for everyone	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 0	☐ 99

Comments:

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 12.1.1

Q11 Environmental Management

Since May 1 2024 how satisfied have you been with:

	Very satisfied	Satisfied	Mixed feelings	Dissatisfied	Very dissatisfied	Don't know
Conservation and environmental management	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 98
Management of coastal erosion and inundation	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 98
Comments:						

Q12 Infrastructure

Since April May 2024 how satisfied have you been with:

	Very satisfied	Satisfied	Mixed feelings	Dissatisfied	Very dissatisfied	Don't know
Road infrastructure	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 98
Paths and trails	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 98
Comments:						

PAGE 3

HEADER 2:

Communications and Engagement

Q13 Satisfaction with Shire Communications

Since May 2024 how satisfied have you been with:

	Very satisfied	Satisfied	Mixed feelings	Dissatisfied	Very dissatisfied	Don't know
The quality, frequency and accessibility of Shire communication	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 98
Opportunities for you to be consulted and provide feedback about local issues	☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 98
Comments:						

Q14 How well informed do you feel about Shire activities, projects and services?

Very well informed	Fairly well informed	Mixed feelings	Not particularly well informed	Not at all well informed	Don't know
☐ 5	☐ 4	☐ 3	☐ 2	☐ 1	☐ 98

Q15 How do you currently receive Shire news and information? Please select all that apply.

☐ 1 Shire's website	☐ 8 Contact with Shire staff and/or Councillors via phone, email or in-person
☐ 2 Shire's Facebook page	☐ 9 Word of mouth (friends, neighbours, family members etc)
☐ 3 Other Facebook page (community group or individual sharing Shire updates)	☐ 10 Attendance at Council meetings
☐ 4 Community group emails (sharing Shire updates)	☐ 11 Notice boards
☐ 5 Country & Coast monthly e-newsletter	☐ 12 Other
☐ 6 Country & Coast monthly newsletter printed in local papers (Coastal Courier, Gingin Buzz, Moore River News, Northern Valley News)	☐ 99 Don't currently receive any Shire news and information
☐ 7 Vullie Hub monthly e-newsletter	

Q16 On average, how often do you engage with Shire communications (e.g. reading newsletters, emails, visiting the website, speaking to Shire staff, social media, etc.)?

- ☐ 1 Daily or at least every 2 or 3 days
- ☐ 2 Once a week
- ☐ 3 Once a fortnight
- ☐ 4 Once a month
- ☐ 5 Less often
- ☐ 6 Never
- ☐ 7 Only when something affects or interests me

Q17 If you had your wish, how would you prefer to receive Shire news and information? Please choose up to three ways you would prefer to hear from the Shire.

☐ 1 Face-to-face, telephone or email contact with Shire staff or Councillors whenever required by you	☐ 8 Shire's social media (Facebook, Instagram, LinkedIn)
☐ 2 Local radio	☐ 9 Shire's website
☐ 3 Monthly e-newsletter emailed to you	☐ 10 Unaddressed flyers, brochures and advertisements delivered to your letterbox
☐ 4 Monthly newsletters posted to your letterbox	☐ 11 YouTube videos
☐ 5 Monthly newsletters published in your local paper (Coastal Courier, Gingin Buzz, Moore River News, Northern Valley News)	☐ 12 Other
☐ 6 Notice boards around the Shire	Please provide details:
☐ 7 Personally addressed letters and mail including flyers, brochures and advertisements delivered to your letterbox	☐ 99 I don't want to receive Shire news and information

Q18 How would you prefer to participate in and provide feedback to the Shire?

	Yes	No
Community workshops and drop-in sessions	☐ 1	☐ 2
Council meetings (public question time, deputations, annual electors' meeting)	☐ 1	☐ 2
Focus groups/workshops	☐ 1	☐ 2
In-person meetings with Shire staff and/or Councillors	☐ 1	☐ 2
Online surveys and questionnaires	☐ 1	☐ 2
Mail and hard copy surveys and questionnaires	☐ 1	☐ 2
Phone or email Shire staff or Councillors directly	☐ 1	☐ 2
Social media posts	☐ 1	☐ 2
Submit online feedback form via the Shire's website	☐ 1	☐ 2
Write a letter	☐ 1	☐ 2
Some other way	☐ 1	☐ 2

SHOW IF Q18 SOME OTHER WAY = YES (1): Please provide details on how else you would like to participate and provide feedback to the Shire.

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 12.1.1

Q19 How often do you attend Shire-hosted meetings, workshops, events or information sessions?

- ☐ ₁ At any opportunity
☐ ₂ Most of the time
☐ ₃ About half of the time
☐ ₄ Occasionally
☐ ₅ Never

PAGE 4:

HEADER 2:

The following questions are about you and help us to understand and classify your response

Q20 Your gender

- ☐ ₁ Male ☐ ₂ Female ☐ ₃ Non-binary

Q21 Your age

- ☐ ₁ 17 or under ☐ ₂ 18 – 24 ☐ ₃ 25 – 34 ☐ ₄ 35 – 44 ☐ ₅ 45 – 54 ☐ ₆ 55 – 64 ☐ ₇ 65 – 74 ☐ ₈ 75 or older

Q22 Do you own a business in the Shire of Gingin?

- ☐ ₁ Yes ☐ ₂ No

Q23 Are you ...

- ☐ ₁ A resident ratepayer (i.e., you live in the Shire of Gingin in a property you own)
☐ ₂ Renting (i.e., you live in the Shire of Gingin in a property you are renting)
☐ ₃ A non-residential ratepayer (i.e., you do not live in the Shire of Gingin)

**SKIP TO Q25
SKIP TO Q25
Go to Q24**

Q24 SHOW IF Q23 = NON-RESIDENT RATEPAYER (3):

Is/are your property(s) in the Shire of Gingin:

- ☐ ₁ Just for personal use ☐ ₂ A short term / holiday rental ☐ ₃ A long term rental

Q25 Are you or anyone else in your household an Employee or Elected Member at the Shire of Gingin?

- ☐ ₁ An employee
☐ ₂ An elected member
☐ ₃ None of the above

Q26 Do you have any other comments that you wish to make?

Please explain:

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2025 Resident Perception Survey Final agreed questionnaire - ONLINE v4

PAGE 5

SHOW PAGE IF Q25=3

HEADER 2:

Would you like to enter the draw to win one of three (3) \$200 cash prizes for participating in this survey?

If you select **Yes**, you will need to provide your contact details. Your contact details will be kept private and confidential by Research Solutions and will only be used for the prize draw.

The competition is open to all Shire of Gingin residents and ratepayers (excluding Shire employees, Councillors and their immediate families).

The questionnaire needs to be received by 9 June 2025 to be included in the draw. For complete terms and conditions, please go to <https://www.gingin.wa.gov.au/project-consultations>

☐ ₁ Yes – I would like to enter the draw → Please provide your contact details so we can notify you if you win:

☐ ₂ No thank you

First name:

Surname:

Daytime contact number:

PAGE 6

Thank you! That completes the survey.

Please press the submit button to send in your responses.

ON SUBMIT, RETURN TO: <https://www.gingin.wa.gov.au/>

2025 Resident Perception Survey Final agreed questionnaire - ONLINE v4

OUR CONTACT DETAILS

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**research
solutions**

13 REPORTS - CORPORATE SERVICES

13.1 MONTHLY FINANCIAL REPORT FOR THE PERIOD ENDING 31 JULY 2025 AND 31 AUGUST 2025

File	FIN/25
Author	Alarna Richards - Coordinator Financial Planning & Reporting
Reporting Officer	Rachael Wright- Executive Manager Corporate Services
Refer	Nil
Appendices	1. Monthly Financial Report for August 2025 [13.1.1 - 23 pages] 2. Monthly Financial Report for July 2025 [13.1.2 - 22 pages]

DISCLOSURES OF INTEREST

Nil

PURPOSE

To present for Council endorsement the Monthly Financial Reports for the periods ending 31 July 2025 and 31 August 2025.

BACKGROUND

The Financial Reports are presented to Council in accordance with the *Local Government Act 1995* and *Local Government (Financial Management) Regulations 1996*.

COMMENT

The Monthly Financial Report for the period ending 31 August 2025 presents the financial performance of the Shire for the 2025/2026 financial year and compares year-to-date expenditure and revenue against the current budget.

A break-up of the **\$1,701,995** variance in the Monthly Financial Report for the period ending 31 August 2025 is summarised across operations, investing and financing below, with a detailed explanation of variations within each area contained within the **Appendix**.

Under Budget

Opening Funding Surplus/Deficit	\$763,104
Operating Expenditure	\$498,186
Investing Activities – Expenditure	\$118,117
Financing Activities – Expenditure	\$15,234

Over Budget

Operating Revenue

\$307,354

An explanation outlining a summary of the variances across each of the above areas is provided in Note 3, and those specific to capital works are provided within the supplementary information on page 12.

It should be noted that the 2024/2025 opening surplus is unaudited and may change after finalisation of the audit process.

Investments

As required by Council Policy 3.2 Investments, details of Council's investments are provided within the supplementary information on page 10.

STATUTORY/LOCAL LAW IMPLICATIONS

Local Government Act 1995

Part 6 – Financial Management

Division 3 – Reporting on activities and finance

Section 6.4 – Financial Report

Local Government (Financial Management) Regulations 1996

Part 4 – Financial Reports

Reg 34 – Financial activity statement required each month.

Shire of Gingin Delegation Register – Delegation 1.1.10 Power to Invest and Manage Investments

RISK IMPLICATIONS

N/A

POLICY IMPLICATIONS

Policy 3.2 – Investments

BUDGET IMPLICATIONS

Nil

STRATEGIC IMPLICATIONS

Shire of Gingin Strategic Community Plan 2024-2034

Aspiration	4. Excellence & Accountability - Deliver Quality Leadership and Business Expertise
Strategic Objective	4.2 Effective Governance - Apply systems of compliance which assists Council to make informed decisions within a transparent, accountable and principled environment

VOTING REQUIREMENTS – SIMPLE MAJORITY

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Vis

SECONDED: Councillor Woods

That Council endorse the Monthly Financial Report for the periods ending 31 July 2025 and 31 August 2025.

CARRIED UNANIMOUSLY
7 / 0

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

SHIRE OF GINGIN

MONTHLY FINANCIAL REPORT

(Containing the required statement of financial activity and statement of financial position)

For the period ended 31 August 2025

LOCAL GOVERNMENT ACT 1995

LOCAL GOVERNMENT (FINANCIAL MANAGEMENT) REGULATIONS 1996

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MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.1

SHIRE OF GINGIN STATEMENT OF FINANCIAL ACTIVITY FOR THE PERIOD ENDED 31 AUGUST 2025

Note	Amended Budget Estimates (a) \$	YTD Budget Estimates (b) \$	YTD Actual (c) \$	Variance* \$ (c) - (b) \$	Variance* % ((c) - (b))/(b) %	Var.
OPERATING ACTIVITIES						
Revenue from operating activities						
General rates	8,311,526	11,918,186	11,918,186	0	0.00%	
Rates excluding general rates	3,616,345	0	0	0	0.00%	
Grants, subsidies and contributions	3,012,036	591,696	728,660	136,964	23.15%	▲
Fees and charges	5,138,826	2,629,962	2,696,783	66,821	2.54%	
Interest revenue	402,637	11,000	37,764	26,764	243.31%	
Other revenue	340,108	55,187	131,992	76,805	139.17%	▲
Profit on asset disposals	45,025	0	0	0	0.00%	
	20,866,503	15,206,031	15,513,385	307,354	2.02%	
Expenditure from operating activities						
Employee costs	(8,077,400)	(1,346,326)	(1,240,670)	105,656	7.85%	
Materials and contracts	(10,223,566)	(1,912,265)	(1,453,693)	458,572	23.98%	▲
Utility charges	(566,166)	(94,364)	(77,319)	17,045	18.06%	
Depreciation	(11,002,864)	(1,833,824)	(5,583)	1,828,241	99.70%	▲
Finance costs	(195,291)	(11,126)	(44,012)	(32,886)	(295.58%)	▼
Insurance	(472,672)	(236,312)	(252,756)	(16,444)	(6.96%)	
Other expenditure	(821,284)	(26,068)	(59,825)	(33,757)	(129.50%)	▼
Loss on asset disposals	(92,739)	0	0	0	0.00%	
	(31,451,982)	(5,460,285)	(3,133,858)	2,326,427	42.61%	
Non cash amounts excluded from operating activities	2(c) 11,142,078	1,833,824	5,583	(1,828,241)	(99.70%)	▼
Amount attributable to operating activities	556,599	11,579,570	12,385,110	805,540	6.96%	
INVESTING ACTIVITIES						
Inflows from investing activities						
Proceeds from capital grants, subsidies and contributions	9,685,062	0	0	0	0.00%	
Proceeds from disposal of assets	267,000	0	0	0	0.00%	
Proceeds from financial assets at amortised cost - self supporting loans	2,430	0	0	0	0.00%	
Proceeds on disposal of financial assets at fair value through profit and loss	2,036	0	0	0	0.00%	
	9,956,528	0	0	0	0.00%	
Outflows from investing activities						
Right of use assets recognised	(15,234)	(15,234)	(15,830)	(596)	(3.91%)	
Acquisition of property, plant and equipment	(2,680,537)	(511,444)	(458,474)	52,970	10.36%	▲
Acquisition of infrastructure	(11,640,702)	(93,330)	(28,183)	65,147	69.80%	▲
	(14,336,473)	(620,008)	(502,487)	117,521	18.95%	
Non-cash amounts excluded from investing activities	2(d) 15,234	15,234	15,830	596	3.91%	
Amount attributable to investing activities	(4,364,711)	(604,774)	(486,657)	118,117	19.53%	
FINANCING ACTIVITIES						
Inflows from financing activities						
Leases liabilities recognised	15,234	0	15,830	15,830	0.00%	
Transfer from reserves	2,220,109	0	0	0	0.00%	
	2,235,343	0	15,830	15,830	0.00%	
Outflows from financing activities						
Payments for principal portion of lease liabilities	(22,408)	(5,482)	(5,482)	0	0.00%	
Repayment of borrowings	(272,117)	(32,972)	(32,972)	0	0.00%	
Transfer to reserves	(1,412,452)	0	0	0	0.00%	
	(1,706,977)	(38,454)	(38,454)	0	0.00%	
Non-cash amounts excluded from financing activities	2(e) (15,234)	(15,234)	(15,830)	(596)	(3.91%)	
Amount attributable to financing activities	513,132	(53,688)	(38,454)	15,234	28.37%	
MOVEMENT IN SURPLUS OR DEFICIT						
Surplus or deficit at the start of the financial year	2(a) 3,264,978	3,264,978	4,028,082	763,104	23.37%	▲
Amount attributable to operating activities	556,599	11,579,570	12,385,110	805,540	6.96%	
Amount attributable to investing activities	(4,364,711)	(604,774)	(486,657)	118,117	19.53%	▲
Amount attributable to financing activities	513,132	(53,688)	(38,454)	15,234	28.37%	
Surplus or deficit after imposition of general rates	(30,001)	14,186,086	15,888,081	1,701,995	12.00%	▲

KEY INFORMATION

▲ ▼ Indicates a variance between Year to Date (YTD) Budget and YTD Actual data outside the adopted materiality threshold.

▲ Indicates a variance with a positive impact on the financial position.

▼ Indicates a variance with a negative impact on the financial position.

Refer to Note 3 for an explanation of the reasons for the variance.

This statement is to be read in conjunction with the accompanying notes.

**SHIRE OF GINGIN
STATEMENT OF FINANCIAL POSITION
FOR THE PERIOD ENDED 31 AUGUST 2025**

	Actual 30 June 2025 \$	Actual as at 31 August 2025 \$
CURRENT ASSETS		
Cash and cash equivalents	17,666,084	15,247,972
Trade and other receivables	1,193,642	15,734,761
Other financial assets	4,465	4,465
Inventories	30,210	87,200
Other assets	279,618	96,264
TOTAL CURRENT ASSETS	19,174,019	31,170,662
NON-CURRENT ASSETS		
Trade and other receivables	172,912	172,912
Other financial assets	89,302	89,302
Property, plant and equipment	68,826,885	69,285,359
Infrastructure	211,083,396	211,111,578
Right-of-use assets	25,142	35,390
TOTAL NON-CURRENT ASSETS	280,197,637	280,694,541
TOTAL ASSETS	299,371,656	311,865,203
CURRENT LIABILITIES		
Trade and other payables	2,369,571	2,331,667
Contract liabilities	698,684	873,232
Capital grant/contributions liabilities	2,663,376	2,663,376
Lease liabilities	14,987	17,258
Borrowings	272,117	239,144
Employee related provisions	981,248	981,248
Other provisions	98,105	98,105
TOTAL CURRENT LIABILITIES	7,098,088	7,204,030
NON-CURRENT LIABILITIES		
Lease liabilities	10,547	18,624
Borrowings	1,795,923	1,795,924
Employee related provisions	198,046	198,046
Other provisions	6,016,619	6,016,619
TOTAL NON-CURRENT LIABILITIES	8,021,135	8,029,213
TOTAL LIABILITIES	15,119,223	15,233,243
NET ASSETS	284,252,433	296,631,960
EQUITY		
Retained surplus	43,647,233	56,026,760
Reserve accounts	8,428,593	8,428,593
Revaluation surplus	232,176,607	232,176,607
TOTAL EQUITY	284,252,433	296,631,960

This statement is to be read in conjunction with the accompanying notes.

**SHIRE OF GINGIN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 31 AUGUST 2025**

1 BASIS OF PREPARATION AND MATERIAL ACCOUNTING POLICIES

BASIS OF PREPARATION

This prescribed financial report has been prepared in accordance with the *Local Government Act 1995* and accompanying regulations.

Local Government Act 1995 requirements

Section 6.4(2) of the *Local Government Act 1995* read with the *Local Government (Financial Management) Regulations 1996*, prescribe that the financial report be prepared in accordance with the *Local Government Act 1995* and, to the extent that they are not inconsistent with the Act, the Australian Accounting Standards. The Australian Accounting Standards (as they apply to local governments and not-for-profit entities) and Interpretations of the Australian Accounting Standards Board were applied where no inconsistencies exist.

The *Local Government (Financial Management) Regulations 1996* specify that vested land is a right-of-use asset to be measured at cost, and is considered a zero cost concessionary lease. All right-of-use assets under zero cost concessionary leases are measured at zero cost rather than at fair value, except for vested improvements on concessionary land leases such as roads, buildings or other infrastructure which continue to be reported at fair value, as opposed to the vested land which is measured at zero cost. The measurement of vested improvements at fair value is a departure from AASB 16 which would have required the Shire to measure any vested improvements at zero cost.

Local Government (Financial Management) Regulations 1996, regulation 34 prescribes contents of the financial report. Supplementary information does not form part of the financial report.

Accounting policies which have been adopted in the preparation of this financial report have been consistently applied unless stated otherwise. Except for cash flow and rate setting information, the financial report has been prepared on the accrual basis and is based on historical costs, modified, where applicable, by the measurement at fair value of selected non-current assets, financial assets and liabilities.

PREPARATION TIMING AND REVIEW

Date prepared: All known transactions up to 31 August 2025

THE LOCAL GOVERNMENT REPORTING ENTITY

All funds through which the Shire controls resources to carry on its functions have been included in the financial statements forming part of this financial report.

All monies held in the Trust Fund are excluded from the financial statements.

MATERIAL ACCOUNTING POLICIES

Material accounting policies utilised in the preparation of these statements are as described within the 2024-25 Annual Budget. Please refer to the adopted budget document for details of these policies.

Critical accounting estimates and judgements

The preparation of a financial report in conformity with Australian Accounting Standards requires management to make judgements, estimates and assumptions that effect the application of policies and reported amounts of assets and liabilities, income and expenses.

The estimates and associated assumptions are based on historical experience and various other factors believed to be reasonable under the circumstances; the results of which form the basis of making the judgements about carrying values of assets and liabilities that are not readily apparent from other sources. Actual results may differ from these estimates.

As with all estimates, the use of different assumptions could lead to material changes in the amounts reported in the financial report.

The following are estimates and assumptions that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities within the next financial year and further information on their nature and impact can be found in the relevant note:

- Fair value measurement of assets carried at reportable value including:
 - Property, plant and equipment
 - Infrastructure
- Impairment losses of non-financial assets
- Expected credit losses on financial assets
- Measurement of employee benefits
- Measurement of provisions
- Estimation uncertainties and judgements made in relation to lease accounting

**SHIRE OF GINGIN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 31 AUGUST 2025**

2 NET CURRENT ASSETS INFORMATION

(a) Net current assets used in the Statement of Financial Activity

Current assets

Cash and cash equivalents
Trade and other receivables
Other financial assets
Inventories
Other assets

Less: current liabilities

Trade and other payables
Other liabilities
Lease liabilities
Borrowings
Employee related provisions
Other provisions

Net current assets

Less: Total adjustments to net current assets

Closing funding surplus / (deficit)

Note	Amended Budget Opening 1 July 2025	Actual as at 30 June 2025	Actual as at 31 August 2025
	\$	\$	\$
	10,997,067	17,666,084	15,247,972
	162,174	1,193,642	15,734,761
	4,554	4,465	4,465
	32,101	30,210	87,200
	276,783	279,618	96,264
	12,932,248	19,174,019	31,170,662
	(2,137,340)	(2,369,571)	(2,331,667)
	(2,191,277)	(3,362,060)	(3,536,608)
	(15,665)	(14,987)	(17,258)
	(530,585)	(272,117)	(239,144)
	(997,391)	(981,248)	(981,248)
	0	(98,105)	(98,105)
	(5,872,258)	(7,098,088)	(7,204,030)
	7,059,990	12,075,931	23,966,632
2(b)	(7,059,990)	(8,047,849)	(8,078,551)
	0	4,028,082	15,888,081

(b) Current assets and liabilities excluded from budgeted deficiency

Adjustments to net current assets

Less: Reserve accounts
Less: Financial assets at amortised cost - self supporting loans
Add: Current liabilities not expected to be cleared at the end of the year
- Current portion of lease liabilities
- Current portion of borrowings
- Current portion of other provisions
Total adjustments to net current assets

	(7,601,686)	(8,428,593)	(8,428,593)
	(4,554)	(4,465)	(4,465)
	15,665	14,987	17,258
	530,585	272,117	239,144
	0	98,105	98,105
2(a)	(7,059,990)	(8,047,849)	(8,078,551)

(c) Non-cash amounts excluded from operating activities

Adjustments to operating activities

Less: Profit on asset disposals
Add: Loss on asset disposals
Add: Depreciation
Non-cash movements in non-current assets and liabilities:
- Other provisions
Total non-cash amounts excluded from operating activities

Amended Budget Estimates 30 June 2026	YTD Budget Estimates 31 August 2025	YTD Actual 31 August 2025
\$	\$	\$
(45,025)	0	0
92,739	0	0
11,002,864	1,833,824	5,583
91,500	0	0
11,142,078	1,833,824	5,583

(d) Non-cash amounts excluded from investing activities

Adjustments to investing activities

Right of use assets received

Total non-cash amounts excluded from investing activities

15,234	15,234	15,830
15,234	15,234	15,830

(e) Non-cash amounts excluded from financing activities

Adjustments to financing activities

Non cash proceeds from new leases

Total non-cash amounts excluded from financing activities

(15,234)	(15,234)	(15,830)
(15,234)	(15,234)	(15,830)

CURRENT AND NON-CURRENT CLASSIFICATION

In the determination of whether an asset or liability is current or non-current, consideration is given to the time when each asset or liability is expected to be settled. Unless otherwise stated assets or liabilities are classified as current if expected to be settled within the next 12 months, being the local governments' operational cycle.

**SHIRE OF GINGIN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 31 AUGUST 2025**

3 EXPLANATION OF MATERIAL VARIANCES

The material variance thresholds are adopted annually by Council as an indicator of whether the actual expenditure or revenue varies from the year to date actual materially.
The material variance adopted by Council for the 2025-26 year is \$30,000 and 10.00% whichever is the greater.

Description	Var. \$	Var. %	
	\$	%	
Revenue from operating activities			
Grants, subsidies and contributions	136,964	23.15%	▲
Financial assistance grant and direct roads grants timing of grant payments			
Other revenue	76,805	139.17%	▲
Long service leave accruals reimbursed from other councils and other reimbursements			
Expenditure from operating activities			
Materials and contracts	458,572	23.98%	▲
Timing of maintenance works; no fire mitigation work completed due to rain			
Depreciation	1,828,241	99.70%	▲
Depreciation of fixed assets			
Finance costs	(32,886)	(295.58%)	▼
Timing on accrued interest movements			
Other expenditure	(33,757)	(129.50%)	▼
Timing of expenditure for events and planning DAP fees payment			
Non cash amounts excluded from operating activities	(1,828,241)	(99.70%)	▼
Depreciation of fixed assets			
Outflows from investing activities			
Acquisition of property, plant and equipment	52,970	10.36%	▲
Timing of Capital works - see note 5			
Acquisition of infrastructure	65,147	69.80%	▲
Timing of Capital works - see note 5			
Surplus or deficit at the start of the financial year	763,104	23.37%	▲
Gravel and materials supply and other contractor works unable to be carried out prior to year end. Lesser impact of new long services leave regulations, inflation and discount factors in leave provisions.			
Surplus or deficit after imposition of general rates	1,701,995	12.00%	▲

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
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BASIS OF PREPARATION - SUPPLEMENTARY INFORMATION

Supplementary information is presented for information purposes. The information does not comply with the disclosure requirements of the Australian Accounting Standards.

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.1

SHIRE OF GINGIN SUPPLEMENTARY INFORMATION FOR THE PERIOD ENDED 31 AUGUST 2025

1 KEY INFORMATION

Funding Surplus or Deficit Components

	Funding surplus / (deficit)			
	Amended Budget	YTD Budget (a)	YTD Actual (b)	Var. \$ (b)-(a)
Opening	\$3.26 M	\$3.26 M	\$4.03 M	\$0.76 M
Closing	(\$0.03 M)	\$14.19 M	\$15.89 M	\$1.70 M

Refer to Statement of Financial Activity

Cash and cash equivalents		
	\$15.25 M	% of total
Unrestricted Cash	\$6.82 M	44.7%
Restricted Cash	\$8.43 M	55.3%

Refer to 3 - Cash and Financial Assets

Payables		
	\$2.33 M	% Outstanding
Trade Payables	\$1.00 M	
0 to 30 Days		100.0%
Over 30 Days		0.0%
Over 90 Days		0.0%

Refer to 9 - Payables

Receivables		
	\$3.29 M	% Collected
Rates Receivable	\$12.44 M	0.4%
Trade Receivable	\$3.29 M	% Outstanding
Over 30 Days		83.8%
Over 90 Days		79.5%

Refer to 7 - Receivables

Key Operating Activities

Amount attributable to operating activities			
Amended Budget	YTD Budget (a)	YTD Actual (b)	Var. \$ (b)-(a)
\$0.56 M	\$11.58 M	\$12.39 M	\$0.81 M

Refer to Statement of Financial Activity

Rates Revenue		
	\$11.92 M	% Variance
YTD Actual	\$11.92 M	0.0%
YTD Budget		

Grants and Contributions		
	\$0.73 M	% Variance
YTD Actual	\$0.59 M	23.1%
YTD Budget		

Refer to 13 - Grants and Contributions

Fees and Charges		
	\$2.70 M	% Variance
YTD Actual	\$2.63 M	2.5%
YTD Budget		

Refer to Statement of Financial Activity

Key Investing Activities

Amount attributable to investing activities			
Amended Budget	YTD Budget (a)	YTD Actual (b)	Var. \$ (b)-(a)
(\$4.36 M)	(\$0.60 M)	(\$0.49 M)	\$0.12 M

Refer to Statement of Financial Activity

Proceeds on sale		
	\$0.00 M	%
YTD Actual	\$0.27 M	(100.0%)
Amended Budget		

Refer to 6 - Disposal of Assets

Asset Acquisition		
	\$0.49 M	% Spent
YTD Actual	\$14.32 M	(99.8%)
Amended Budget		

Refer to 5 - Capital Acquisitions

Capital Grants		
	\$0.00 M	% Received
YTD Actual	\$9.69 M	(100.0%)
Amended Budget		

Refer to 5 - Capital Acquisitions

Key Financing Activities

Amount attributable to financing activities			
Amended Budget	YTD Budget (a)	YTD Actual (b)	Var. \$ (b)-(a)
\$0.51 M	(\$0.05 M)	(\$0.04 M)	\$0.02 M

Refer to Statement of Financial Activity

Borrowings	
Principal repayments	(\$0.03 M)
Interest expense	\$0.01 M
Principal due	\$2.04 M

Refer to 10 - Borrowings

Reserves	
Reserves balance	\$8.43 M
Net Movement	\$0.00 M

Refer to 4 - Cash Reserves

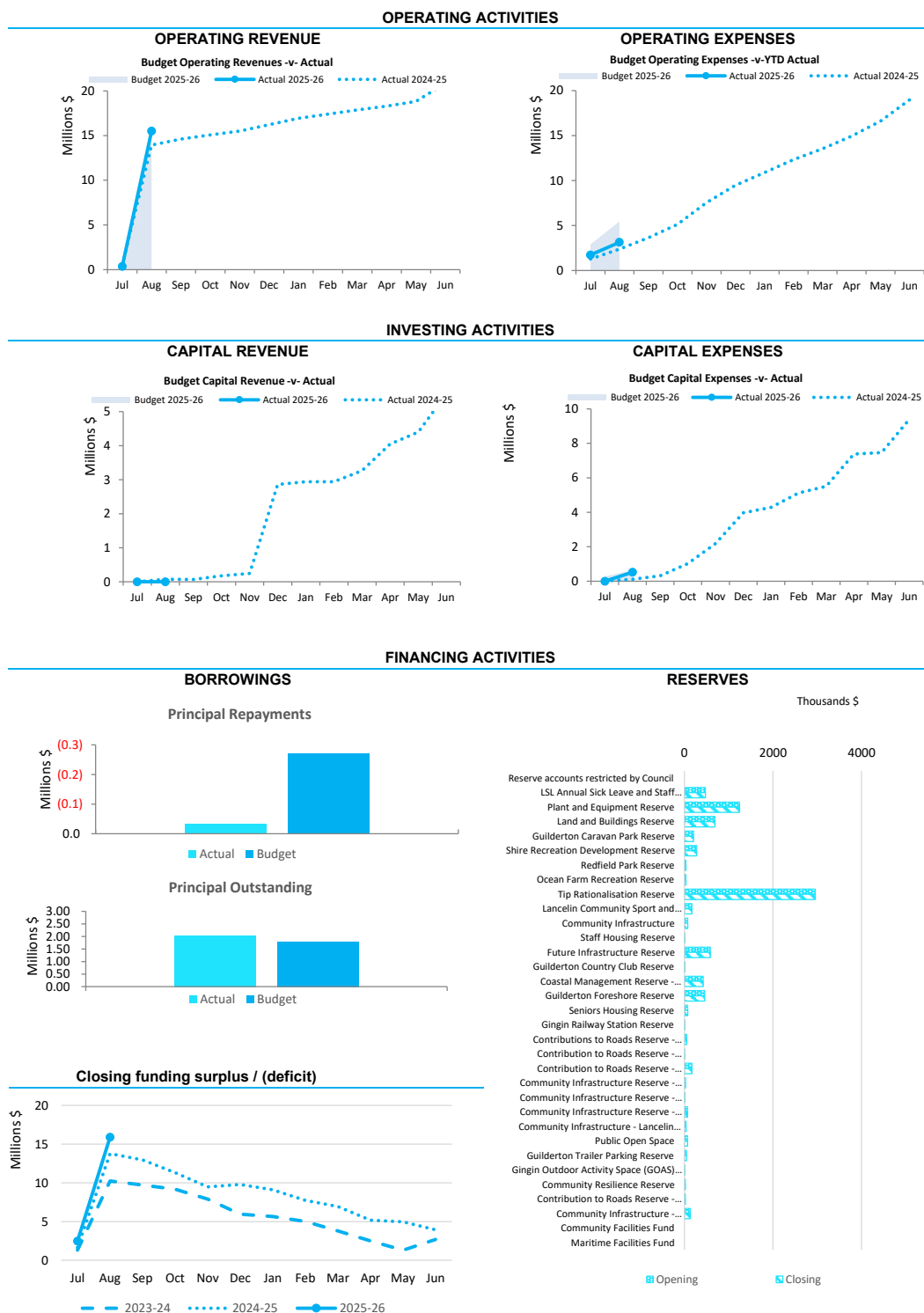
Lease Liability	
Principal repayments	(\$0.01 M)
Interest expense	(\$0.00 M)
Principal due	\$0.04 M

Refer to Note 11 - Lease Liabilities

This information is to be read in conjunction with the accompanying Financial Statements and notes.

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025**

2 KEY INFORMATION - GRAPHICAL



This information is to be read in conjunction with the accompanying Financial Statements and Notes.

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025**

3 CASH AND FINANCIAL ASSETS AT AMORTISED COST

Description	Classification	Unrestricted	Reserve Accounts	Total	Trust	Institution	Interest Rate	Maturity Date
		\$	\$	\$	\$			
Municipal Bank Account	Cash and cash equivalents	2,817,779	0	2,817,779		Bendigo Bank	2.85%	At Call
Reserve Bank Account	Cash and cash equivalents	0	228,593	228,593		Bendigo Bank	0.00%	At Call
Cash on hand	Cash and cash equivalents	1,600	0	1,600		Petty Cash/Till float	N/A	At Call
Term Deposit Municipal 5196473	Cash and cash equivalents	3,000,000	0	3,000,000		Bendigo Bank	4.15%	23/01/2026
Term Deposit Municipal 5196474	Cash and cash equivalents	1,000,000	0	1,000,000		Bendigo Bank	4.00%	23/10/2025
Term Deposit Reserve 5183044	Cash and cash equivalents	0	7,000,000	7,000,000		Bendigo Bank	4.20%	8/01/2026
Term Deposit Reserve 5221018	Cash and cash equivalents	0	1,200,000	1,200,000		Bendigo Bank	4.10%	19/02/2026
Total		6,819,379	8,428,593	15,247,972	0			
Comprising								
Cash and cash equivalents		6,819,379	8,428,593	15,247,972	0			
		6,819,379	8,428,593	15,247,972	0			

KEY INFORMATION

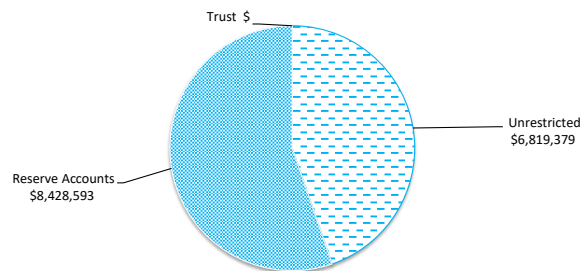
Cash and cash equivalents include cash on hand, cash at bank, deposits available on demand with banks and other short term highly liquid investments with original maturities of three months or less that are readily convertible to known amounts of cash and which are subject to an insignificant risk of changes in value.

Bank overdrafts are reported as short term borrowings in current liabilities in the statement of net current assets.

The local government classifies financial assets at amortised cost if both of the following criteria are met:

- the asset is held within a business model whose objective is to collect the contractual cashflows, and
- the contractual terms give rise to cash flows that are solely payments of principal and interest.

Financial assets at amortised cost held with registered financial institutions are listed in this note other financial assets at amortised cost are provided in Note 8 - Other assets.



MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.1

SHIRE OF GINGIN SUPPLEMENTARY INFORMATION FOR THE PERIOD ENDED 31 AUGUST 2025

4 RESERVE ACCOUNTS

Reserve account name	Budget				Actual			
	Opening Balance	Transfers In (+)	Transfers Out (-)	Closing Balance	Opening Balance	Transfers In (+)	Transfers Out (-)	Closing Balance
	\$	\$	\$	\$	\$	\$	\$	\$
Reserve accounts restricted by Council								
LSL Annual Sick Leave and Staff Contingency	476,067	8,492	0	484,559	476,066	0	0	476,066
Plant and Equipment Reserve	1,267,543	22,610	(658,000)	632,153	1,249,543	0	0	1,249,543
Land and Buildings Reserve	715,041	12,754	(307,950)	419,845	693,971	0	0	693,971
Guilderton Caravan Park Reserve	209,708	3,741	0	213,449	209,708	0	0	209,708
Shire Recreation Development Reserve	277,141	4,943	(185,000)	97,084	277,141	0	0	277,141
Redfield Park Reserve	34,867	622	0	35,489	34,867	0	0	34,867
Ocean Farm Recreation Reserve	34,525	616	0	35,141	34,525	0	0	34,525
Tip Rationalisation Reserve	2,912,246	351,947	(598,390)	2,665,803	2,955,789	0	0	2,955,789
Lancelin Community Sport and Recreation Reserve	158,961	31,093	0	190,054	169,870	0	0	169,870
Community Infrastructure	88,925	216,579	0	305,504	78,016	0	0	78,016
Staff Housing Reserve	6,362	113	0	6,475	6,362	0	0	6,362
Future Infrastructure Reserve	586,461	10,461	0	596,922	586,461	0	0	586,461
Guilderton Country Club Reserve	9,286	8,398	0	17,684	9,586	0	0	9,586
Coastal Management Reserve - Coastal Inundation	448,523	108,000	(228,734)	327,789	425,374	0	0	425,374
Guilderton Foreshore Reserve	452,867	370,889	(96,950)	726,806	457,063	0	0	457,063
Seniors Housing Reserve	78,053	33,492	(77,585)	33,960	78,053	0	0	78,053
Gingin Railway Station Reserve	6,367	114	0	6,481	6,368	0	0	6,368
Contributions to Roads Reserve - Cullalla Road Intersection	50,001	892	0	50,893	50,001	0	0	50,001
Contribution to Roads Reserve - Chitna Road	3,333	59	0	3,392	3,333	0	0	3,333
Contribution to Roads Reserve - Balance of Muni Funds	171,699	3,063	0	174,762	172,660	0	0	172,660
Community Infrastructure Reserve - Lower Coastal Fire Control	28,002	499	0	28,501	28,002	0	0	28,002
Community Infrastructure Reserve - Gingin Logo Plates	10,396	485	0	10,881	10,487	0	0	10,487
Community Infrastructure Reserve - Gingin Ambulance	72,075	7,286	0	79,361	72,075	0	0	72,075
Community Infrastructure - Lancelin Ambulance	38,513	18,687	0	57,200	38,514	0	0	38,514
Public Open Space	72,265	1,289	(55,000)	18,554	72,265	0	0	72,265
Guilderton Trailer Parking Reserve	47,126	5,758	0	52,884	47,502	0	0	47,502
Gingin Outdoor Activity Space (GOAS) Playground	5,857	104	0	5,961	5,857	0	0	5,857
Community Resilience Reserve	24,615	439	0	25,054	24,615	0	0	24,615
Contribution to Roads Reserve - Aurisch Road Maintenance	24,480	12,937	(12,500)	24,917	22,689	0	0	22,689
Community Infrastructure - Development Reserve Fund Lot 601								
Brockman Street (Brookview Estate)	98,038	98,133	0	196,171	131,830	0	0	131,830
Community Facilities Fund	0	66,848	0	66,848	0	0	0	0
Maritime Facilities Fund	0	11,109	0	11,109	0	0	0	0
	8,409,343	1,412,452	(2,220,109)	7,601,686	8,428,593	0	0	8,428,593

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025**

INVESTING ACTIVITIES

5 CAPITAL ACQUISITIONS

Capital acquisitions	Amended		YTD Actual	YTD Variance
	Budget	YTD Budget		
	\$	\$	\$	\$
Buildings - non specialised	61,000	0	0	0
Buildings - specialised	692,937	21,444	0	(21,444)
Plant and equipment	1,451,600	490,000	458,474	(31,526)
PPE - Vehicles	475,000	0	0	0
Acquisition of property, plant and equipment	2,680,537	511,444	458,474	(52,970)
Infrastructure - roads	2,894,185	0	0	0
Infrastructure - Footpaths and cycleways	200,749	0	0	0
Infrastructure - Parks and ovals	624,375	5,000	6,115	1,115
Infrastructure - Other	52,000	5,000	0	(5,000)
Infrastructure - Bridges	7,369,393	0	0	0
Infrastructure - Landfill assets	500,000	83,330	22,067	(61,263)
Acquisition of infrastructure	11,640,702	93,330	28,183	(65,147)
Total capital acquisitions	14,321,239	604,774	486,657	(118,117)
Capital Acquisitions Funded By:				
Capital grants and contributions	9,685,062	0	0	0
Other (disposals & C/Fwd)	267,000	0	0	0
Reserve accounts				
Plant and Equipment Reserve	658,000	0	0	0
Land and Buildings Reserve	307,950	0	0	0
Shire Recreation Development Reserve	185,000	0	0	0
Tip Rationalisation Reserve	598,390	0	0	0
Coastal Management Reserve - Coastal Inundation	228,734	0	0	0
Guilderton Foreshore Reserve	96,950	0	0	0
Seniors Housing Reserve	77,585	0	0	0
Contribution - operations	2,216,568	604,774	486,657	(118,117)
Capital funding total	14,321,239	604,774	486,657	(118,117)

KEY INFORMATION

Initial recognition

An item of property, plant and equipment or infrastructure that qualifies for recognition as an asset is measured at its cost.

Upon initial recognition, cost is determined as the amount paid (or other consideration given) to acquire the assets, plus costs incidental to the acquisition. The cost of non-current assets constructed by the Shire includes the cost of all materials used in construction, direct labour on the project and an appropriate proportion of variable and fixed overheads. For assets acquired at zero cost or otherwise significantly less than fair value, cost is determined as fair value at the date of acquisition.

Assets for which the fair value as at the date of acquisition is under \$5,000 are not recognised as an asset in accordance with *Local Government (Financial Management) Regulation 17A(5)*. These assets are expensed immediately.

Where multiple individual low value assets are purchased together as part of a larger asset or collectively forming a larger asset exceeding the threshold, the individual assets are recognised as one asset and capitalised.

Individual assets that are land, buildings and infrastructure acquired between scheduled revaluation dates of the asset class in accordance with the Shire's revaluation policy, are recognised at cost and disclosed as being at reportable value.

Measurement after recognition

Plant and equipment including furniture and equipment and right-of-use assets (other than vested improvements) are measured using the cost model as required under *Local Government (Financial Management) Regulation 17A(2)*. Assets held under the cost model are carried at cost less accumulated depreciation and any impairment losses being their reportable value.

Reportable Value

In accordance with *Local Government (Financial Management) Regulation 17A(2)*, the carrying amount of non-financial assets that are land and buildings classified as property, plant and equipment, investment properties, infrastructure or vested improvements that the local government controls.

Reportable value is for the purpose of *Local Government (Financial Management) Regulation 17A(4)* is the fair value of the asset at its last valuation date minus (to the extent applicable) the accumulated depreciation and any accumulated impairment losses in respect of the non-financial asset subsequent to its last valuation date.

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.1

SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025

INVESTING ACTIVITIES

5 CAPITAL ACQUISITIONS (CONTINUED) - DETAILED

Capital expenditure total		Level of completion indicators			
		Percentage Year to Date Actual to Annual Budget expenditure where the expenditure over budget highlighted in red.			
		0% 20% 40% 60% 80% 100% Over 100%			
		Amended		Variance	
Account Description		Budget	YTD Budget	YTD Actual	(Under)/Over
		\$	\$	\$	\$
BC11100-141101120	Granville Civic Centre - Building (Capital)	51,680	0	0	0
BC11190-141101120	Lancelin Hall - Building (Capital)	30,000	0	0	0
BC11200-141102120	Gingin Aquatic Centre Building Operations - Buildings	20,000	10,000	0	10,000
BC11261-141102120	Ablution Block - Guilderton Foreshore - Building	10,000	2,000	0	2,000
BC11290-141102120	Ablution Block - Lancelin Back Beach - Building	10,000	0	0	0
BC11318-141103120	Lancelin Sports Complex - Building (Capital)	30,000	0	0	0
BC1154-141103120	Ablution Facility Silver Creek - Building (Capital)	300,000	0	0	0
BC1181-141103120	Ablution Block - Ledge Point Oval - Building (Capital)	10,000	0	0	0
BC1191-141103120	Ablution Block - Lancelin Wangaree Park - Building	6,000	0	0	0
BC12100-141201120	Guilderton Shire Depot - Building (Capital)	6,000	0	0	0
BC12200-141201140	Gingin Depot - Building (Capital)	26,000	0	0	0
BC12290-141201140	Lancelin/Ledge Point Depot - Building (Capital)	35,000	0	0	0
BC13243-141302120	Sovereign Hill Entry Statement - Building (Capital)	20,000	0	0	0
BC5100-140501120	Gingin Colocation Fire Facility - Building (Capital)	39,569	6,594	0	6,594
BC5180-140501120	Ledge Point Fire Shed - Building (Capital)	25,000	0	0	0
BC8390-140803120	Lancelin Playgroup - Building (Capital)	40,000	0	0	0
BC9490-140904120	Seniors Units - Lancelin - Building (Capital)	77,585	0	0	0
BSR0001-140802120	Bus Shelter Replacement Program	17,103	2,850	0	2,850
P003-141203300	John Deere Grader GG003 - Plant Capital	400,000	0	0	0
P013-141203310	Isuzu Utility 4WD Space Cab - GG Maint Supervisor	75,000	0	0	0
P017-141203310	Isuzu Utility 4WD Space Cab (tipper) - Guilderton	70,000	0	0	0
P019-141203300	Purchase of Tractor GG019 - Capital Project	140,000	140,000	140,000	0
P020-141203300	Isuzu D-Max 4x4 3.0L Turbo Space Cab GG020 - Plant	60,000	0	0	0
P033-141203310	Isuzu Utility 4WD Space Cab (tipper) - LA Gardener	60,000	0	0	0
P048-141203300	Crew Cab Truck GG048 - Plant Capital	175,000	0	0	0
P050-141203310	Isuzu Utility 4WD Dual Cab - Construction Ute GG05	70,000	0	0	0
P056-141203300	Flatbed Crew Cab Truck GG056 - Plant Capital	350,000	350,000	318,474	31,526
P085-141203300	Forklift GG085 - Plant Capital	40,000	0	0	0
P09-140501310	4WD Utility Dual Cab BRMO	70,000	0	0	0
P095-141203300	Mower (Toro) Gingin - Capital Project	40,000	0	0	0
P2-141402330	Purchase of EMCS Vehicle 2GG - (Capital)	70,000	0	0	0
P3-140704310	Isuzu MU-X EHO 3GG - Capital Project	60,000	0	0	0
P6-141402300	Isuzu MU-X Pool Car 6GG - Capital Project	60,000	0	0	0
PE07700-140707300	Gingin Medical Centre - Plant Capital	70,000	0	0	0
PE11200-141102300	Gingin Aquatic Centre - Plant Capital	116,600	0	0	0
BR661-141201670	Weld St Bridge - Bridge (Capital)	7,369,393	0	0	0
DC000-141201650	Drainage Construction	31,519	0	0	0
DC097-141201660	Brockman Street - Gingin - Drainage Capital	161,126	0	0	0
DC178-141201650	Edward Street - Gingin - Drainage Capital	213,125	0	0	0
FC000-141201700	Footpath Construction	200,749	0	0	0
LF10100-141007650	Construction Costs Capital Gingin Landfill	166,667	27,777	0	27,777
LF10170-141007650	Construction Costs Capital Seabird Landfill	166,667	27,777	0	27,777
LF10190-141007650	Construction Costs Capital Lancelin Landfill	166,666	27,776	22,067	5,709
OC11200-141102900	Gingin Swimming Pool Infrastructure (Capital)	20,000	5,000	0	5,000
OC1162-141103900	Gabbadah Park- Infrastructure Other	20,000	0	0	0
OC1190-141103900	Lancelin Pioneer Park- Infrastructure Other (Capital)	7,000	0	0	0
OC1191-141103900	Lancelin Wangaree Park- Infrastructure Other (Capital)	5,000	0	0	0
PC11330-141103700	Woodridge Recreation Grounds	25,000	0	0	0
PC11381-141103700	Ledge Point Country Club (Capital)	130,000	0	0	0
PC1162-141103700	Gabbadah Park	25,000	0	0	0
PC1189-141103700	Ledge Point Off-Road Vehicle Area - Capital works	48,375	0	895	(895)
PC1191-141103700	Lancelin Wangaree Park (Capital)	16,000	0	0	0
PC1192-141103700	Lancelin Harold Park - Infrastructure Parks & Gardens	10,000	5,000	5,220	(220)
PC1199-141103700	Lancelin Off-Road Vehicle Area (Capital)	200,000	0	0	0
R2R044-141201460	Sandringham Road (R2R)	401,393	0	0	0
R2R052-141201460	Bennies Road (R2R)	456,342	0	0	0
RC004-141201420	Beermullah Road West (Capital)	30,000	0	0	0
RC007-141201420	Sappers Road (Capital)	30,000	0	0	0
RC009-141201410	Guilderton Road - Rural (Capital)	30,000	0	0	0
RC039-141201420	Cullalla Road (Capital)	30,000	0	0	0
RC321-141201420	Ippolo Road (Capital)	20,000	0	0	0
RRG001-141201490	Moolabeenee Road (RRG)	170,120	0	0	0
RRG003-141201490	Cowalla Road (RRG)	1,320,560	0	0	0
TD0001-141103700	Gingin Heritage Trail Upgrade	140,000	0	0	0
-141103700	Playground Renewals	30,000	0	0	0
		14,321,239	604,774	486,657	118,117

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

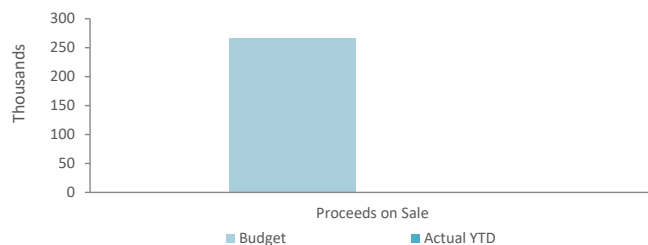
SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025

APPENDIX 13.1.1

OPERATING ACTIVITIES

6 DISPOSAL OF ASSETS

		Budget				YTD Actual			
Asset Ref.	Asset description	Net Book Value	Proceeds	Profit	(Loss)	Net Book Value	Proceeds	Profit	(Loss)
		\$	\$	\$	\$	\$	\$	\$	\$
	Buildings								
	Silver Creek Ablutions	30,371	0	0	(30,371)	0	0	0	0
	Sovereign Hill Entry Statement	11,643	0	0	(11,643)	0	0	0	0
	Plant and equipment								
	GG12533 Portable Traffic Light Trailer	2,411	0	0	(2,411)	0	0	0	0
	GG12534 Portable Traffic Light Trailer	1,657	0	0	(1,657)	0	0	0	0
	GG6015 Trailer	762	0	0	(762)	0	0	0	0
	GG003 Grader	105,633	130,000	24,367	0	0	0	0	0
	GG085 Forklift	3,357	5,000	1,643	0	0	0	0	0
	Vehicles								
	GG09 Bushfire Risk Mitigation Vehicle	10,000	12,000	2,000	0	0	0	0	0
	6GG Isuzu MU-X	15,000	10,000	0	(5,000)	0	0	0	0
	3GG Isuzu MU-X	15,000	10,000	0	(5,000)	0	0	0	0
	2GG Isuzu MU-X	20,446	14,000	0	(6,446)	0	0	0	0
	GG013 Isuzu D-Max Space Cab Ute	15,000	8,000	0	(7,000)	0	0	0	0
	GG017 Isuzu D-Max Space Cab Ute	10,533	12,000	1,467	0	0	0	0	0
	GG020 Isuzu D-Max Space Cab Ute	13,440	12,000	0	(1,441)	0	0	0	0
	GG033 Isuzu D-Max Space Cab Ute	10,533	12,000	1,467	0	0	0	0	0
	GG050 Isuzu D-Max Utility Ute	10,490	12,000	1,510	0	0	0	0	0
	GG048 Isuzu D-Max Crew Cab Ute	17,430	30,000	12,571	0	0	0	0	0
	Weld Street Bridge	21,008	0	0	(21,008)	0	0	0	0
		314,714	267,000	45,025	(92,739)	0	0	0	0



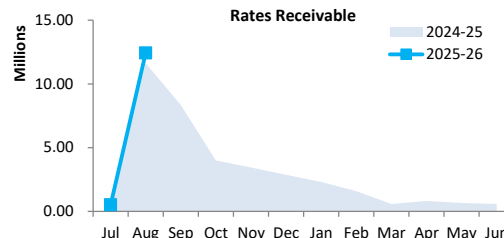
**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025**

OPERATING ACTIVITIES

7 RECEIVABLES

Rates receivable

	30 Jun 2025	31 Aug 2025
	\$	\$
Opening arrears previous year	757,894	572,666
Levied this year	11,148,315	11,918,186
Less - collections to date	(11,333,542)	(47,578)
Net rates collectable	572,666	12,443,274
% Collected	95.2%	0.4%



Receivables - general

	Credit	Current	30 Days	60 Days	90+ Days	Total
	\$	\$	\$	\$	\$	\$
Receivables - general	(2,127)	539,060	20,289	121,261	2,623,716	3,302,199
Percentage	(0.1%)	16.3%	0.6%	3.7%	79.5%	
Balance per trial balance						
Trade receivables						3,302,199
GST receivable						27,939
Allowance for impairment of receivables from contracts with customers						(38,650)
Total receivables general outstanding						3,291,488

Amounts shown above include GST (where applicable)

KEY INFORMATION

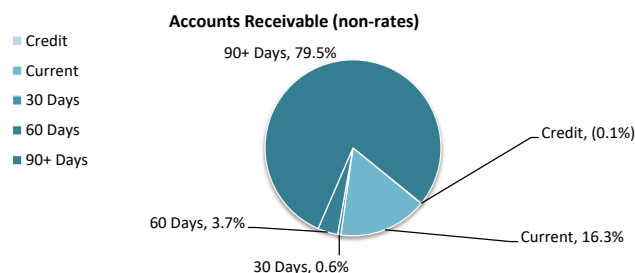
Trade and other receivables include amounts due from ratepayers for unpaid rates and service charges and other amounts due from third parties for goods sold and services performed in the ordinary course of business.

Trade receivables are recognised at original invoice amount less any allowances for uncollectable amounts (i.e. impairment). The carrying amount of net trade receivables is equivalent to fair value as it is due for settlement within 30 days.

Classification and subsequent measurement

Receivables which are generally due for settlement within 30 days except rates receivables which are expected to be collected within 12 months are classified as current assets. All other receivables such as, deferred pensioner rates receivable after the end of the reporting period are classified as non-current assets.

Trade and other receivables are held with the objective to collect the contractual cashflows and therefore the Shire measures them subsequently at amortised cost using the effective interest rate method.



**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025**

OPERATING ACTIVITIES

8 OTHER CURRENT ASSETS

	Opening Balance 1 July 2025	Asset Increase	Asset Reduction	Closing Balance 31 August 2025
	\$	\$	\$	\$
Other current assets				
Other financial assets at amortised cost				
Financial assets at amortised cost- advances	2,035	0	0	2,035
Financial assets at amortised cost - self supporting loans	2,430	0	0	2,430
Inventory				
Fuel	16,390	56,990	0	73,380
History Books	13,820	0	0	13,820
Other assets				
Prepayments	204,836	(183,354)	0	21,482
Contract assets	74,782	0	0	74,782
Total other current assets	314,293	(126,364)	0	187,929
Amounts shown above include GST (where applicable)				

KEY INFORMATION

Other financial assets at amortised cost

The Shire classifies financial assets at amortised cost if both of the following criteria are met:

- the asset is held within a business model whose objective is to collect the contractual cashflows, and
- the contractual terms give rise to cash flows that are solely payments of principal and interest.

Inventory

Inventories are measured at the lower of cost and net realisable value.

Net realisable value is the estimated selling price in the ordinary course of business less the estimated costs of completion and the estimated costs necessary to make the sale.

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025**

OPERATING ACTIVITIES

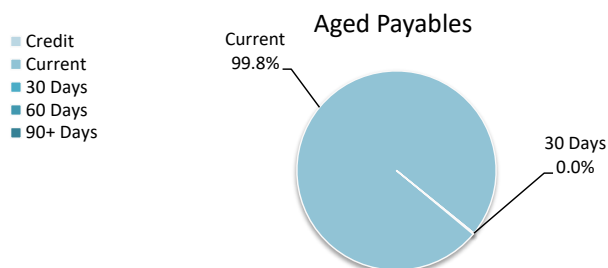
9 PAYABLES

Payables - general	Credit	Current	30 Days	60 Days	90+ Days	Total
	\$	\$	\$	\$	\$	\$
Payables - general	(2,297)	1,102,100	0	0	0	1,099,803
Percentage	(0.2%)	100.2%	0.0%	0.0%	0.0%	
Balance per trial balance						
Sundry creditors						1,001,698
Bonds & deposits						1,115,206
Prepaid rates (excess rates)						165,165
Accrued interest on loans						49,599
Total payables general outstanding						2,331,668

Amounts shown above include GST (where applicable)

KEY INFORMATION

Trade and other payables represent liabilities for goods and services provided to the Shire prior to the end of the period that are unpaid and arise when the Shire becomes obliged to make future payments in respect of the purchase of these goods and services. The amounts are unsecured, are recognised as a current liability and are normally paid within 30 days of recognition. The carrying amounts of trade and other payables are considered to be the same as their fair values, due to their short-term nature.



MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.1

SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025

FINANCING ACTIVITIES

10 BORROWINGS

Repayments - borrowings

Information on borrowings		New Loans			Principal Repayments		Principal Outstanding		Interest Repayments	
Particulars	Loan No.	1 July 2025	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget
		\$	\$	\$	\$	\$	\$	\$	\$	\$
Tip Rationalisation Site	111	327,742	0	0	(12,745)	(25,903)	314,997	301,839	10,635	(20,857)
Seabird Sea Wall	127	35,582	0	0	(11,713)	(23,573)	23,869	12,009	(447)	(746)
Guilderton Country Club Hall Exten	114	163,579	0	0	0	(50,749)	163,579	112,830	0	(10,790)
Regional Hardcourt Facility	120	136,850	0	0	0	(30,918)	136,850	105,932	0	(8,634)
Regional Hardcourt Facility	124A	140,192	0	0	0	(25,794)	140,192	114,398	0	(5,526)
Gingin Swimming Pool Tiling	126	17,160	0	0	(8,514)	(17,160)	8,646	-0	266	(400)
Gingin Outdoor Activity Space	132	109,215	0	0	0	(17,559)	109,215	91,656	0	(1,501)
Lancelin Cunliffe Street Carpark	133	208,583	0	0	0	(22,151)	208,583	186,432	0	(9,256)
Altus Financials Suite	131	120,035	0	0	0	(9,891)	120,035	110,144	0	(2,279)
Lot 44 Weld Street, Gingin	123	74,674	0	0	0	(23,209)	74,674	51,465	0	(4,800)
Land for Future Gingin Sporting Pre	134	724,388	0	0	0	(22,780)	724,388	701,608	0	(38,340)
		2,058,001	0	0	(32,972)	(269,687)	2,025,029	1,788,314	10,455	(103,129)
Self supporting loans										
Ledge Point Country Club Cool Room		10,039	0	0	0	(2,430)	10,039	7,609	0	(204)
		10,039	0	0	0	(2,430)	10,039	7,609	0	(204)
Total		2,068,040	0	0	(32,972)	(272,117)	2,035,068	1,795,923	10,455	(103,333)
Current borrowings		272,117					239,144			
Non-current borrowings		1,795,923					1,795,924			
		2,068,040					2,035,068			

All debenture repayments were financed by general purpose revenue.
Self supporting loans are financed by repayments from third parties.

KEY INFORMATION

The Shire has elected to recognise borrowing costs as an expense when incurred regardless of how the borrowings are applied.

Fair values of borrowings are not materially different to their carrying amounts, since the interest payable on those borrowings is either close to current market rates or the borrowings are of a short term nature.

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025**

FINANCING ACTIVITIES

11 LEASE LIABILITIES

Movement in carrying amounts

Information on leases Particulars	Lease No.	1 July 2025	New Leases		Principal Repayments		Principal Outstanding		Interest Repayments	
			Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget
		\$	\$	\$	\$	\$	\$	\$	\$	\$
Lancelin administration office	1B	0	15,830	15,234	(1,270)	(7,421)	14,560	7,813	(51)	(229)
Photocopier	2A	18,054	0	0	(1,225)	(7,506)	16,829	10,548	0	0
IT Server	4	7,481	0	0	(2,988)	(7,481)	4,493	0	(11)	(229)
Total		25,535	15,830	15,234	(5,482)	(22,408)	35,882	18,361	(62)	(458)
Current lease liabilities		14,987					17,258			
Non-current lease liabilities		10,547					18,624			
		25,534					35,882			

All lease repayments were financed by general purpose revenue.

KEY INFORMATION

At inception of a contract, the Shire assesses if the contract contains or is a lease. A contract is or contains a lease, if the contract conveys the right to control the use of an identified asset for a period of time in exchange for consideration. At the commencement date, a right of use asset is recognised at cost and lease liability at the present value of the lease payments that are not paid at that date. The lease payments are discounted using that date. The lease payments are discounted using the interest rate implicit in the lease, if that rate can be readily determined. If that rate cannot be readily determined, the Shire uses its incremental borrowing rate.

All contracts classified as short-term leases (i.e. a lease with a remaining term of 12 months or less) and leases of low value assets are recognised as an operating expense on a straight-line basis over the term of the lease.

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025**

OPERATING ACTIVITIES

12 OTHER CURRENT LIABILITIES

	Note	Opening Balance 1 July 2025 \$	Liability transferred from/(to) non current \$	Liability Increase \$	Liability Reduction \$	Closing Balance 31 August 2025 \$
Other current liabilities						
Other liabilities						
Contract liabilities		698,684	0	176,398	(1,850)	873,232
Capital grant/contributions liabilities		2,663,376	0	0	0	2,663,376
Total other liabilities		3,362,060	0	176,398	(1,850)	3,536,608
Employee Related Provisions						
Provision for annual leave		568,167	0	0	0	568,167
Provision for long service leave		413,081	0	0	0	413,081
Total Provisions		981,248	0	0	0	981,248
Other Provisions						
Provision for Landfill rehabilitation		98,105	0			98,105
Total Other Provisions		98,105	0	0	0	98,105
Total other current liabilities		4,441,413	0	176,398	(1,850)	4,615,961

Amounts shown above include GST (where applicable)

A breakdown of contract liabilities and associated movements is provided on the following pages at Note 13 and 14

KEY INFORMATION

Provisions

Provisions are recognised when the Shire has a present legal or constructive obligation, as a result of past events, for which it is probable that an outflow of economic benefits will result and that outflow can be reliably measured.

Provisions are measured using the best estimate of the amounts required to settle the obligation at the end of the reporting period.

Employee Related Provisions

Short-term employee benefits

Provision is made for the Shire's obligations for short-term employee benefits. Short-term employee benefits are benefits (other than termination benefits) that are expected to be settled wholly before 12 months after the end of the annual reporting period in which the employees render the related service, including wages, salaries and sick leave. Short-term employee benefits are measured at the (undiscounted) amounts expected to be paid when the obligation is settled.

The Shire's obligations for short-term employee benefits such as wages, salaries and sick leave are recognised as a part of current trade and other payables in the calculation of net current assets.

Other long-term employee benefits

The Shire's obligations for employees' annual leave and long service leave entitlements are recognised as employee related provisions in the statement of financial position.

Long-term employee benefits are measured at the present value of the expected future payments to be made to employees. Expected future payments incorporate anticipated future wage and salary levels, durations of service and employee departures and are discounted at rates determined by reference to market yields at the end of the reporting period on government bonds that have maturity dates that approximate the terms of the obligations. Any remeasurements for changes in assumptions of obligations for other long-term employee benefits are recognised in profit or loss in the periods in which the changes occur. The Shire's obligations for long-term employee benefits are presented as non-current provisions in its statement of financial position, except where the Shire does not have an unconditional right to defer settlement for at least 12 months after the end of the reporting period, in which case the obligations are presented as current provisions.

Contract liabilities

An entity's obligation to transfer goods or services to a customer for which the entity has received consideration (or the amount is due) from the customer.

Capital grant/contribution liabilities

Grants to acquire or construct recognisable non-financial assets to identified specifications be constructed to be controlled by the Shire are recognised as a liability until such time as the Shire satisfies its obligations under the agreement.

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.1

SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025

OPERATING ACTIVITIES

13 GRANTS, SUBSIDIES AND CONTRIBUTIONS

Provider	Unspent grant, subsidies and contributions liability					Grants, subsidies and contributions revenue					YTD
	Liability	Increase in	Decrease in	Liability	Current	Amended	YTD	Annual	Budget	Expected	Revenue
	1 July 2025	Liability	Liability	Liability	Liability	Budget	Budget	Budget	Variations		Actual
	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
Grants and subsidies											
Financial Assistance Grant - General purpose	0	0	0	0	0	729,411	182,352	729,411	0	729,411	309,225
Financial Assistance Grant - Roads	0	0	0	0	0	631,879	157,970	631,879	0	631,879	0
Law, order, public safety											
DFES Operating Grant	0	0	0	0	0	264,970	66,242	264,970	0	264,970	81,647
Education and Welfare											
Seniors Week Grant	0	0		0	0	3,000	0	3,000	0	3,000	0
Youth Week Grant	0	0		0	0	3,000	0	3,000	0	3,000	0
NRM Community Stewardship Grant - Conservation Project - Amazon Frogbit control	14,308	0	0	14,308	14,308	0	0			0	0
Australia Day Grant	0	0	0	0	0	10,000	0	10,000	0	10,000	0
Community Amenities											
CAP Grant Funding - Sand Renourishment - Grace Darling Park to Edward Island Point \$50,000	0	0	0	0	0	50,000	0	50,000	0	50,000	0
CAP Grant Funding - Northern Beach Alliance	0	0		0	0	0	0	17,588	(17,588)	0	0
2025-26 Coast WA Grant Program - Lancelin Coastal	0	0	0	0	0	150,000	150,000	150,000	0	150,000	0
CHRMAP Funding	0	0		0	0	20,000	0	20,000	0	20,000	0
Coastal Mgmt Plan/Strategy Grant CMPAP	0	0	0	0	0	10,580	0	10,580	0	10,580	0
Recreation and culture											
SLWA Encouraging Promising Practice Grant LA	0	0	0	0	0	10,534	0	10,534	0	10,534	0
Direct Road Grant MRWA	0	0				333,909	0	333,909	0	333,909	315,929
	14,308	0	0	14,308	14,308	2,217,283	556,564	2,234,871	(17,588)	2,217,283	706,801
Contributions											
General purpose funding											
Rates Incentive Prize Night	0	0	0	0	0	12,000	8,000	12,000	0.00	12,000	10,227
Law, order, public safety											
CESM Grant - DFES	0	0		0	0	102,909	22,600	102,909	0.00	102,909	0
BRMO Grant - DFES	95,048	50,780	0	145,828	145,828	72,994	0	72,994	0	72,994	0
MAF Mitigation - DFES	0	125,618	0	125,618	125,618	379,926	0	379,926	0	379,926	0
Gingin Resilience Project - Mindaroo Foundation	137,454	0	(1,850)	135,604	135,604	101,032	0	101,032	0	101,032	1,850
DFES Overtime Claims at Fires	0	0	0	0	0	5,000	0	5,000	0	5,000	0
Education and Welfare											
Youth Week Contributions	0	0	0	0	0	3,000	0	3,000	0	3,000	0
Community Amenities											
Claymont Estate Planning Contributions	0	0	0	0	0	27,200	4,532	27,200	0	27,200	9,600
Brookview Estate Planning Contributions	0	0		0	0	36,192	0	36,192	0	36,192	0
Lancelin South Planning Contributions	0	0		0	0	25,000	0	25,000	0	25,000	0
Recreation and culture											
Naming Sponsorship Gingin Aquatic Centre	0	0	0	0	0	10,000	0	10,000	0	10,000	0
Contribution income for Paletts and Plates	0	0		0	0	5,000	0	5,000	0	5,000	0
Library Contributions	0	0	0	0	0	0	0	0	0	0	182
Transport											
Contribution income for Aurisch Road Maintenance	0	0	0	0	0	12,500	0	12,500	0	12,500	0
Economic Services											
Guilderton Caravan Park Deposit Liability	451,874	0	0	451,874	451,874	0	0			0	0
Market Public Liability Insurance	0	0	0	0	0	2,000	0	2,000	0	2,000	0
	684,376	176,398	(1,850)	858,924	858,924	794,753	35,132	794,753	0	794,753	21,859
TOTALS	698,684	176,398	(1,850)	873,232	873,232	3,012,036	591,696	3,029,624	(17,588)	3,012,036	728,660

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.1

SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 AUGUST 2025

INVESTING ACTIVITIES

14 CAPITAL GRANTS, SUBSIDIES AND CONTRIBUTIONS

Provider	Capital grant/contribution liabilities					Capital grants, subsidies and		
	Liability	Increase in Liability	Decrease in Liability	Liability	Current Liability	Amended Budget	YTD	YTD Revenue
	1 July 2025		(As revenue)	31 Aug 2025	31 Aug 2025	Revenue	Budget	Actual
	\$	\$	\$	\$	\$	\$	\$	\$
Capital grants and subsidies								
Law, order, public safety								
DFES - Capital Grant - Buildings	27,021	0	0	27,021	27,021	39,569	0	0
Ledge Point Off-road Vehicle Area	58,905	0	0	58,905	58,905	48,375	0	0
Transport								
Roads to Recovery	266,053	0	0	266,053	266,053	5,964,046	0	0
Financial Assistance Grants - Special Projects	2,311,397	0	0	2,311,397	2,311,397	2,311,398	0	0
Regional Roads Group	0	0	0	0	0	991,674	0	0
State Government Funding Master Trails Plan	0	0	0	0	0	130,000	0	0
Lancelin Off Road Vehicle Area Upgrades	0	0	0	0	0	200,000	0	0
	2,663,376	0	0	2,663,376	2,663,376	9,685,062	0	0

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.1

SHIRE OF GINGIN SUPPLEMENTARY INFORMATION FOR THE PERIOD ENDED 31 AUGUST 2025

15 BUDGET AMENDMENTS

Amendments to original budget since budget adoption. Surplus/(Deficit)

Description	Council Resolution	Classification	Non Cash Adjustment \$	Increase in Available Cash \$	Decrease in Available Cash \$	Amended Budget Running Balance \$
Budget adoption						0
OCM 19/08/2025 Item 16.1 Emergency Dune Mitigation - Jancelin Sands Hotel and Hinchcliffe Lookout - CAP Grant Funding - Northern Beach Alliance	AUG 2025/2026	Operating revenue	0	0	(17,588)	(17,588)
OCM 19/08/2025 Item 16.1 Emergency Dune Mitigation - Jancelin Sands Hotel and Hinchcliffe Lookout - CAP Grant Funding - Northern Beach Alliance	AUG 2025/2026	Operating expenses	0	(12,413)	0	(30,001)
				(12,413)	(17,588)	(30,001)

SHIRE OF GINGIN
MONTHLY FINANCIAL REPORT
For the period ended 31 July 2025

***LOCAL GOVERNMENT ACT 1995
LOCAL GOVERNMENT (FINANCIAL MANAGEMENT) REGULATIONS 1996***

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MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.2

SHIRE OF GINGIN STATEMENT OF FINANCIAL ACTIVITY FOR THE PERIOD ENDED 31 JULY 2025

Note	Adopted Budget Estimates (a) \$	YTD Budget Estimates (b) \$	YTD Actual (c) \$	Variance* \$ (c) - (b) \$	Variance* % ((c) - (b))/(b) %	Var.
OPERATING ACTIVITIES						
Revenue from operating activities						
General rates	8,311,526	0	0	0	0.00%	
Rates excluding general rates	3,616,345	0	0	0	0.00%	
Grants, subsidies and contributions	3,012,036	68,508	93,906	25,398	37.07%	
Fees and charges	5,138,826	142,565	170,106	27,541	19.32%	
Interest revenue	402,637	5,000	17,220	12,220	244.40%	
Other revenue	340,108	20,158	73,220	53,062	263.23%	▲
Profit on asset disposals	45,025	0	0	0	0.00%	
	20,866,503	236,231	354,452	118,221	50.04%	
Expenditure from operating activities						
Employee costs	(8,077,400)	(673,163)	(609,244)	63,919	9.50%	
Materials and contracts	(10,193,564)	(1,011,252)	(687,938)	323,314	31.97%	▲
Utility charges	(566,166)	(47,183)	(28,881)	18,302	38.79%	
Depreciation	(11,002,864)	(916,912)	(2,781)	914,131	99.70%	▲
Finance costs	(195,291)	(437)	(9,116)	(8,679)	(1986.04%)	
Insurance	(472,672)	(236,312)	(368,085)	(131,773)	(55.76%)	▼
Other expenditure	(821,284)	(13,034)	(23,429)	(10,395)	(79.75%)	
Loss on asset disposals	(92,739)	0	0	0	0.00%	
	(31,421,980)	(2,898,293)	(1,729,474)	1,168,819	40.33%	
Non cash amounts excluded from operating activities	2(c) 11,142,078	916,912	2,781	(914,131)	(99.70%)	▼
Amount attributable to operating activities	586,601	(1,745,150)	(1,372,241)	372,909	21.37%	
INVESTING ACTIVITIES						
Inflows from investing activities						
Proceeds from capital grants, subsidies and contributions	9,685,062	0	0	0	0.00%	
Proceeds from disposal of assets	267,000	0	0	0	0.00%	
Proceeds from financial assets at amortised cost - self supporting loans	2,430	0	0	0	0.00%	
Proceeds on disposal of financial assets at fair value through profit and loss	2,036	0	0	0	0.00%	
	9,956,528	0	0	0	0.00%	
Outflows from investing activities						
Right of use assets recognised	(15,234)	(15,234)	(15,830)	(596)	(3.91%)	
Acquisition of property, plant and equipment	(2,680,537)	(144,722)	(140,000)	4,722	3.26%	
Acquisition of infrastructure	(11,640,702)	(41,664)	(27,937)	13,727	32.95%	
	(14,336,473)	(201,620)	(183,767)	17,853	8.85%	
Non-cash amounts excluded from investing activities	2(d) 15,234	15,234	15,830	596	3.91%	
Amount attributable to investing activities	(4,364,711)	(186,386)	(167,937)	18,449	9.90%	
FINANCING ACTIVITIES						
Inflows from financing activities						
Leases liabilities recognised	15,234	0	15,830	15,830	0.00%	
Transfer from reserves	2,220,109	0	0	0	0.00%	
	2,235,343	0	15,830	15,830	0.00%	
Outflows from financing activities						
Payments for principal portion of lease liabilities	(22,408)	(2,771)	(2,771)	0	0.00%	
Repayment of borrowings	(272,117)	(11,713)	(11,713)	0	0.00%	
Transfer to reserves	(1,412,452)	0	0	0	0.00%	
	(1,706,977)	(14,484)	(14,484)	0	0.00%	
Non-cash amounts excluded from financing activities	2(e) (15,234)	(15,234)	(15,830)	(596)	(3.91%)	
Amount attributable to financing activities	513,132	(29,718)	(14,484)	15,234	51.26%	
MOVEMENT IN SURPLUS OR DEFICIT						
Surplus or deficit at the start of the financial year	2(a) 3,264,978	3,264,978	4,028,082	763,104	23.37%	▲
Amount attributable to operating activities	586,601	(1,745,150)	(1,372,241)	372,909	21.37%	▲
Amount attributable to investing activities	(4,364,711)	(186,386)	(167,937)	18,449	9.90%	
Amount attributable to financing activities	513,132	(29,718)	(14,484)	15,234	51.26%	
Surplus or deficit after imposition of general rates	0	1,303,724	2,473,420	1,169,696	89.72%	▲

KEY INFORMATION

▲ ▼ Indicates a variance between Year to Date (YTD) Budget and YTD Actual data outside the adopted materiality threshold.

▲ Indicates a variance with a positive impact on the financial position.

▼ Indicates a variance with a negative impact on the financial position.

Refer to Note 3 for an explanation of the reasons for the variance.

This statement is to be read in conjunction with the accompanying notes.

**SHIRE OF GINGIN
STATEMENT OF FINANCIAL POSITION
FOR THE PERIOD ENDED 31 JULY 2025**

	Actual 30 June 2025	Actual as at 31 July 2025
	\$	\$
CURRENT ASSETS		
Cash and cash equivalents	17,666,084	16,196,679
Trade and other receivables	1,181,458	1,204,781
Other financial assets	4,465	4,465
Inventories	30,210	55,746
Other assets	279,618	96,264
TOTAL CURRENT ASSETS	19,161,835	17,557,935
NON-CURRENT ASSETS		
Trade and other receivables	172,912	172,912
Other financial assets	89,302	89,302
Property, plant and equipment	55,372,553	55,512,553
Infrastructure	209,135,515	209,163,452
Right-of-use assets	25,142	38,192
TOTAL NON-CURRENT ASSETS	264,795,424	264,976,411
TOTAL ASSETS	283,957,259	282,534,346
CURRENT LIABILITIES		
Trade and other payables	2,357,387	2,184,381
Contract liabilities	698,684	822,452
Capital grant/contributions liabilities	2,663,376	2,663,376
Lease liabilities	14,987	19,969
Borrowings	272,117	260,403
Employee related provisions	981,248	981,248
TOTAL CURRENT LIABILITIES	6,987,799	6,931,829
NON-CURRENT LIABILITIES		
Lease liabilities	10,547	18,624
Borrowings	1,795,923	1,795,924
Employee related provisions	198,046	198,046
Other provisions	5,696,899	5,696,899
TOTAL NON-CURRENT LIABILITIES	7,701,415	7,709,493
TOTAL LIABILITIES	14,689,214	14,641,322
NET ASSETS	269,268,045	267,893,024
EQUITY		
Retained surplus	43,831,814	42,456,793
Reserve accounts	8,428,593	8,428,593
Revaluation surplus	217,007,638	217,007,638
TOTAL EQUITY	269,268,045	267,893,024

This statement is to be read in conjunction with the accompanying notes.

**SHIRE OF GINGIN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 31 JULY 2025**

1 BASIS OF PREPARATION AND MATERIAL ACCOUNTING POLICIES

BASIS OF PREPARATION

This prescribed financial report has been prepared in accordance with the *Local Government Act 1995* and accompanying regulations.

Local Government Act 1995 requirements

Section 6.4(2) of the *Local Government Act 1995* read with the *Local Government (Financial Management) Regulations 1996*, prescribe that the financial report be prepared in accordance with the *Local Government Act 1995* and, to the extent that they are not inconsistent with the Act, the Australian Accounting Standards. The Australian Accounting Standards (as they apply to local governments and not-for-profit entities) and Interpretations of the Australian Accounting Standards Board were applied where no inconsistencies exist.

The *Local Government (Financial Management) Regulations 1996* specify that vested land is a right-of-use asset to be measured at cost, and is considered a zero cost concessionary lease. All right-of-use assets under zero cost concessionary leases are measured at zero cost rather than at fair value, except for vested improvements on concessionary land leases such as roads, buildings or other infrastructure which continue to be reported at fair value, as opposed to the vested land which is measured at zero cost. The measurement of vested improvements at fair value is a departure from AASB 16 which would have required the Shire to measure any vested improvements at zero cost.

Local Government (Financial Management) Regulations 1996, regulation 34 prescribes contents of the financial report. Supplementary information does not form part of the financial report.

Accounting policies which have been adopted in the preparation of this financial report have been consistently applied unless stated otherwise. Except for cash flow and rate setting information, the financial report has been prepared on the accrual basis and is based on historical costs, modified, where applicable, by the measurement at fair value of selected non-current assets, financial assets and liabilities.

PREPARATION TIMING AND REVIEW

Date prepared: All known transactions up to 31 July 2025

THE LOCAL GOVERNMENT REPORTING ENTITY

All funds through which the Shire controls resources to carry on its functions have been included in the financial statements forming part of this financial report.

All monies held in the Trust Fund are excluded from the financial statements.

MATERIAL ACCOUNTING POLICIES

Material accounting policies utilised in the preparation of these statements are as described within the 2024-25 Annual Budget. Please refer to the adopted budget document for details of these policies.

Critical accounting estimates and judgements

The preparation of a financial report in conformity with Australian Accounting Standards requires management to make judgements, estimates and assumptions that effect the application of policies and reported amounts of assets and liabilities, income and expenses.

The estimates and associated assumptions are based on historical experience and various other factors believed to be reasonable under the circumstances; the results of which form the basis of making the judgements about carrying values of assets and liabilities that are not readily apparent from other sources. Actual results may differ from these estimates.

As with all estimates, the use of different assumptions could lead to material changes in the amounts reported in the financial report.

The following are estimates and assumptions that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities within the next financial year and further information on their nature and impact can be found in the relevant note:

- Fair value measurement of assets carried at reportable value including:
 - Property, plant and equipment
 - Infrastructure
- Impairment losses of non-financial assets
- Expected credit losses on financial assets
- Measurement of employee benefits
- Measurement of provisions
- Estimation uncertainties and judgements made in relation to lease accounting

**SHIRE OF GINGIN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 31 JULY 2025**

2 NET CURRENT ASSETS INFORMATION

(a) Net current assets used in the Statement of Financial Activity

Current assets

Cash and cash equivalents
Trade and other receivables
Other financial assets
Inventories
Other assets

Less: current liabilities

Trade and other payables
Other liabilities
Lease liabilities
Borrowings
Employee related provisions

Net current assets

Less: Total adjustments to net current assets

Closing funding surplus / (deficit)

Note	Adopted Budget Opening 1 July 2025	Actual as at 30 June 2025	Actual as at 31 July 2025
	\$	\$	\$
	10,997,067	17,666,084	16,196,679
	162,174	1,181,458	1,204,781
	4,554	4,465	4,465
	32,101	30,210	55,746
	276,783	279,618	96,264
	12,932,248	19,161,835	17,557,935
	(2,137,340)	(2,357,387)	(2,184,381)
	(2,191,277)	(3,362,060)	(3,485,828)
	(15,665)	(14,987)	(19,969)
	(530,585)	(272,117)	(260,403)
	(997,391)	(981,248)	(981,248)
	(5,872,258)	(6,987,799)	(6,931,829)
	7,059,990	12,174,036	10,626,106
2(b)	(7,059,990)	(8,145,954)	(8,152,686)
	0	4,028,082	2,473,420

(b) Current assets and liabilities excluded from budgeted deficiency

Adjustments to net current assets

Less: Reserve accounts
Less: Financial assets at amortised cost - self supporting loans
Add: Current liabilities not expected to be cleared at the end of the year
- Current portion of lease liabilities
- Current portion of borrowings

Total adjustments to net current assets

	(7,601,686)	(8,428,593)	(8,428,593)
	(4,554)	(4,465)	(4,465)
	15,665	14,987	19,969
	530,585	272,117	260,403
2(a)	(7,059,990)	(8,145,954)	(8,152,686)

(c) Non-cash amounts excluded from operating activities

Adjustments to operating activities

Less: Profit on asset disposals
Add: Loss on asset disposals
Add: Depreciation
Non-cash movements in non-current assets and liabilities:
- Other provisions

Total non-cash amounts excluded from operating activities

	Adopted Budget Estimates 30 June 2026	YTD Budget Estimates 31 July 2025	YTD Actual 31 July 2025
	\$	\$	\$
	(45,025)	0	0
	92,739	0	0
	11,002,864	916,912	2,781
	91,500	0	0
	11,142,078	916,912	2,781

(d) Non-cash amounts excluded from investing activities

Adjustments to investing activities

Right of use assets received

Total non-cash amounts excluded from investing activities

	15,234	15,234	15,830
	15,234	15,234	15,830

(e) Non-cash amounts excluded from financing activities

Adjustments to financing activities

Non cash proceeds from new leases

Total non-cash amounts excluded from financing activities

	(15,234)	(15,234)	(15,830)
	(15,234)	(15,234)	(15,830)

CURRENT AND NON-CURRENT CLASSIFICATION

In the determination of whether an asset or liability is current or non-current, consideration is given to the time when each asset or liability is expected to be settled. Unless otherwise stated assets or liabilities are classified as current if expected to be settled within the next 12 months, being the local governments' operational cycle.

**SHIRE OF GINGIN
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 31 JULY 2025**

3 EXPLANATION OF MATERIAL VARIANCES

The material variance thresholds are adopted annually by Council as an indicator of whether the actual expenditure or revenue varies from the year to date actual materially.
The material variance adopted by Council for the 2025-26 year is \$30,000 and 10.00% whichever is the greater.

Description	Var. \$ \$	Var. % %	
Revenue from operating activities			
Other revenue	53,062	263.23%	▲
Long service leave accruals from other Councils and Reimbursements			
Expenditure from operating activities			
Materials and contracts	323,314	31.97%	▲
Timing of maintenance works; no fire mitigation work done due to rain			
Depreciation	914,131	99.70%	▲
Depreciation of fixed assets not raised yet			
Insurance	(131,773)	(55.76%)	▼
Timing of insurance payments			
Non cash amounts excluded from operating activities	(914,131)	(99.70%)	▼
Depreciation of fixed assets not raised yet			
Surplus or deficit at the start of the financial year	763,104	23.37%	▲
End of year processes still to be completed			
Surplus or deficit after imposition of general rates	1,169,696	89.72%	▲

SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
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MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.2

SHIRE OF GINGIN SUPPLEMENTARY INFORMATION FOR THE PERIOD ENDED 31 JULY 2025

1 KEY INFORMATION

Funding Surplus or Deficit Components

	Adopted Budget	YTD Budget (a)	YTD Actual (b)	Var. \$ (b)-(a)
Funding surplus / (deficit)				
Opening	\$3.26 M	\$3.26 M	\$4.03 M	\$0.76 M
Closing	\$0.00 M	\$1.30 M	\$2.47 M	\$1.17 M

Refer to Statement of Financial Activity

Cash and cash equivalents	Payables	Receivables
\$16.20 M % of total	\$2.18 M % Outstanding	\$0.68 M % Collected
Unrestricted Cash \$7.77 M 48.0%	Trade Payables \$0.85 M	Rates Receivable \$0.53 M 8.0%
Restricted Cash \$8.43 M 52.0%	0 to 30 Days 98.4%	Trade Receivable \$0.68 M % Outstanding
	Over 30 Days 1.6%	Over 30 Days 72.1%
	Over 90 Days 0.0%	Over 90 Days 54.2%

Refer to 3 - Cash and Financial Assets

Refer to 9 - Payables

Refer to 7 - Receivables

Key Operating Activities

Amount attributable to operating activities	Rates Revenue	Grants and Contributions	Fees and Charges
\$0.59 M (YTD Budget (\$1.75 M), YTD Actual (\$1.37 M), Var. \$ (\$0.37 M))	\$0.00 M (YTD Actual, YTD Budget \$0.00 M, % Variance 0.0%)	\$0.09 M (YTD Actual, YTD Budget \$0.07 M, % Variance 37.1%)	\$0.17 M (YTD Actual, YTD Budget \$0.14 M, % Variance 19.3%)

Refer to Statement of Financial Activity

Refer to 13 - Grants and Contributions

Refer to Statement of Financial Activity

Key Investing Activities

Amount attributable to investing activities	Proceeds on sale	Asset Acquisition	Capital Grants
(\$4.36 M) (YTD Budget (\$0.19 M), YTD Actual (\$0.17 M), Var. \$ (\$0.02 M))	\$0.00 M (YTD Actual, Adopted Budget \$0.27 M, % (100.0%))	\$0.17 M (YTD Actual, Adopted Budget \$14.32 M, % Spent (99.8%))	\$0.00 M (YTD Actual, Adopted Budget \$9.69 M, % Received (100.0%))

Refer to Statement of Financial Activity

Refer to 6 - Disposal of Assets

Refer to 5 - Capital Acquisitions

Refer to 5 - Capital Acquisitions

Key Financing Activities

Amount attributable to financing activities	Borrowings	Reserves	Lease Liability
\$0.51 M (YTD Budget (\$0.03 M), YTD Actual (\$0.01 M), Var. \$ (\$0.02 M))	(\$0.01 M) (Principal repayments, Interest expense (\$0.00 M), Principal due \$2.06 M)	\$8.43 M (Reserves balance, Net Movement \$0.00 M)	(\$0.00 M) (Principal repayments, Interest expense (\$0.00 M), Principal due \$0.04 M)

Refer to Statement of Financial Activity

Refer to 10 - Borrowings

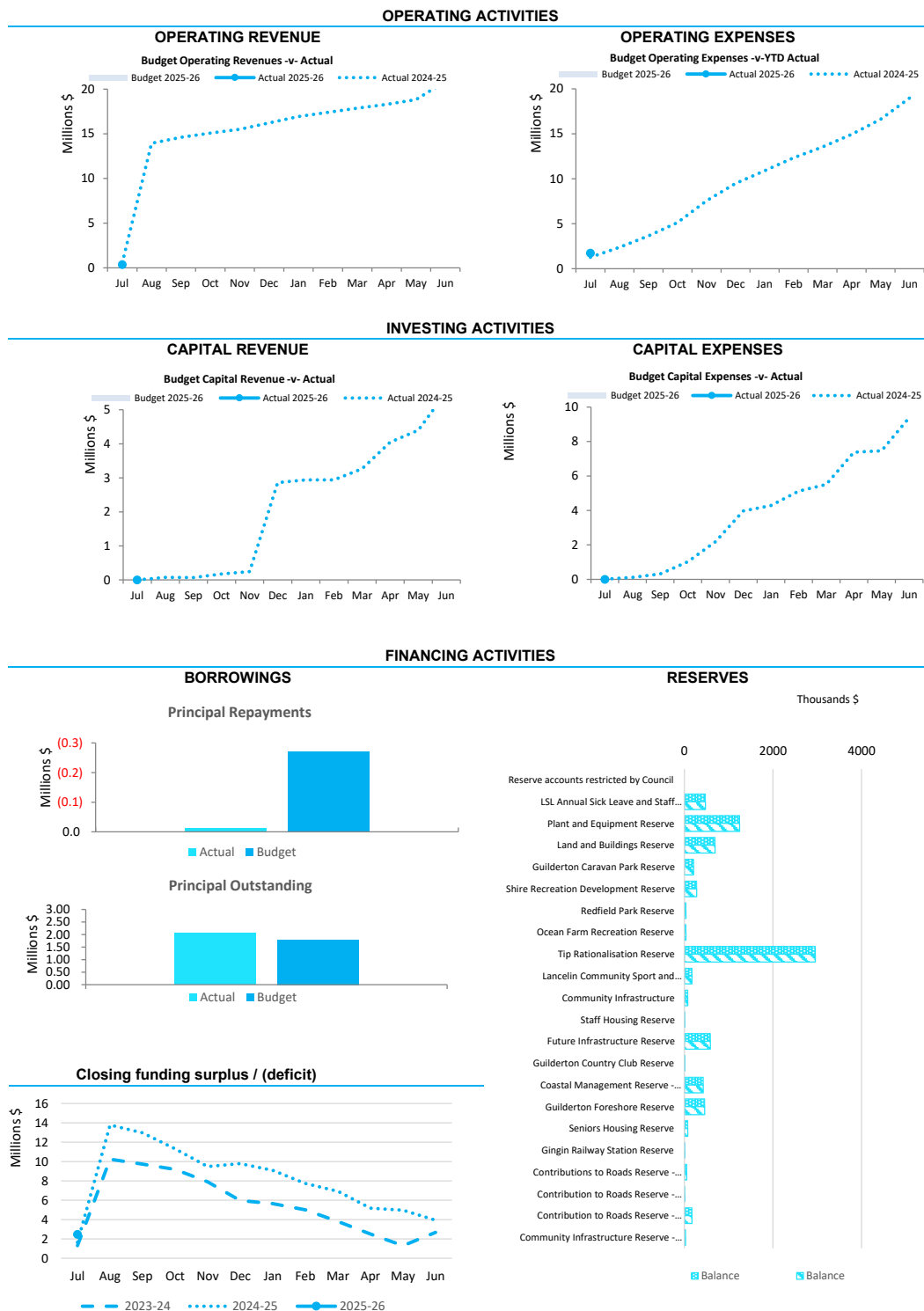
Refer to 4 - Cash Reserves

Refer to Note 11 - Lease Liabilities

This information is to be read in conjunction with the accompanying Financial Statements and notes.

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 JULY 2025**

2 KEY INFORMATION - GRAPHICAL



This information is to be read in conjunction with the accompanying Financial Statements and Notes.

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 JULY 2025**

3 CASH AND FINANCIAL ASSETS AT AMORTISED COST

Description	Classification	Unrestricted	Reserve Accounts	Total	Trust	Institution	Interest Rate	Maturity Date
		\$	\$	\$	\$			
Municipal Bank Account	Cash and cash equivalents	3,766,486	0	3,766,486		Bendigo Bank	2.85%	At Call
Reserve Bank Account	Cash and cash equivalents	0	1,428,593	1,428,593		Bendigo Bank	0.00%	At Call
Cash on hand	Cash and cash equivalents	1,600	0	1,600		Petty Cash/Till float	N/A	At Call
Term Deposit Municipal 5196473	Cash and cash equivalents	3,000,000	0	3,000,000		Bendigo Bank	4.15%	23/01/2026
Term Deposit Municipal 5196474	Cash and cash equivalents	1,000,000	0	1,000,000		Bendigo Bank	4.00%	23/10/2025
Term Deposit Reserve 5183044	Cash and cash equivalents	0	7,000,000	7,000,000		Bendigo Bank	4.20%	8/01/2026
Total		7,768,086	8,428,593	16,196,679	0			
Comprising								
Cash and cash equivalents		7,768,086	8,428,593	16,196,679	0			
		7,768,086	8,428,593	16,196,679	0			

KEY INFORMATION

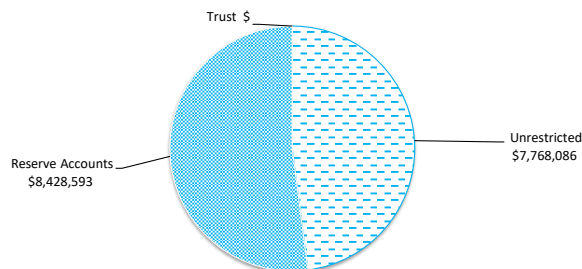
Cash and cash equivalents include cash on hand, cash at bank, deposits available on demand with banks and other short term highly liquid investments with original maturities of three months or less that are readily convertible to known amounts of cash and which are subject to an insignificant risk of changes in value.

Bank overdrafts are reported as short term borrowings in current liabilities in the statement of net current assets.

The local government classifies financial assets at amortised cost if both of the following criteria are met:

- the asset is held within a business model whose objective is to collect the contractual cashflows, and
- the contractual terms give rise to cash flows that are solely payments of principal and interest.

Financial assets at amortised cost held with registered financial institutions are listed in this note other financial assets at amortised cost are provided in Note 8 - Other assets.



MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.2

SHIRE OF GINGIN SUPPLEMENTARY INFORMATION FOR THE PERIOD ENDED 31 JULY 2025

4 RESERVE ACCOUNTS

Reserve account name	Budget				Actual			
	Opening Balance	Transfers In (+)	Transfers Out (-)	Closing Balance	Opening Balance	Transfers In (+)	Transfers Out (-)	Closing Balance
	\$	\$	\$	\$	\$	\$	\$	\$
Reserve accounts restricted by Council								
LSL Annual Sick Leave and Staff Contingency	476,067	8,492	0	484,559	476,066	0	0	476,066
Plant and Equipment Reserve	1,267,543	22,610	(658,000)	632,153	1,249,543	0	0	1,249,543
Land and Buildings Reserve	715,041	12,754	(307,950)	419,845	693,971	0	0	693,971
Guilderton Caravan Park Reserve	209,708	3,741	0	213,449	209,708	0	0	209,708
Shire Recreation Development Reserve	277,141	4,943	(185,000)	97,084	277,141	0	0	277,141
Redfield Park Reserve	34,867	622	0	35,489	34,867	0	0	34,867
Ocean Farm Recreation Reserve	34,525	616	0	35,141	34,525	0	0	34,525
Tip Rationalisation Reserve	2,912,246	351,947	(598,390)	2,665,803	2,955,789	0	0	2,955,789
Lancelin Community Sport and Recreation Reserve	158,961	31,093	0	190,054	169,870	0	0	169,870
Community Infrastructure	88,925	216,579	0	305,504	78,016	0	0	78,016
Staff Housing Reserve	6,362	113	0	6,475	6,362	0	0	6,362
Future Infrastructure Reserve	586,461	10,461	0	596,922	586,461	0	0	586,461
Guilderton Country Club Reserve	9,286	8,398	0	17,684	9,586	0	0	9,586
Coastal Management Reserve - Coastal Inundation	448,523	108,000	(228,734)	327,789	425,374	0	0	425,374
Guilderton Foreshore Reserve	452,867	370,889	(96,950)	726,806	457,063	0	0	457,063
Seniors Housing Reserve	78,053	33,492	(77,585)	33,960	78,053	0	0	78,053
Gingin Railway Station Reserve	6,367	114	0	6,481	6,368	0	0	6,368
Contributions to Roads Reserve - Cullalla Road Intersection	50,001	892	0	50,893	50,001	0	0	50,001
Contribution to Roads Reserve - Chitna Road	3,333	59	0	3,392	3,333	0	0	3,333
Contribution to Roads Reserve - Balance of Muni Funds	171,699	3,063	0	174,762	172,660	0	0	172,660
Community Infrastructure Reserve - Lower Coastal Fire Control	28,002	499	0	28,501	28,002	0	0	28,002
Community Infrastructure Reserve - Gingin Logo Plates	10,396	485	0	10,881	10,487	0	0	10,487
Community Infrastructure Reserve - Gingin Ambulance	72,075	7,286	0	79,361	72,075	0	0	72,075
Community Infrastructure - Lancelin Ambulance	38,513	18,687	0	57,200	38,514	0	0	38,514
Public Open Space	72,265	1,289	(55,000)	18,554	72,265	0	0	72,265
Guilderton Trailer Parking Reserve	47,126	5,758	0	52,884	47,502	0	0	47,502
Gingin Outdoor Activity Space (GOAS) Playground	5,857	104	0	5,961	5,857	0	0	5,857
Community Resilience Reserve	24,615	439	0	25,054	24,615	0	0	24,615
Contribution to Roads Reserve - Aurisch Road Maintenance	24,480	12,937	(12,500)	24,917	22,689	0	0	22,689
Community Infrastructure - Development Reserve Fund Lot 601								
Brockman Street (Brookview Estate)	98,038	98,133	0	196,171	131,830	0	0	131,830
Community Facilities Fund	0	66,848	0	66,848	0	0	0	0
Maritime Facilities Fund	0	11,109	0	11,109	0	0	0	0
	8,409,343	1,412,452	(2,220,109)	7,601,686	8,428,593	0	0	8,428,593

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 JULY 2025**

INVESTING ACTIVITIES

5 CAPITAL ACQUISITIONS

Capital acquisitions	Adopted		YTD Actual	YTD Variance
	Budget	YTD Budget		
	\$	\$	\$	\$
Buildings - non specialised	61,000	0	0	0
Buildings - specialised	692,937	4,722	0	(4,722)
Plant and equipment	1,451,600	140,000	140,000	0
PPE - Vehicles	475,000	0	0	0
Acquisition of property, plant and equipment	2,680,537	144,722	140,000	(4,722)
Infrastructure - roads	2,894,185	0	0	0
Infrastructure - Footpaths and cycleways	200,749	0	0	0
Infrastructure - Parks and ovals	624,375	0	5,870	5,870
Infrastructure - Other	52,000	0	0	0
Infrastructure - Bridges	7,369,393	0	0	0
Infrastructure - Landfill assets	500,000	41,664	22,067	(19,597)
Acquisition of infrastructure	11,640,702	41,664	27,937	(13,727)
Total capital acquisitions	14,321,239	186,386	167,937	(18,449)
Capital Acquisitions Funded By:				
Capital grants and contributions	9,685,062	0	0	0
Lease liabilities	0	0	0	0
Other (disposals & C/Fwd)	267,000	0	0	0
Reserve accounts				
Plant and Equipment Reserve	658,000	0	0	0
Land and Buildings Reserve	307,950	0	0	0
Shire Recreation Development Reserve	185,000	0	0	0
Tip Rationalisation Reserve	598,390	0	0	0
Coastal Management Reserve - Coastal Inundation	228,734	0	0	0
Guilderton Foreshore Reserve	96,950	0	0	0
Seniors Housing Reserve	77,585	0	0	0
Contribution - operations	2,216,568	186,386	167,937	(18,449)
Capital funding total	14,321,239	186,386	167,937	(18,449)

KEY INFORMATION

Initial recognition

An item of property, plant and equipment or infrastructure that qualifies for recognition as an asset is measured at its cost.

Upon initial recognition, cost is determined as the amount paid (or other consideration given) to acquire the assets, plus costs incidental to the acquisition. The cost of non-current assets constructed by the Shire includes the cost of all materials used in construction, direct labour on the project and an appropriate proportion of variable and fixed overheads. For assets acquired at zero cost or otherwise significantly less than fair value, cost is determined as fair value at the date of acquisition.

Assets for which the fair value as at the date of acquisition is under \$5,000 are not recognised as an asset in accordance with *Local Government (Financial Management) Regulation 17A(5)*. These assets are expensed immediately.

Where multiple individual low value assets are purchased together as part of a larger asset or collectively forming a larger asset exceeding the threshold, the individual assets are recognised as one asset and capitalised.

Individual assets that are land, buildings and infrastructure acquired between scheduled revaluation dates of the asset class in accordance with the Shire's revaluation policy, are recognised at cost and disclosed as being at reportable value.

Measurement after recognition

Plant and equipment including furniture and equipment and right-of-use assets (other than vested improvements) are measured using the cost model as required under *Local Government (Financial Management) Regulation 17A(2)*. Assets held under the cost model are carried at cost less accumulated depreciation and any impairment losses being their reportable value.

Reportable Value

In accordance with *Local Government (Financial Management) Regulation 17A(2)*, the carrying amount of non-financial assets that are land and buildings classified as property, plant and equipment, investment properties, infrastructure or vested improvements that the local government controls.

Reportable value is for the purpose of *Local Government (Financial Management) Regulation 17A(4)* is the fair value of the asset at its last valuation date minus (to the extent applicable) the accumulated depreciation and any accumulated impairment losses in respect of the non-financial asset subsequent to its last valuation date.

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.2

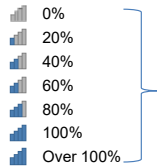
SHIRE OF GINGIN SUPPLEMENTARY INFORMATION FOR THE PERIOD ENDED 31 JULY 2025

INVESTING ACTIVITIES

5 CAPITAL ACQUISITIONS (CONTINUED) - DETAILED

Capital expenditure total

Level of completion indicators



Percentage Year to Date Actual to Annual Budget expenditure where the expenditure over budget highlighted in red.

		Adopted		Variance	
Account Description		Budget	YTD Budget	YTD Actual	(Under)/Over
		\$	\$	\$	\$
BC11100-141101120	Granville Civic Centre - Building (Capital)	51,680	0	0	0
BC11190-141101120	Lancelin Hall - Building (Capital)	30,000	0	0	0
BC11200-141102120	Gingin Aquatic Centre Building Operations - Building	20,000	0	0	0
BC11261-141102120	Ablution Block - Guilderton Foreshore - Building	10,000	0	0	0
BC11290-141102120	Ablution Block - Lancelin Back Beach - Building	10,000	0	0	0
BC11318-141103120	Lancelin Sports Complex - Building (Capital)	30,000	0	0	0
BC1154-141103120	Ablution Facility Silver Creek - Building (Capital)	300,000	0	0	0
BC1181-141103120	Ablution Block - Ledge Point Oval - Building (Capital)	10,000	0	0	0
BC1191-141103120	Ablution Block - Lancelin Wangaree Park - Building	6,000	0	0	0
BC12100-141201120	Guilderton Shire Depot - Building (Capital)	6,000	0	0	0
BC12200-141201140	Gingin Depot - Building (Capital)	26,000	0	0	0
BC12290-141201140	Lancelin/Ledge Point Depot - Building (Capital)	35,000	0	0	0
BC13243-141302120	Sovereign Hill Entry Statement - Building (Capital)	20,000	0	0	0
BC5100-140501120	Gingin Colocation Fire Facility - Building (Capital)	39,569	3,297	0	3,297
BC5180-140501120	Ledge Point Fire Shed - Building (Capital)	25,000	0	0	0
BC8390-140803120	Lancelin Playgroup - Building (Capital)	40,000	0	0	0
BC9490-140904120	Seniors Units - Lancelin - Building (Capital)	77,585	0	0	0
BSR0001-140802120	Bus Shelter Replacement Program	17,103	1,425	0	1,425
P003-141203300	John Deere Grader GG003 - Plant Capital	400,000	0	0	0
P013-141203310	Isuzu Utility 4WD Space Cab - GG Maint Supervisor	75,000	0	0	0
P017-141203310	Isuzu Utility 4WD Space Cab (tipper) - Guilderton	70,000	0	0	0
P019-141203300	Purchase of Tractor GG019 - Capital Project	140,000	140,000	140,000	0
P020-141203300	Isuzu D-Max 4x4 3.0L Turbo Space Cab GG020 - Plant	60,000	0	0	0
P033-141203310	Isuzu Utility 4WD Space Cab (tipper) - LA Gardener	60,000	0	0	0
P048-141203300	Crew Cab Truck GG048 - Plant Capital	175,000	0	0	0
P050-141203310	Isuzu Utility 4WD Dual Cab - Construction Ute GG05	70,000	0	0	0
P056-141203300	Flatbed Crew Cab Truck GG056 - Plant Capital	350,000	0	0	0
P085-141203300	Forklift GG085 - Plant Capital	40,000	0	0	0
P09-140501310	4WD Utility Dual Cab BRMO	70,000	0	0	0
P095-141203300	Mower (Toro) Gingin - Capital Project	40,000	0	0	0
P2-141402330	Purchase of EMCS Vehicle 2GG - (Capital)	70,000	0	0	0
P3-140704310	Isuzu MU-X EHO 3GG - Capital Project	60,000	0	0	0
P6-141402300	Isuzu MU-X Pool Car 6GG - Capital Project	60,000	0	0	0
PE07700-140707300	Gingin Medical Centre - Plant Capital- Generator	70,000	0	0	0
PE11200-141102300	Gingin Aquatic Centre - Plant Capital	116,600	0	0	0
BR661-141201670	Weld St Bridge - Bridge (Capital)	7,369,393	0	0	0
DC000-141201650	Drainage Construction	31,519	0	0	0
DC097-141201660	Brockman Street - Gingin - Drainage Capital	161,126	0	0	0
DC178-141201650	Edward Street - Gingin - Drainage Capital	213,125	0	0	0
FC000-141201700	Footpath Construction	200,749	0	0	0
LF10100-141007650	Construction Costs Capital Gingin Landfill	166,667	13,888	0	13,888
LF10170-141007650	Construction Costs Capital Seabird Landfill	166,667	13,888	0	13,888
LF10190-141007650	Construction Costs Capital Lancelin Landfill	166,666	13,888	22,067	(8,179)
OC11200-141102900	Gingin Swimming Pool Infrastructure (Capital)	20,000	0	0	0
OC1162-141103900	Gabbadah Park- Infrastructure Other	20,000	0	0	0
OC1190-141103900	Lancelin Pioneer Park- Infrastructure Other (Capital)	7,000	0	0	0
OC1191-141103900	Lancelin Wangaree Park- Infrastructure Other (Capital)	5,000	0	0	0
PC11330-141103700	Woodridge Recreation Grounds	25,000	0	0	0
PC11381-141103700	Ledge Point Country Club (Capital)	130,000	0	0	0
PC1162-141103700	Gabbadah Park	25,000	0	0	0
PC1189-141103700	Ledge Point Off-Road Vehicle Area - Capital works	48,375	0	650	(650)
PC1191-141103700	Lancelin Wangaree Park (Capital)	16,000	0	0	0
PC1192-141103700	Lancelin Harold Park - Infrastructure Parks & Gardens	10,000	0	5,220	(5,220)
PC1199-141103700	Lancelin Off-Road Vehicle Area (Capital)	200,000	0	0	0
R2R044-141201460	Sandringham Road (R2R)	401,393	0	0	0
R2R052-141201460	Bennies Road (R2R)	456,342	0	0	0
RC004-141201420	Beermullah Road West (Capital)	30,000	0	0	0
RC007-141201420	Sappers Road (Capital)	30,000	0	0	0
RC009-141201410	Guilderton Road - Rural (Capital)	30,000	0	0	0
RC039-141201420	Cullalla Road (Capital)	30,000	0	0	0
RC321-141201420	Ioppolo Road (Capital)	20,000	0	0	0
RRG001-141201490	Mooliabeenee Road (RRG)	170,120	0	0	0
RRG003-141201490	Cowalla Road (RRG)	1,320,560	0	0	0
TD0001-141103700	Gingin Heritage Trail Upgrade	140,000	0	0	0
-141103700	Playground Renewals	30,000	0	0	0
		14,321,239	186,386	167,937	18,449

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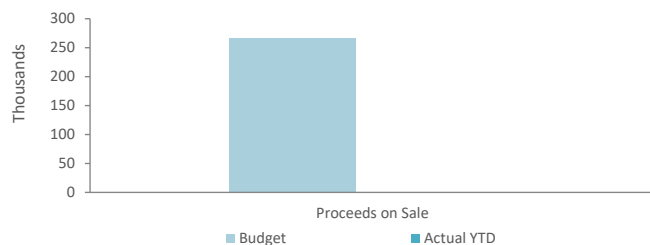
SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 JULY 2025

APPENDIX 13.1.2

OPERATING ACTIVITIES

6 DISPOSAL OF ASSETS

Asset Ref.	Asset description	Budget				YTD Actual			
		Net Book	Proceeds	Profit	(Loss)	Net Book	Proceeds	Profit	(Loss)
		Value				Value			
		\$	\$	\$	\$	\$	\$	\$	\$
Buildings									
	Silver Creek Ablutions	30,371	0	0	(30,371)	0	0	0	0
	Sovereign Hill Entry Statement	11,643	0	0	(11,643)	0	0	0	0
Plant and equipment									
	GG12533 Portable Traffic Light Trailer	2,411	0	0	(2,411)	0	0	0	0
	GG12534 Portable Traffic Light Trailer	1,657	0	0	(1,657)	0	0	0	0
	GG6015 Trailer	762	0	0	(762)	0	0	0	0
	GG003 Grader	105,633	130,000	24,367	0	0	0	0	0
	GG085 Forklift	3,357	5,000	1,643	0	0	0	0	0
Vehicles									
	GG09 Bushfire Risk Mitigation Vehicle	10,000	12,000	2,000	0	0	0	0	0
	6GG Isuzu MU-X	15,000	10,000	0	(5,000)	0	0	0	0
	3GG Isuzu MU-X	15,000	10,000	0	(5,000)	0	0	0	0
	2GG Isuzu MU-X	20,446	14,000	0	(6,446)	0	0	0	0
	GG013 Isuzu D-Max Space Cab Ute	15,000	8,000	0	(7,000)	0	0	0	0
	GG017 Isuzu D-Max Space Cab Ute	10,533	12,000	1,467	0	0	0	0	0
	GG020 Isuzu D-Max Space Cab Ute	13,440	12,000	0	(1,441)	0	0	0	0
	GG033 Isuzu D-Max Space Cab Ute	10,533	12,000	1,467	0	0	0	0	0
	GG050 Isuzu D-Max Utility Ute	10,490	12,000	1,510	0	0	0	0	0
	GG048 Isuzu D-Max Crew Cab Ute	17,430	30,000	12,571	0	0	0	0	0
	Weld Street Bridge	21,008	0	0	(21,008)	0	0	0	0
		314,714	267,000	45,025	(92,739)	0	0	0	0



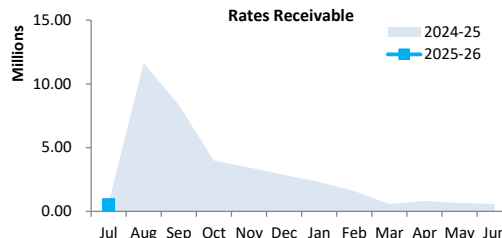
**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 JULY 2025**

OPERATING ACTIVITIES

7 RECEIVABLES

Rates receivable

	30 Jun 2025	31 Jul 2025
	\$	\$
Opening arrears previous year	757,894	572,666
Levied this year	11,148,315	0
Less - collections to date	(11,333,542)	(46,095)
Net rates collectable	572,666	526,571
% Collected	95.2%	8.0%



Receivables - general

	Credit	Current	30 Days	60 Days	90+ Days	Total
	\$	\$	\$	\$	\$	\$
Receivables - general	(2,004)	201,089	126,590	1,316	386,495	713,486
Percentage	(0.3%)	28.2%	17.7%	0.2%	54.2%	
Balance per trial balance						
Trade receivables						713,486
GST receivable						3,375
Allowance for impairment of receivables from contracts with customers						(38,650)
Total receivables general outstanding						678,211

Amounts shown above include GST (where applicable)

KEY INFORMATION

Trade and other receivables include amounts due from ratepayers for unpaid rates and service charges and other amounts due from third parties for goods sold and services performed in the ordinary course of business.

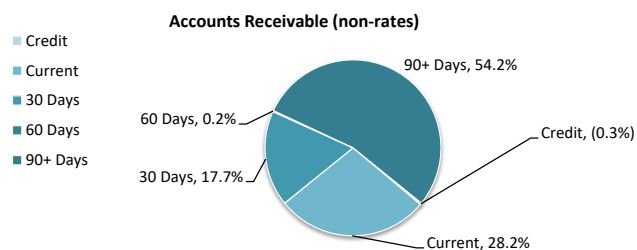
Trade receivables are recognised at original invoice amount less any allowances for uncollectable amounts (i.e. impairment).

The carrying amount of net trade receivables is equivalent to fair value as it is due for settlement within 30 days.

Classification and subsequent measurement

Receivables which are generally due for settlement within 30 days except rates receivables which are expected to be collected within 12 months are classified as current assets. All other receivables such as, deferred pensioner rates receivable after the end of the reporting period are classified as non-current assets.

Trade and other receivables are held with the objective to collect the contractual cashflows and therefore the Shire measures them subsequently at amortised cost using the effective interest rate method.



**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 JULY 2025**

OPERATING ACTIVITIES

8 OTHER CURRENT ASSETS

	Opening Balance 1 July 2025	Asset Increase	Asset Reduction	Closing Balance 31 July 2025
	\$	\$	\$	\$
Other current assets				
Other financial assets at amortised cost				
Financial assets at amortised cost- advances	2,035	0	0	2,035
Financial assets at amortised cost - self supporting loans	2,430	0	0	2,430
Inventory				
Fuel	16,390	25,536	0	41,926
History Books	13,820	0	0	13,820
Other assets				
Prepayments	204,836	(183,354)	0	21,482
Contract assets	74,782	0	0	74,782
Total other current assets	314,293	(157,818)	0	156,475
Amounts shown above include GST (where applicable)				

KEY INFORMATION

Other financial assets at amortised cost

The Shire classifies financial assets at amortised cost if both of the following criteria are met:

- the asset is held within a business model whose objective is to collect the contractual cashflows, and
- the contractual terms give rise to cash flows that are solely payments of principal and interest.

Inventory

Inventories are measured at the lower of cost and net realisable value.

Net realisable value is the estimated selling price in the ordinary course of business less the estimated costs of completion and the estimated costs necessary to make the sale.

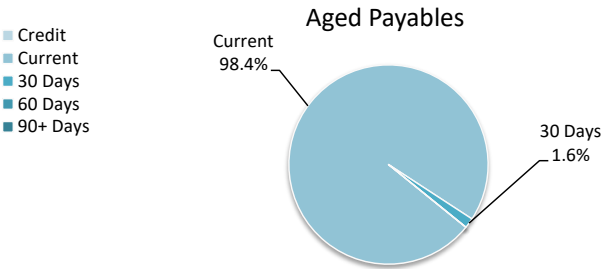
SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
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OPERATING ACTIVITIES

9 PAYABLES

Payables - general	Credit	Current	30 Days	60 Days	90+ Days	Total
	\$	\$	\$	\$	\$	\$
Payables - general	0	840,579	14,014	0	0	854,593
Percentage	0.0%	98.4%	1.6%	0.0%	0.0%	
Balance per trial balance						
Sundry creditors						854,593
Bonds & deposits						1,027,060
Prepaid rates (excess rates)						276,947
Accrued interest on loans						25,781
Total payables general outstanding						2,184,381
Amounts shown above include GST (where applicable)						

KEY INFORMATION
Trade and other payables represent liabilities for goods and services provided to the Shire prior to the end of the period that are unpaid and arise when the Shire becomes obliged to make future payments in respect of the purchase of these goods and services. The amounts are unsecured, are recognised as a current liability and are normally paid within 30 days of recognition. The carrying amounts of trade and other payables are considered to be the same as their fair values, due to their short-term nature.



MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.2

SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 JULY 2025

FINANCING ACTIVITIES

10 BORROWINGS

Repayments - borrowings

Information on borrowings		New Loans				Principal Repayments		Principal Outstanding		Interest Repayments	
		Loan No.	1 July 2025	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget
Particulars		\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
Tip Rationalisation Site	111	327,742	0	0	0	(25,903)	327,742	301,839	0	(20,857)	
Seabird Sea Wall	127	35,582	0	0	(11,713)	(23,573)	23,869	12,009	(447)	(746)	
Guilderton Country Club Hall Exten	114	163,579	0	0	0	(50,749)	163,579	112,830	0	(10,790)	
Regional Hardcourt Facility	120	136,850	0	0	0	(30,918)	136,850	105,932	0	(8,634)	
Regional Hardcourt Facility	124A	140,192	0	0	0	(25,794)	140,192	114,398	0	(5,526)	
Gingin Swimming Pool Tiling	126	17,160	0	0	0	(17,160)	17,160	-0	0	(400)	
Gingin Outdoor Activity Space	132	109,215	0	0	0	(17,559)	109,215	91,656	0	(1,501)	
Lancelin Cunliffe Street Carpark	133	208,583	0	0	0	(22,151)	208,583	186,432	0	(9,256)	
Altus Financials Suite	131	120,035	0	0	0	(9,891)	120,035	110,144	0	(2,279)	
Lot 44 Weld Street, Gingin	123	74,674	0	0	0	(23,209)	74,674	51,465	0	(4,800)	
Land for Future Gingin Sporting Pre	134	724,388	0	0	0	(22,780)	724,388	701,608	0	(38,340)	
		2,058,001	0	0	(11,713)	(269,687)	2,046,288	1,788,314	(447)	(103,129)	
Self supporting loans											
Ledge Point Country Club Cool Room		10,039	0	0	0	(2,430)	10,039	7,609	0	(204)	
		10,039	0	0	0	(2,430)	10,039	7,609	0	(204)	
Total		2,068,040	0	0	(11,713)	(272,117)	2,056,327	1,795,923	(447)	(103,333)	
Current borrowings		272,117					260,403				
Non-current borrowings		1,795,923					1,795,924				
		2,068,040					2,056,327				

All debenture repayments were financed by general purpose revenue.

Self supporting loans are financed by repayments from third parties.

KEY INFORMATION

The Shire has elected to recognise borrowing costs as an expense when incurred regardless of how the borrowings are applied.

Fair values of borrowings are not materially different to their carrying amounts, since the interest payable on those borrowings is either close to current market rates or the borrowings are of a short term nature.

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 31 JULY 2025**

FINANCING ACTIVITIES

11 LEASE LIABILITIES

Movement in carrying amounts

Information on leases Particulars		Lease No.	New Leases		Principal Repayments		Principal Outstanding		Interest Repayments	
			1 July 2025	Actual	Budget	Actual	Budget	Actual	Budget	Actual
			\$	\$	\$	\$	\$	\$	\$	\$
Lancelin administration office	1B	0	15,830	15,234	(667)	(7,421)	15,163	7,813	0	(229)
Photocopier	2A	18,054	0	0	(611)	(7,506)	17,443	10,548	0	0
IT Server	4	7,481	0	0	(1,493)	(7,481)	5,988	0	(11)	(229)
Total		25,535	15,830	15,234	(2,771)	(22,408)	38,594	18,361	(11)	(458)
Current lease liabilities		14,987					19,969			
Non-current lease liabilities		10,547					18,624			
		25,534					38,593			

All lease repayments were financed by general purpose revenue.

KEY INFORMATION

At inception of a contract, the Shire assesses if the contract contains or is a lease. A contract is or contains a lease, if the contract conveys the right to control the use of an identified asset for a period of time in exchange for consideration. At the commencement date, a right of use asset is recognised at cost and lease liability at the present value of the lease payments that are not paid at that date. The lease payments are discounted using that date. The lease payments are discounted using the interest rate implicit in the lease, if that rate can be readily determined. If that rate cannot be readily determined, the Shire uses its incremental borrowing rate.

All contracts classified as short-term leases (i.e. a lease with a remaining term of 12 months or less) and leases of low value assets are recognised as an operating expense on a straight-line basis over the term of the lease.

**SHIRE OF GINGIN
SUPPLEMENTARY INFORMATION
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OPERATING ACTIVITIES

12 OTHER CURRENT LIABILITIES

	Note	Opening Balance 1 July 2025 \$	Liability transferred from/(to) non current \$	Liability Increase \$	Liability Reduction \$	Closing Balance 31 July 2025 \$
Other current liabilities						
Other liabilities						
Contract liabilities		698,684	0	125,618	(1,850)	822,452
Capital grant/contributions liabilities		2,663,376	0	0	0	2,663,376
Total other liabilities		3,362,060	0	125,618	(1,850)	3,485,828
Employee Related Provisions						
Provision for annual leave		568,167	0	0	0	568,167
Provision for long service leave		413,081	0	0	0	413,081
Total Provisions		981,248	0	0	0	981,248
Total other current liabilities		4,343,308	0	125,618	(1,850)	4,467,076

Amounts shown above include GST (where applicable)

A breakdown of contract liabilities and associated movements is provided on the following pages at Note 13 and 14

KEY INFORMATION

Provisions

Provisions are recognised when the Shire has a present legal or constructive obligation, as a result of past events, for which it is probable that an outflow of economic benefits will result and that outflow can be reliably measured.

Provisions are measured using the best estimate of the amounts required to settle the obligation at the end of the reporting period.

Employee Related Provisions

Short-term employee benefits

Provision is made for the Shire's obligations for short-term employee benefits. Short-term employee benefits are benefits (other than termination benefits) that are expected to be settled wholly before 12 months after the end of the annual reporting period in which the employees render the related service, including wages, salaries and sick leave. Short-term employee benefits are measured at the (undiscounted) amounts expected to be paid when the obligation is settled.

The Shire's obligations for short-term employee benefits such as wages, salaries and sick leave are recognised as a part of current trade and other payables in the calculation of net current assets.

Other long-term employee benefits

The Shire's obligations for employees' annual leave and long service leave entitlements are recognised as employee related provisions in the statement of financial position.

Long-term employee benefits are measured at the present value of the expected future payments to be made to employees. Expected future payments incorporate anticipated future wage and salary levels, durations of service and employee departures and are discounted at rates determined by reference to market yields at the end of the reporting period on government bonds that have maturity dates that approximate the terms of the obligations. Any remeasurements for changes in assumptions of obligations for other long-term employee benefits are recognised in profit or loss in the periods in which the changes occur. The Shire's obligations for long-term employee benefits are presented as non-current provisions in its statement of financial position, except where the Shire does not have an unconditional right to defer settlement for at least 12 months after the end of the reporting period, in which case the obligations are presented as current provisions.

Contract liabilities

An entity's obligation to transfer goods or services to a customer for which the entity has received consideration (or the amount is due) from the customer.

Capital grant/contribution liabilities

Grants to acquire or construct recognisable non-financial assets to identified specifications be constructed to be controlled by the Shire are recognised as a liability until such time as the Shire satisfies its obligations under the agreement.

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.1.2

SHIRE OF GINGIN SUPPLEMENTARY INFORMATION FOR THE PERIOD ENDED 31 JULY 2025

OPERATING ACTIVITIES

13 GRANTS, SUBSIDIES AND CONTRIBUTIONS

Provider	Unspent grant, subsidies and contributions liability					Grants, subsidies and		
	Liability 1 July 2025	Increase in Liability	Decrease in Liability (As revenue)	Liability 31 Jul 2025	Current Liability 31 Jul 2025	Adopted Budget Revenue	YTD Budget	YTD Revenue Actual
	\$	\$	\$	\$	\$	\$	\$	\$
Grants and subsidies								
Financial Assistance Grant - General purpose	0	0	0	0	0	729,411	0	0
Financial Assistance Grant - Roads	0	0	0	0	0	631,879	0	0
Law, order, public safety								
DFES Operating Grant	0	0	0	0	0	264,970	66,242	81,647
Education and Welfare								
Seniors Week Grant	0	0	0	0	0	3,000	0	0
Youth Week Grant	0	0	0	0	0	3,000	0	0
NRM Community Stewardship Grant - Conservation Project - Amazon Frogbit control	14,308	0	0	14,308	0	0	0	0
Australia Day Grant	0	0	0	0	0	10,000	0	0
Community Amenities								
CAP Grant Funding - Sand Renourishment - Grace Darling Park to Edward Island Point \$50,000	0	0	0	0	0	50,000	0	0
CAP Grant Funding - Northern Beach Alliance	0	0	0	0	0	17,588	0	0
2025-26 Coast WA Grant Program - Lancelin Coastal	0	0	0	0	0	150,000	0	0
CHRMAP Funding	0	0	0	0	0	20,000	0	0
Coastal Mgmt Plan/Strategy Grant CMPAP	0	0	0	0	0	10,580	0	0
Recreation and culture								
SLWA Encouraging Promising Practice Grant LA	0	0	0	0	0	10,534	0	0
Direct Road Grant MRWA	0	0	0	0	0	333,909	0	0
	14,308	0	0	14,308	0	2,234,871	66,242	81,647
Contributions								
General purpose funding								
Rates Incentive Prize Night	0	0	0	0	0	12,000	0	10,227
Law, order, public safety								
CESM Grant - DFES	0	0	0	0	0	102,909	0	0
BRMO Grant - DFES	95,048	0	0	95,048	0	72,994	0	0
MAF Mitigation - DFES	0	125,618	0	125,618	0	379,926	0	0
Gingin Resilience Project - Mindaroo Foundation	137,454	0	(1,850)	135,604	0	101,032	0	1,850
DFES Overtime Claims at Fires	0	0	0	0	0	5,000	0	0
Education and Welfare								
Youth Week Contributions	0	0	0	0	0	3,000	0	0
Community Amenities								
Claymont Estate Planning Contributions	0	0	0	0	0	27,200	2,266	0
Brookview Estate Planning Contributions	0	0	0	0	0	36,192	0	0
Lancelin South Planning Contributions	0	0	0	0	0	25,000	0	0
Recreation and culture								
Naming Sponsorship Gingin Aquatic Centre	0	0	0	0	0	10,000	0	0
Contribution income for Paletts and Plates	0	0	0	0	0	5,000	0	0
Library Contributions	0	0	0	0	0	0	0	182
Transport								
Contribution income for Aurisch Road Maintenance	0	0	0	0	0	12,500	0	0
Economic Services								
Guilderton Caravan Park Deposit Liability	451,874	0	0	451,874	0	0	0	0
Market Public Liability Insurance	0	0	0	0	0	2,000	0	0
	684,376	125,618	(1,850)	808,144	0	794,753	2,266	12,259
TOTALS	698,684	125,618	(1,850)	822,452	0	3,029,624	68,508	93,906

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SHIRE OF GINGIN
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INVESTING ACTIVITIES

14 CAPITAL GRANTS, SUBSIDIES AND CONTRIBUTIONS

Provider	Capital grant/contribution liabilities					Capital grants, subsidies and YTD		
	Liability	Increase in	Decrease in	Liability	Current	Adopted	YTD	YTD
	1 July 2025	Liability	Liability	31 Jul 2025	Liability	Budget	Budget	Revenue
	\$	\$	(As revenue)	\$	\$	Revenue	\$	Actual
Capital grants and subsidies								
Law, order, public safety								
DFES - Capital Grant - Buildings	27,021	0	0	27,021	0	39,569	0	0
Ledge Point Off-road Vehicle Area	58,905	0	0	58,905	0	48,375	0	0
Transport								
Roads to Recovery	266,053	0	0	266,053	0	5,964,046	0	0
Financial Assistance Grants - Special Projects	2,311,397	0	0	2,311,397	0	2,311,398	0	0
Regional Roads Group	0	0	0	0	0	991,674	0	0
State Government Funding Master Trails Plan	0	0	0	0	0	130,000	0	0
Lancelin Off Road Vehicle Area Upgrades	0	0	0	0	0	200,000	0	0
	2,663,376	0	0	2,663,376	0	9,685,062	0	0

13.2 GINGIN RAILWAY STATION LEASE - NATIONAL TRUST OF WESTERN AUSTRALIA

File	CPT/25
Author	Bethwyn Innes - Executive Assistant to EMCCS
Reporting Officer	Rachael Wright - Executive Manager Corporate Services
Refer	Nil
Appendices	Nil

DISCLOSURES OF INTEREST

Nil

PURPOSE

To seek Council's endorsement of a new lease agreement between the Shire of Gingin and the National Trust of Western Australia (NTWA) for the Gingin Railway Station (the premises).

BACKGROUND

At the Ordinary Council Meeting on 18 April 2023, Council agreed to:

- 1. Reject the proposed Management Order for the Gingin Railway Station and advise the National Trust accordingly; and*
- 2. Continue to lease the Gingin Railway Station from the National Trust of Western Australia for the balance of the term expiring 26 November 2027 and offer the annual rental of \$3,600pa ex GST.*

As per the Council resolution, Administration notified the NTWA of Council's decision. However, the NTWA rejected the Shire's offer regarding the rental income. Consequently, the lease, which expired on 27 November 2022, continued on a periodic month-by-month basis, with the subtenant at that time subleasing the premises on a casual arrangement.

On 2 February 2024, Administration advised the NTWA of the termination of the sublease by the subtenant citing uncertainty with no sublease or head lease in place. A lack of progress on urgent repairs to the building was also a contributor to their decision. The subtenant's final day of occupancy was 28 February 2024.

The premises has remained untenanted since that time, with Administration continuing to seek negotiation of a new lease on terms similar to the previous lease with NTWA.

COMMENT

Following the subtenant terminating their sublease, the NTWA proposed a Scope of Works (SOW), which was accepted by the Shire. The SOW covered all urgent items raised by Shire officers, as well as some further compliance works. The SOW was completed in June 2024.

At a meeting with the NTWA in October 2024, the Shire was requested to continue to maintain the premises in line with the lease on a periodic basis. While negotiations regarding the lease were temporarily stalled due to the NTWA experiencing staffing shortages, the Shire commenced an Expression of Interest process to identify a new subtenant for the premises in order to reactivate the area. A preferred applicant was noted by Council, and the Shire has maintained discussions with this party throughout the process.

In addition, Shire officers have engaged with the Gingin Historical Society, which has expressed interest in leasing part of the premises for historical and tourism purposes on a shared basis with the preferred subtenant.

Shire Administration met with the NTWA in August 2025 in an attempt to finalise negotiations for a new lease, with the following terms being negotiated:

- \$6,500 (excl GST) per annum;
- Outgoings – pest control, water, power, building insurance reimbursement, gutter cleaning and fire equipment servicing;
- 6 month rent abatement – to be passed on to the proposed subtenant to assist with fit out and reactivate a customer base;
- Profit sharing proposal (turnover rent) once base profit margin reached of 10%;
- No increase of rent for the first 5 years (5 + 5 term);
- Shire of Gingin/subtenant to proactively seek grant funding for the refurbishment of the property; and
- Shire of Gingin to report to the NTWA on visitation numbers, to support Key Performance Indicators for the NTWA.

The overall cost to the Shire has increased slightly based on the above newly negotiated terms. However, the Shire will not be able to secure a subtenant and activate the premises without tenure certainty for any new subtenant. The NTWA has confirmed that it will not reduce the rent any further.

The Shire has ability to place further terms on the subtenant to reduce its maintenance costs and allow for some turnover rent, which will be negotiated with the preferred tenant in due course and will be the subject of a further Council report.

RISK IMPLICATIONS

The Shire is currently maintaining the premises and paying rent at a cost with no benefit to the community while the premises remains vacant.

Risks include loss of opportunity to the community if no agreement is reached, loss of potential income and reputational loss should this matter continue to be protracted.

STATUTORY/LOCAL LAW IMPLICATIONS

Commercial Tenancy (Retail Shops) Agreements Act 1995

POLICY IMPLICATIONS

Nil

BUDGET IMPLICATIONS

The following table shows the budget implications of the proposed rental increase.

Account	Description	Current Budget	Revised Budget	Surplus/Deficit
B013800	Building Operations	\$8,895	\$10,895	\$2,000
BM13800	Building Maintenance	\$3,768	\$3,768	\$0
			Net effect	\$2,000

The Shire may recoup some income from the premises over time, with terms of turnover rent placed into the subtenant's sublease. However, this is considered to be unlikely in the short term. The overall financial goal for this project is to break even, to activate the site for the community and to support tourism and economic development.

STRATEGIC IMPLICATIONS

Shire of Gingin Strategic Community Plan 2024-2034

Aspiration	1. Attractions & Economy - Actively Pursue Tourism and Economic Development
Strategic Objective	2.6 Services - Cost effective services which meet the needs of the community.

VOTING REQUIREMENTS - ABSOLUTE MAJORITY

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Vis **SECONDED:** Councillor Weeks

That Council:

1. Agree to enter into a new lease with the National Trust of Western Australia for the rental amount of \$6,500 (ex GST) and terms outlined in this report;
2. Amend the 2025/26 budget as follows:

Account	Description	Current Budget	Revised Budget	Surplus/Deficit
BO13800	Building Operations	\$8,895	\$10,895	\$2,000
BM13800	Building Maintenance	\$3,768	\$3,768	\$0
			Net effect	\$2,000

and

3. Note that a further report to Council will be provided regarding any future sublease for the Gingin Railway Station

CARRIED BY ABSOLUTE MAJORITY

7 / 0

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

13.3 SHIRE OF GINGIN CATS AMENDMENT LOCAL LAW

File	LAW/1
Author	Lee-Anne Burt - Coordinator Governance
Reporting Officer	Rachael Wright - Executive Manager Corporate Services
Refer	15 July 2025 - Item 13.2
Appendices	1. Cats Amendment Local Law [13.3.1 - 2 pages]

DISCLOSURES OF INTEREST

Nil

PURPOSE

To commence the statutory process for making a local law (Shire of Gingin Cats Amendment Local Law) in accordance with s. 3.12 of the *Local Government Act 1995* (the Act).

BACKGROUND

At the Ordinary Council Meeting on 15 July 2025, Council gave an undertaking to the Joint Standing Committee on Delegated Legislation to:

1. Within six months, amend the local law [the Shire of Gingin Cats Local Law 2025] as follows:
 - a. delete the clause 1.5 definition of 'effective control';
 - b. in the clause 1.5 definition of 'set fee', replace 'Act' with '*Local Government Act 1995*';
 - c. amend clause 3.4(3)(b) as follows:

a cat management facility ~~which has been approved~~ operated by the local government
 - d. in clause 3.8(4), replace the reference to 'clause 3.4(2)' with a reference to 'clause 3.4(3)';
 - e. delete clause 3.9(1)(b);
 - f. in clause 6.3(1), replace the reference to 'section 9.16(1)' with 'section 62';

- g. in Schedule 2, item 2, replace the reference to 'clause 2.1(2)' with a reference to 'clause 2.1(4)';
 - h. in Schedule 2, item 10, replace the reference to 'clause 6.1(2)' with a reference to 'clause 6.1';
 - i. in clause 3.12(1), delete the words 'for an application under clause 3.4(1)(c)'; and
 - j. make all consequential amendments arising from the above amendments.
2. Not enforce the local law to the contrary before it is amended in accordance with Undertaking 1.
3. Ensure that a copy of these undertakings accompanies the local law wherever it is made publicly available by the Shire, whether in hard copy or electronic form.

In accordance with this undertaking, a draft Cats Amendment Local Law has been prepared for Council's consideration (**see appendix**).

COMMENT

The same statutory process applies to the making of new, amendment and repeal local laws, and is as follows:

- Council must resolve to commence the process of making the local law;
- Local public notice of the proposed local law must be given inviting public submissions. A submission period of at least six (6) weeks must be allowed;
- During the public submission period the proposed local law must also be submitted to the Department of Local Government, Sport and Cultural Industries (DLGSCI) and any other department responsible for administering the Act under which the local law is made for comment;
- At the conclusion of the public submission period, a summary of submissions received, and any changes recommended by the DLGSCI or another department must be considered by Council. At this point Council may resolve to make the local law either as proposed, or in a form that is not significantly different from what was proposed. If, as a result of public submissions, Council wishes to make substantial changes to the proposed local law, then a further public submission period will be required;
- Once Council has resolved to make the local law, it must be published in the Government Gazette and a further copy provided to the DLGSCI;

- Local public notice must be given of the adoption, gazettal and commencement date of the local law; and
- A copy of the local law, together with a copy of the required Explanatory Memorandum, must then be submitted to the Parliamentary Joint Standing Committee on Delegated Legislation (JSCDL) for review.

The JSCDL will review the local law and its effects, and may recommend to Parliament that it be amended, or request that it be disallowed. If amendment is required, then the local government will be requested to provide an undertaking to progress the amendment within a specified time frame.

The *Local Government (Functions and General) Regulations 1996* requires that, in commencing to make a local law, the person presiding at a Council meeting is to give notice of the purpose and effect of the local law by ensuring that the purpose and effect are included in the Agenda and Minutes for that meeting.

Accordingly, the purpose and effect for the Shire of Gingin Cats Amendment Local Law are:

Purpose: To amend the Shire of Gingin Cats Local Law 2025.

Effect: To correct drafting errors and inconsistencies identified by the Joint Standing Committee on Delegated Legislation.

RISK IMPLICATIONS

It is not considered that there is any risk associated with complying with the requirements of the JSCDL.

STATUTORY/LOCAL LAW IMPLICATIONS

Local Government Act 1995

Part 3 – Functions of local governments

Division 2 – Legislative functions of local governments

Section 3.12 – Procedure for making local laws

POLICY IMPLICATIONS

Nil

BUDGET IMPLICATIONS

Any costs associated with the process of amending the Shire of Gingin Cats Local Law 2025 will be met from Council's 2025/26 budget once adopted.

STRATEGIC IMPLICATIONS

Shire of Gingin Strategic Community Plan 2024-2034

Aspiration	4. Excellence & Accountability - Deliver Quality Leadership and Business Expertise
Strategic Objective	4.2 Effective Governance - Apply systems of compliance which assists Council to make informed decisions within a transparent, accountable, and principled environment.

VOTING REQUIREMENTS - SIMPLE MAJORITY

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Peczka

SECONDED: Councillor Stewart

That Council agree, in accordance with the *Local Government Act 1995* s. 3.12(2) and (3) and all other legislation enabling it, to give local public notice of its intention to make the Shire of Gingin Cats Amendment Local Law and, within that notice;

1. Invite public submissions in relation to the proposed amendment local law for a minimum period of 6 weeks; and
2. Advise of the following Purpose and Effect:

Purpose: To amend the Shire of Gingin Cats Local Law 2025.

Effect: To correct drafting errors and inconsistencies identified by the Joint Standing Committee on Delegated Legislation.

CARRIED UNANIMOUSLY

7 / 0

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

LOCAL GOVERNMENT ACT 1995
CAT ACT 2011

SHIRE OF GINGIN

CATS AMENDMENT LOCAL LAW

Under the powers conferred by the *Cat Act 2011*, the *Local Government Act 1995* and all other powers enabling it, the Council of the Shire of Gingin resolved on _____ to adopt the following local law.

1. Citation

This local law may be cited as the *Shire of Gingin Cats Amendment Local Law*

2. Commencement

This local law comes into operation 14 days after the date of its publication in the *Government Gazette*.

3. Principal local law

This local law amends the *Shire of Gingin Cats Local Law 2025* published in the *Government Gazette* on 14 March 2025.

4. Clause 1.5 amended

In clause 1.5 –

- (a) delete the definition *effective control*, and
- (b) in the definition of *set fee* replace the word ‘Act’ with the words ‘*Local Government Act 1995*’.

5. Clause 3.4 amended

In clause 3.4(3)(b) replace the words ‘which has been approved’ with the word ‘operated’.

6. Clause 3.8 amended

In clause 3.8(4) replace the words ‘clause 3.4(2)’ with the words ‘clause 3.4(3)’.

7. Clause 3.9 amended

In clause 3.9 delete subclause (1)(b) and renumber remaining subclauses.

8. Clause 3.12 amended

In clause 3.12(1) delete the words ‘for an application under clause 3.4(1)(c)’.

9. Clause 6.3 amended

In clause 6.3(1) replace the words ‘section 9.16(1)’ with the words ‘section 62’.

10. Schedule 2 amended

In Schedule 2 –

- (a) In item 2, replace the words ‘clause 2.1(2)’ with the words ‘clause 2.1(4)’; and
- (b) in item 10 replace the words ‘clause 6.1(2)’ with the words ‘clause 6.1’.

Dated _____

The Common Seal of the Shire of Gingin was affixed)
by authority of a resolution of the Council in the)
presence of:)

COUNCILLOR
PRESIDENT

SCOTT WILDGOOSE
CEO

13.4 LIST OF PAID ACCOUNTS AUGUST 2025

File	FIN/25
Author	Emma Edwards – Accounts Payable Officer
Reporting Officer	Rachael Wright – Executive Manager Corporate Services
Refer	Nil
Appendices	1. Voucher List August 2025 [13.4.1 - 7 pages]

DISCLOSURES OF INTEREST

Nil

PURPOSE

For Council to note the payments made in August 2025.

BACKGROUND

Council has delegated authority to the Chief Executive Officer (CEO) to exercise the power to make payments from the Municipal Fund (Delegation 1.1.13 Payments from the Municipal or Trust Funds). The CEO is required to present a list to Council of those payments made since the last list was submitted.

COMMENT

Accounts totalling \$1,906,849.22 were paid during the month of August 2025.

A payment schedule is included as **an appendix** to this report.

The schedule details:

- Municipal Fund electronic funds transfers (EFT) \$1,646,798.79
- Municipal Fund cheques \$0.00
- Municipal Fund direct debits \$260,050.43

TOTAL MUNICIPAL EXPENDITURE \$1,906,849.22

TOTAL EXPENDITURE \$1,906,849.22

All invoices have been verified, and all payments have been duly authorised in accordance with Council's procedures.

RISK IMPLICATIONS

Nil

STATUTORY/LOCAL LAW IMPLICATIONS

Local Government Act 1995
s.6.4 – Financial Report

Local Government (Financial Management) Regulations 1996
Reg. 13 – Payments from municipal fund or trust by CEO
Reg. 13A – Payments by employees via purchasing cards

Shire of Gingin Delegation Register – Delegation 1.1.13 Payments from the Municipal or Trust Funds

POLICY IMPLICATIONS

Nil

BUDGET IMPLICATIONS

Resource requirements are in accordance with existing budgetary allocations.

STRATEGIC IMPLICATIONS

Shire of Gingin Strategic Community Plan 2024-2034

Aspiration	4. Excellence & Accountability - Deliver Quality Leadership and Business Expertise
Strategic Objective	4.4 Strategic & Sustainable Financial Planning - Undertake long-term resource planning and allocation in accordance with the Integrated Planning and Reporting Framework

VOTING REQUIREMENTS - SIMPLE MAJORITY

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Vis

SECONDED: Councillor Sorensen

That Council note all payments made by the Chief Executive Officer under Delegation 1.1.13 for August 2025 totalling \$1,906,849.22 as detailed in the appendices to this report, comprising:

• Municipal Fund electronic funds transfers (EFT)	\$1,646,798.79
• Municipal Fund cheques	\$0.00
• Municipal Fund direct debits	\$260,050.43

CARRIED UNANIMOUSLY
7 / 0

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.4.1

Payments made under Delegated Authority 2.1 *Payment of Creditors* for the period 01/08/2025 - 31/08/2025

TYPE	DATE PAID	NAME	DETAILS	AMOUNT	
EFT-44998	7/08/2025	Altus Planning Pty Ltd	Planning Services	2145.00	
EFT-44999	7/08/2025	Australian Taxation Office (PAYG)	Payroll deduction for PE: 29/07/2025	56169.00	
EFT-45000	7/08/2025	Bindoon Hill Gravel Supply	Wannamal Road West: Gravel Cartage	111843.11	
EFT-45001	7/08/2025	Bluecoast Consulting Engineers Pty Ltd	Consultancy Services: CHRMAP Peer Review	3938.00	
EFT-45002	7/08/2025	Boya Equipment	GG009: Wiper Assembly	352.39	
EFT-45003	7/08/2025	Bushfire Risk Solutions	BFB Station Uniforms	3500.20	
EFT-45004	7/08/2025	CFMEU	Payroll deduction for PE: 29/07/2025	60.00	
EFT-45005	7/08/2025	Child Support Agency	Payroll deduction for PE: 29/07/2025	19.89	
EFT-45006	7/08/2025	Dibbles Plumbing Service	Lefroy Street: HWS, toilet and plumbing repairs Granville Park: Ablutions repair	696.30	L
EFT-45007	7/08/2025	Duncan Solutions	Guilderton Parking Meters Credit Card Transactions and Monthly Support	2014.29	
EFT-45008	7/08/2025	Eagleye Technical Services	Lefroy Street: Reticulation wiring repair, Hot Water System Repair	420.20	L
EFT-45009	7/08/2025	Gingin District Community Resource Centre Inc (CRC)	Advertisement: Event Flyer Palettes & Plates	110.00	L
EFT-45010	7/08/2025	Gingin Fuel and Tyres Pty Ltd	Gingin Depot: Bulk Diesel	34599.02	L
EFT-45011	7/08/2025	Guilderton Community Association Inc (GCA)	24/25 Community Grant Funding, Guilderton Visitors Centre: Brochures and Signs	4776.00	G
EFT-45012	7/08/2025	Integrity Management Solutions Pty Ltd	Governance: 2025/26 Attain Subscription	8250.00	
EFT-45013	7/08/2025	Iron Mountain Australia Group Services Pty Ltd	Storage Business Cartons	146.86	
EFT-45014	7/08/2025	LD Total	Monthly Turf Maintenance	44617.02	
EFT-45015	7/08/2025	LGISWA	Employee Assistance Program: July 2025 - December 2025	5929.00	
EFT-45016	7/08/2025	LGRCEU (WA Division)	Payroll deduction for PE: 29/07/2025	48.00	
EFT-45017	7/08/2025	Marsh Pty Ltd	Training: Complete Mental Health Challenges	6160.00	
EFT-45018	7/08/2025	McGees Property	Property Valuations	2145.00	
EFT-45019	7/08/2025	McLeods Lawyers Pty Ltd	Legal Advice: Building	1182.72	
EFT-45020	7/08/2025	Moore River News Inc	Advertising: Event Flyer Palettes and Plates	110.00	L
EFT-45021	7/08/2025	Moore River Roadhouse	Fuel Purchases	281.91	L
EFT-45022	7/08/2025	Ocean Farm Volunteer Bush Fire Brigade	Ice	34.00	R
EFT-45023	7/08/2025	Officeworks	Stationery Room Restock	180.11	
EFT-45024	7/08/2025	Omnicom Media Group Australia Pty Ltd (Marketforce)	Advertisement: Proposal to Impose Differential Rates	1577.58	
EFT-45025	7/08/2025	Paywise	Advertisement: Delivery of Waste Services		
EFT-45026	7/08/2025	RAC Motoring Pty Ltd T/A RAC Business Wise	Payroll Salary Sacrifice Payment PE 29/07/2025	1398.86	
EFT-45027	7/08/2025	RingCentral Australia Pty Ltd	Insurance: Community Cars	342.00	
EFT-45028	7/08/2025	Sonic HealthPlus Pty Ltd	Gingin Administration: Monthly Phone Service	1178.10	
EFT-45029	7/08/2025	Stewart & Heaton Clothing Co Pty Ltd	Pre Employment Medicals - Operations and Assets	245.30	
EFT-45030	7/08/2025	Team Global Express Pty Ltd	BRMO & BFB PPE Order	1460.05	
EFT-45031	7/08/2025	WA Rangers Association (Inc)	Courier Charges	87.47	
EFT-45032	7/08/2025	Waterlogic Australia Pty Ltd	WA Rangers Association Annual Memberships	100.00	
EFT-45033	7/08/2025	WEX Australia Pty Ltd	Rental Service of SD5 Cool & Cold Countertop and Clean Stream	173.97	
EFT-45034	7/08/2025	Erik Sorensen	Caltex Fuel Card Purchases	1744.99	
EFT-45035	7/08/2025	Helen Sampson	Councillor Travel Expenses	366.87	C
EFT-45036	7/08/2025	Tony Pisconeri	Gingin Waste Facility: Management and Drum Muster	2173.93	L
EFT-45037	7/08/2025		Drum Collection		
EFT-45038	7/08/2025		Seabird Waste Facility Management	18000.00	
EFT-45039	7/08/2025		Lancelin Waste Facility Management		
EFT-45040	7/08/2025		Net Pays PE 12/08/2025	169933.89	S
EFT-45041	7/08/2025		Debtors Debt Recovery Costs	37.73	
EFT-45042	7/08/2025		Reimbursement: Purchase Suction Pump & Consumables from AMA Medical	966.04	R
EFT-45043	7/08/2025		Service Desk and System Administration Support	9862.20	
EFT-45044	7/08/2025		Supply gravel for maintenance works	70519.02	L
EFT-45045	7/08/2025		Gas & Oxygen Supplies for the Workshop & Gingin Medical Centre	110.90	
EFT-45046	7/08/2025		Cleaning: Shire Facilities, Council Chambers, Lancelin Hall, Deep Clean: Gingin Administration, Gingin Bowling Club, Lefroy Street	30487.42	
EFT-45047	7/08/2025		Council Bar Restock	52.00	L
EFT-45048	7/08/2025		Guilderton Cafe: Dishwasher Service and Repair	1406.00	
EFT-45049	7/08/2025		Courier Charges	1332.71	L
EFT-45050	7/08/2025		Moolabeenee Road: Soft Edges Signs	347.60	
EFT-45051	7/08/2025		Mobile and Office Phone Management	165.00	
EFT-45052	7/08/2025		Gingin Administration: Repair Faulty Smoke Detector	698.50	
EFT-45053	7/08/2025		BFB PPE Order	920.96	
EFT-45054	7/08/2025		Provision of Library Services: July 2025 - September 2025	7771.50	
EFT-45055	7/08/2025		GG098: New Tyres	702.08	
EFT-45056	7/08/2025		GG012: Replacement Hoses		
EFT-45057	7/08/2025		Hardware Store Purchases	3487.05	L

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.4.1

Payments made under Delegated Authority 2.1 *Payment of Creditors* for the period 01/08/2025 - 31/08/2025

			Payment Category L - Local, R - Reimbursement, F - Funded, S - Staff, PF - Partially Funded, C - Councillor		
TYPE	DATE PAID	NAME	DETAILS	AMOUNT	
EFT-45053	14/08/2025	Great Northern Detailing	Car detailing for BRMC Vehicle (GG09) and DCBFCO Vehicle (GG21029)	400.00	L
EFT-45054	14/08/2025	Hazard Group Pty Ltd	Harold Park: Concrete Path Curbing and Footpath install/repairs for Gingin Townsite	17227.38	
EFT-45055	14/08/2025	Hersey's Safety Pty Ltd	Depot PPE Stock & Workshop Consumables	2220.28	
EFT-45056	14/08/2025	ID RENT PTY LTD	Posi Track Mulching Deck Hire	2534.40	
EFT-45057	14/08/2025	IGA Local Grocer Gingin	Supermarket Purchases	498.83	L
EFT-45058	14/08/2025	JLT Risk Solutions Pty Ltd	LGIS Non Scheme Cover - 2025/26 Marine Cargo LGIS Non Scheme Cover - 2025/26 Marine Hull	1491.03	
EFT-45059	14/08/2025	Kleen West Distributors	Graffiti Remover Solution	204.16	
EFT-45060	14/08/2025	Lancelin Gull Roadhouse	Fuel Purchases	1972.18	L
EFT-45061	14/08/2025	Lancelin Trade and Rural Supplies	Hardware Store Purchases	2388.30	L
EFT-45062	14/08/2025	Lancelin Tree Services	O'Neil Street, Lancelin: Tree Removal	1760.00	L
EFT-45063	14/08/2025	Ledge's Kanga Service and Skip Bin Hire	Lancelin Jetty Skip Bin Hire	2200.00	L
EFT-45064	14/08/2025	LGISWA	LGISWA Scheme Membership 2025/26	380298.54	
EFT-45065	14/08/2025	Local Government Professionals WA - LGPWA	2025/26 Data Drives Decisions Project Licence	5500.00	
EFT-45066	14/08/2025	Moore River Electrical Services	Lancelin Hall: Supply and install override switch to external light Lancelin Plaza: Replace Solar Lights	3872.00	L
EFT-45067	14/08/2025	Moore River Tree Services	McCormick St, Seabird: Tree Removal Cheriton Road: Tree Removal & Traffic Management	7700.00	L
EFT-45068	14/08/2025	Moore Sands Resources Pty Ltd	Seabird Waste Management Facility: Clean Fill Sand Delivery	5070.44	L
EFT-45069	14/08/2025	Moore Septics	Gingin Caravan Dump Point Pump Out	1155.00	L
EFT-45070	14/08/2025	Team Global Express Pty Ltd	Courier Charges	130.07	
EFT-45071	14/08/2025	Uniforms at Work	Operations & BRMO Uniform Order	786.55	
EFT-45072	14/08/2025	Western Australian Local Government Association	WALGA Memberships and Subscriptions 2025/26	30580.78	
EFT-45073	14/08/2025	Wren Oil - Romine Holdings Pty Ltd	Waste Oil Collection: Gingin Waste Facility, Gingin Depot, Lancelin Waste Facility	1247.40	
EFT-45074	14/08/2025	Helen Sampson	Gingin Waste Facility Management	1806.75	L
EFT-45075	21/08/2025	AFGRI Equipment Pty Ltd	GG001: Rear Diff Lock Fault Find Service, Hoses, Engine Fault Find GG004: Service, Hoses, Engine Fault Find GG001 & GG006: Parts	15521.56	
EFT-45076	21/08/2025	Aurora Delta Pty Ltd	Medical Subsidy Payment July 2025	4407.49	
EFT-45077	21/08/2025	Bluecoast Consulting Engineers Pty Ltd	Coastal Design Services	7713.75	
EFT-45078	21/08/2025	Boya Equipment	GG009: Service	1255.03	
EFT-45079	21/08/2025	Bunnings Buildings Supplies Pty Ltd	Hinchcliffe Demolition: Signage Gingin Medical Centre: New locks	432.57	
EFT-45080	21/08/2025	Carringtons Traffic Services	Traffic Management	2413.84	
EFT-45081	21/08/2025	Construction Training Fund	CTF Payments July 2025	3861.36	F
EFT-45082	21/08/2025	Department of Local Government Industry Regulation and Safety - Bonds ADMIN	Building Services Levy Payments July 2025	7792.30	F
EFT-45083	21/08/2025	Department of Transport	Release of Information fee for Parking Infringement Notices	15.30	
EFT-45084	21/08/2025	Dibbles Plumbing Service	Gingin Administration: Unblock sewer line	330.00	L
EFT-45085	21/08/2025	Duncan Solutions	Guilderton Parking Meters: Credit Card Transactions and monthly support. Guilderton Foreshore Carpark: Annual Parking Meter Service	768.99	
EFT-45086	21/08/2025	Eagleeye Technical Services	Depot Generator: Instal Auto Change Over Switch	8892.40	L
EFT-45087	21/08/2025	Eastern Hills Chainsaws & Mowers Pty Ltd	Spare Honda/Chainsaw Engine Parts	461.70	
EFT-45088	21/08/2025	Full Flow Plumbing and Gas	Lefroy Street: Septic Tank Tree Root Removal	1001.00	L
EFT-45089	21/08/2025	Gingin Agencies WA	Workshop Stock: Machine Grease	1077.63	L
EFT-45090	21/08/2025	Gingin Fuel and Tyres Pty Ltd	GG6017: Tyres, GG0012: Parts, Compactor Parts	2727.86	L
EFT-45091	21/08/2025	Gingin Pharmacy	GG019: First Aid & Snake Bite Kits	67.94	L
EFT-45092	21/08/2025	Gingin West Volunteer Bush Fire Brigade	Reimbursement: Catering for Volunteers Training	109.25	R
EFT-45093	21/08/2025	Grand Toyota	GG074: Transfer Case Seals/Washers	120.23	
EFT-45094	21/08/2025	Jason Industries & Signmakers	Beach Emergency Number Sign	234.45	
EFT-45095	21/08/2025	K B Riley & Sons Pty Ltd t/a Lancelin Sands	Gingin Administration: Pump out septic tank	1500.00	L
EFT-45096	21/08/2025	Kenworthy Contracting Pty Ltd	Lancelin Waste Facility: E Waste Pad Concrete Slab	4180.00	L
EFT-45097	21/08/2025	Lancelin Community Resource Centre Inc (CRC)	Booking Refund	80.50	R
EFT-45098	21/08/2025	Lancelin IGA	Supermarket Purchases	123.77	L
EFT-45099	21/08/2025	Lancelin Ledge Point Football Club	Bond Refund	200.00	R
EFT-45100	21/08/2025	Lancelin Outdoors	Lancelin CWA Hall: Install chimney cover	380.00	L
EFT-45101	21/08/2025	Landcare Weed Control	Gingin Brook: Amazon Frogbit Prevention Booms	4006.00	
EFT-45102	21/08/2025	Local Government Professionals WA - LGPWA	2025/26 Silver Subscription Renewal & Membership	3200.00	
EFT-45103	21/08/2025	McLeods Lawyers Pty Ltd	Legal Advice	590.92	
EFT-45104	21/08/2025	Midland Camera House	Nikon Camera Repairs	135.00	
EFT-45105	21/08/2025	Moore River Tree Services	Lefroy Street: Tree removal, Mortimer Street: Tree Removal	4510.00	L
EFT-45106	21/08/2025	Moore Septics	Gingin Waste Facility: Ablution Pump Out	440.00	L
EFT-45107	21/08/2025	Ready Industries Pty Ltd	Hinchcliffe Lookout: Temporary fencing	5251.40	

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.4.1

Payments made under Delegated Authority 2.1 Payment of Creditors for the period 01/08/2025 - 31/08/2025

TYPE	DATE PAID	NAME	DETAILS	AMOUNT	
EFT-45108	21/08/2025	Research Solutions (WA) Pty Ltd	2025 Community Survey	5416.95	
EFT-45109	21/08/2025	Shire of Gingin	BSL Commission for July 2025	250.75	
			CTF Commission June 2025		
EFT-45110	21/08/2025	Supagas Pty Limited	Guilderton Caravan Park: Bulk Gas Supply	3480.56	
EFT-45111	21/08/2025	Truck Centre WA Pty Ltd	GG002: Side View Mirror	2403.70	
			GG045: Service and Weather Shields		
EFT-45112	21/08/2025	WA Stump Grinding & Tree Services	Breera Road: Tree pruning	10010.00	L
EFT-45113	21/08/2025	Wurth Australia Pty Ltd	Gingin Workshop Consumables	640.75	
EFT-45114	21/08/2025	Helen Sampson	Gingin Waste Facility Management	1806.75	L
EFT-45115	21/08/2025	Leigh Solomon	Ledge Point Offroad Vehicle Area: Tree Planting	1297.00	L
EFT-45116	26/08/2025	Australian Taxation Office (PAYG)	Payroll deduction for PE: 12/08/2025	50460.00	
EFT-45117	26/08/2025	CFMEU	Payroll deduction for PE: 12/08/2025	60.00	
EFT-45118	26/08/2025	Child Support Agency	Payroll deduction for PE: 12/08/2025	19.89	
EFT-45119	26/08/2025	LGRCEU (WA Division)	Payroll deduction for PE: 12/08/2025	48.00	
EFT-45120	26/08/2025	Paywise	Payroll Salary Sacrifice Payment PE: 12/08/2025	1398.86	
PAY-164	28/08/2025	Shire of Gingin	Net Pays PE 26/08/2025	163300.43	S
EFT-45121	28/08/2025	Advanced Nursery	Gingin Outdoor Activity Space: Plants	652.50	
EFT-45122	28/08/2025	AMPAC Debt Recovery WA Pty Ltd	Rates Debt Recovery Costs, Commissions & Refunds	8860.46	
EFT-45123	28/08/2025	Avantgarde Technologies	BRMC Laptop	2967.02	
			Gingin Administration Phone Headsets		
EFT-45124	28/08/2025	Belgravia PRO Pty Ltd	Guilderton Caravan Park: Pure Glamping & Hire equipment, RMS License Fees, Management Fee	44485.17	
EFT-45125	28/08/2025	Carringtons Traffic Services	Traffic Management	12703.20	
EFT-45126	28/08/2025	Corsign	Signs and Guide Posts	27648.50	
EFT-45127	28/08/2025	CSStech	Telstra Phone and RingCentral Management	165.00	
EFT-45128	28/08/2025	Department of Treasury and Finance-Unclaimed Money Operating	Unclaimed Money Transfer	1374.05	F
EFT-45129	28/08/2025	Eagleye Technical Services	Gingin Administration: Septic Tank Float Switch	546.70	L
EFT-45130	28/08/2025	Environmental Health Australia (WA)	Associate Member renewal 25/26	435.00	
EFT-45131	28/08/2025	Full Flow Plumbing and Gas	Guilderton Caravan Park: Replacement Hot Water System, Dump Point Damage Assessment	1881.00	
EFT-45132	28/08/2025	Gingin District Community Resource Centre Inc (CRC)	Reimbursement: 50% Synergy Electricity Usage Gingin Medical Centre	857.06	R
EFT-45133	28/08/2025	Gingin Fuel and Tyres Pty Ltd	GG073: Puncture Repair	3480.45	L
			GG006: Grease Fittings		
			GG074: Puncture Repair		
			GG09: Battery		
			GG088: Tyres		
EFT-45134	28/08/2025	Gold Front Thoroughbred Breeding & Racing	Refund Overpayment	83.50	R
EFT-45135	28/08/2025	Guilderton Country Club Inc.	Electricity Supply and Usage Reimbursement	144.85	R
EFT-45136	28/08/2025	Gull Gingin Pty Ltd	Small Plant Fuel Purchases	105.91	L
EFT-45137	28/08/2025	Hanlons Electrical Service	Gingin Depot: Electrical Testing & Tagging	422.40	L
EFT-45138	28/08/2025	IT Vision	Update Rates Notice Templates	554.40	
EFT-45139	28/08/2025	JLT Risk Solutions Pty Ltd	Event Cancellation Insurance 25/26	5500.00	
EFT-45140	28/08/2025	K B Riley & Sons Pty Ltd t/a Lancelin Sands	Lancelin CWA Carpark: Pump Out Excess Storm Water	1100.00	L
EFT-45141	28/08/2025	Kenworthy Contracting Pty Ltd	Seabird Tip: E Waste pad concrete	4950.00	L
EFT-45142	28/08/2025	Lake Tree Systems Pty Ltd	Planning Department Software Licence	280.37	
EFT-45143	28/08/2025	Lancelin Outdoors	Frogmore Depot: Replacement Gutters and Downpipes	2832.50	L
EFT-45144	28/08/2025	Lower Coastal Community Association Inc LCCA	Quarterly Contribution Bus Maintenance	500.00	L
EFT-45145	28/08/2025	Major Motors Pty Ltd	2GG: Door lock	450.51	
EFT-45146	28/08/2025	McLeods Lawyers Pty Ltd	Legal Advice and Expenses	21198.10	
EFT-45147	28/08/2025	Miracle Recreation Equipment	Replacement Play Equipment: Douglas Park, Gabbadah Park, Guilderton Foreshore, Sovereign Hill Playground	11423.50	
EFT-45148	28/08/2025	Moore Demo & Civil	Hinchcliffe Hill Lookout: Demolition	43820.00	L
EFT-45149	28/08/2025	Moore River Electrical Services	Wangaree Community Centre: Replace Smoke Detectors and Emergency Light	924.00	L
EFT-45150	28/08/2025	Moore Sands Resources Pty Ltd	Seabird Waste Management Facility: Deliver Limestone	5391.10	L
EFT-45151	28/08/2025	Moore Septics	Gingin Administration: Septic Pump Out	2566.80	L
EFT-45152	28/08/2025	NAPA a division of GPC Asia Pacific Pty Ltd	GG074: Dash Camera Wiring Kit, GG068: Trailer socket/bracket, GG039: Trailer Plug, GG016: Beacon plugs, Small engine spares & workshop consumables, GG019: Isolator	870.78	
EFT-45153	28/08/2025	Northern Valley News	Advertising: Event Flyer Palettes & Plates	1025.00	L
EFT-45154	28/08/2025	Promotional Exposure	Seniors Week Rock and Roll Show	2475.00	
EFT-45155	28/08/2025	Research Solutions (WA) Pty Ltd	2025 Community Survey Additional Analysis	2245.10	
EFT-45156	28/08/2025	Rural Building Company Pty Ltd	Refund: Application for Development Approval Fee	3112.64	R
EFT-45157	28/08/2025	Seek Limited	Employment Advertisement: Leasing and Grants Officer and Plant Operator/General Hand	968.00	
EFT-45158	28/08/2025	Technology One Limited	TechnologyOne Subscription Fee	13795.89	
EFT-45159	28/08/2025	The National Trust of Australia (WA)	Gingin Railway Station Rent	255.37	
EFT-45160	28/08/2025	Western Australia Police Force	National Police Checks: BFB Volunteers	35.20	

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APPENDIX 13.4.1

Payments made under Delegated Authority 2.1 *Payment of Creditors* for the period 01/08/2025 - 31/08/2025

TYPE	DATE PAID	NAME
EFT-45161	28/08/2025	Rebecca Foulkes-Taylor
EFT-45162	28/08/2025	Thomas Kusters
EFT TOTAL		
CHEQUES		
CHEQUES		

DIRECT DEBIT

DE-6805	1/08/2025	Water Corporation
DE-6804	1/08/2025	Water Corporation
DE-6913	1/08/2025	Bendigo Bank
DE-6914	1/08/2025	Department of Transport
DE-6877	1/08/2025	Go Go Media
DE-6916	1/08/2025	Bendigo Bank
DE-6992	1/08/2025	LJ Hughes
DE-6917	4/08/2025	Bendigo Bank
DE-6918	4/08/2025	Bendigo Bank
DE-6919	4/08/2025	Bendigo Bank
DE-6920	4/08/2025	Bendigo Bank
DE-6921	4/08/2025	Bendigo Bank
DE-6922	4/08/2025	Bendigo Bank
DE-6923	4/08/2025	Department of Transport
DE-6831	5/08/2025	Synergy
DE-6833	5/08/2025	Synergy
DE-6832	5/08/2025	Synergy
DE-6924	5/08/2025	Department of Transport
DE-6816	5/08/2025	Water Corporation
DE-6813	5/08/2025	Water Corporation
DE-6817	5/08/2025	Water Corporation
DE-6818	5/08/2025	Water Corporation
DE-6814	5/08/2025	Water Corporation
DE-6925	5/08/2025	Western Australian Treasury Corporation (WATC)
DE-6855	5/08/2025	Telstra
DE-6965	5/08/2025	Bendigo Bank
DE-6926	6/08/2025	Synergy
DE-6807	6/08/2025	Water Corporation
DE-6810	6/08/2025	Water Corporation
DE-6808	6/08/2025	Water Corporation
DE-6811	6/08/2025	Water Corporation
DE-6826	6/08/2025	Water Corporation
DE-6809	6/08/2025	Water Corporation
DE-6812	6/08/2025	Water Corporation
DE-6815	6/08/2025	Water Corporation
DE-6927	6/08/2025	Department of Transport
DE-6841	7/08/2025	Synergy
DE-6840	7/08/2025	Synergy
DE-6835	7/08/2025	Synergy
DE-6837	7/08/2025	Synergy
DE-6838	7/08/2025	Synergy
DE-6836	7/08/2025	Synergy
DE-6839	7/08/2025	Synergy
DE-6834	7/08/2025	Synergy
DE-6928	7/08/2025	Department of Transport
DE-6915	8/08/2025	Bendigo Bank
DE-6842	8/08/2025	Synergy
DE-6843	8/08/2025	Synergy
DE-6929	8/08/2025	Bendigo Bank
DE-6930	8/08/2025	Department of Transport
DE-6821	11/08/2025	Water Corporation
DE-6912	11/08/2025	Telstra
DE-6911	11/08/2025	Telstra
DE-6938	11/08/2025	Department of Transport

Payment Category

L - Local, R - Reimbursement, F - Funded, S - Staff, PF - Partially Funded, C - Councillor

DETAILS	AMOUNT	
Reimbursement: LIWA Conference Accommodation & Parking Reimbursement	664.05	R, S
Lancelin Back Beach Ablutions: Plumbing repairs	230.00	L
	1,646,798.79	
Water charges 37A Lefroy Street Gingin Lot 20	416.84	
Water charges 57 Lefroy St Gingin Lot 37	705.49	
BPay Monthly Fee - BPay Biller Fee	379.28	
Department of Transport - Licensing 30/07/2025	3,239.10	
Monthly Messages On Hold	75.90	
Bendigo Bank: Transfer Fees	62.50	
Allocation of Lease July 2025 Lancelin Office Correction	18.75	
Bendigo Bank: CBA Merchant Fees #2965	64.00	
Bendigo Bank: CBA Merchant Fees #6026	84.43	
Bendigo Bank: CBA Merchant Fees #2629	260.07	
Bendigo Bank: Tyro Fees Jun 25	25.26	
Bendigo Bank: Tyro Fees Jun 25	10.73	
Bendigo Bank: Tyro Fees Jun 25	2,104.72	
Department of Transport - Licensing 31/07/2025	5,513.80	
Electricity charges 1 Weld St Gingin	4,224.61	
Electricity charges Lot 148 Robinson St Gingin	294.57	
Electricity charges Lot 134 Constable St Gingin	152.35	
Department of Transport - Licensing 01/08/2025	70.45	
Water charges Jones St Gingin Lot 500 RES 50843	11.76	
Water charges 1 Weld St Gingin Lot 66	3,866.38	
Water charges Roe St Gingin Lot 7, 24-6 R7573, 41-2	164.58	
Water charges Weld St Gingin Lot 99	509.14	
Water charges 3 Horan St Gingin Lot 86	44.09	
LN-126-Gingin Aquatic Centre Tiling Repayment: 19	8,779.98	
Telephone charges Guilderton Caravan Park	240.30	
Telstra Services	109.00	
Electricity charges Lot 99 Weld St Gingin	577.79	
Water charges 13 Robinson St Gingin Lot 148 RES32955	8.82	
Water charges 18-20 Brockman St Gingin Lot 125, 402	99.93	
9007260711: Bill 0151: Meter read 15/07/2025 33kL:	96.99	
Water charges 11 Constable Street St Gingin Lot 134	5.88	
Water charges Brockman St Gingin Lot 600	712.31	
Water charges 6 Constable St Gingin Lot 126	99.93	
Water charges 7 Brockman St Gingin Lot 163 RES 2581	255.69	
Jones Street Gingin Lot 500 RES 50843	17.63	
Department of Transport - Licensing 04/08/2025	5,752.10	
Electricity charges 5 Weld St Gingin	69.33	
Electricity charges Lot 326 Roe St Gingin	358.50	
Electricity charges U A 37 Lefroy St Gingin	109.11	
Electricity charges Lot 126 Constable St Gingin	156.75	
Electricity charges Lot 850 U A Jones St Gingin	173.00	
Electricity charges 3 Fewster St Gingin	187.76	
Electricity charges Lot 32 Church St Gingin	191.93	
Electricity charges 57 Lefroy St Gingin	199.14	
Department of Transport - Licensing 05/08/2025	3,208.95	
Bendigo Bank: Fts De Process GST	8.07	
Electricity charges Lot 10 Cockram Road Gingin	216.55	
Electricity charges Lot 501 Honeycomb Rd Gingin	1,054.42	
Bendigo Bank: De Fees	5.85	
Department of Transport - Licensing 06/08/2025	5,015.10	
Water charges Edwards St Guilderton Lot 424 RES 36048	287.89	
Telstra Group Plan up to 13/07/2025	1,577.66	
Telstra Group Plan up to 21/07/2025	1,003.85	
Department of Transport - Licensing 07/08/2025	2,924.00	

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APPENDIX 13.4.1

Payments made under Delegated Authority 2.1 *Payment of Creditors* for the period 01/08/2025 - 31/08/2025

TYPE	DATE PAID	NAME	Payment Category L - Local, R - Reimbursement, F - Funded, S - Staff, PF - Partially Funded, C - Councillor	DETAILS	AMOUNT
DE-6848	12/08/2025	Synergy		Electricity charges Lot 9505 Lancelin Rd Lancelin	258.41
DE-6845	12/08/2025	Synergy		Electricity charges Lot 323 Rock Way Lancelin	306.15
DE-6847	12/08/2025	Synergy		Electricity charges Lot 324 Gingin Road Lancelin	535.02
DE-6846	12/08/2025	Synergy		Electricity charges 107 Gingin Rd Lancelin	581.80
DE-6849	12/08/2025	Synergy		Electricity charges Lot 102 Gingin Road Lancelin	224.51
DE-6824	12/08/2025	Water Corporation		Water charges 13 King Dr Woodridge Lot 301	246.88
DE-6827	12/08/2025	Water Corporation		Water charges 60 King Dr Woodridge Lot 267	138.13
DE-6825	12/08/2025	Water Corporation		Water charge 60 King Dr Woodridge Lot 267	182.22
DE-6943	12/08/2025	Department of Transport		Department of Transport - Licensing 08/08/2025	11,472.20
DE-6819	13/08/2025	Water Corporation		Water charges Moore River Dr Guilderton Lot RES 26561	5.88
DE-6850	13/08/2025	Synergy		Electricity charges 9 King St Lancelin	308.41
DE-6949	13/08/2025	Department of Transport		Department of Transport - Licensing 11/08/2025	527.10
DE-6823	14/08/2025	Water Corporation		Water charges Dewar St Guilderton Lot 1RES25007, 2RES 26048	4,358.54
DE-6820	14/08/2025	Water Corporation		Water charges Edwards St Guilderton Lot 425	266.01
DE-6822	14/08/2025	Water Corporation		Water charges 96I Edwards St Guilderton Lot 96 RES 25006	628.95
DE-6872	14/08/2025	Synergy		Electricity charges Lot 646 Robertson Rd Ledge Point	230.88
DE-6874	14/08/2025	Synergy		Electricity charges Lot 1 Cunliffe St Lancelin	233.52
DE-6885	14/08/2025	Viva Energy Australia Pty Ltd		Shell Fuel Card Purchases	147.78
DE-6950	14/08/2025	Bendigo Bank		Bendigo Bank: De Fees	19.95
DE-6951	14/08/2025	Department of Transport		Department of Transport - Licensing 12/08/2025	8,772.70
DE-6948	14/08/2025	Credit Card - CEO		Credit Card Purchases	9,879.40
DE-6946	14/08/2025	Credit Card - EMRDS		Credit Card Purchases	4,455.67
DE-6945	14/08/2025	Credit Card - CESM		Credit Card Purchases	102.54
DE-6947	14/08/2025	Credit Card - EMO		Credit Card Purchases	296.65
DE-6944	14/08/2025	Credit Card - Mechanic/Depot Controller		Credit Card Purchases	4,277.34
DE-6993	14/08/2025	Precision Administration Services Pty Ltd		Payroll deduction for PE: 14/08/2025	33,447.74
DE-6873	15/08/2025	Synergy		Electricity charges Jones St Ledge Point	436.59
DE-6875	15/08/2025	Synergy		Electricity charges Lot 390 U 54 Ledge Point Road, Ledge Point	293.84
DE-6876	15/08/2025	Synergy		Electricity charges U Cs 2 Atkinson Way Lancelin	171.44
DE-6868	15/08/2025	Water Corporation		Water charges 232I Wedge St Guilderton Lot 232	53.59
DE-6870	15/08/2025	Water Corporation		Water charges Heffron Way Gabbadah Lot 244	173.40
DE-6961	15/08/2025	Department of Transport		Department of Transport - Licensing 13/08/2025	7,487.30
DE-6963	15/08/2025	Bendigo Bank		Bendigo Bank: BPoint Transaction Fees 0245924	46.12
DE-6964	15/08/2025	Western Australian Treasury Corporation (WATC)		LN-111-Wannamal West Road Repayment: 38	23,380.02
DE-6871	18/08/2025	Synergy		Electricity charges U A 3 De Burgh St Ledge Point	213.26
DE-6895	18/08/2025	Water Corporation		Water charges Unit 1/2 Atkinson Way Lancelin Lot 84	295.15
DE-6903	18/08/2025	Water Corporation		Water charges Unit 7/2 Atkinson Way Lancelin Way Lot 84	305.16
DE-6908	18/08/2025	Water Corporation		Water charges Unit 11/2 Atkinson Way Lancelin Lot 84	309.16
DE-6901	18/08/2025	Water Corporation		Water charges Unit 6 - 11/2 Atkinson Way Lancelin Lot 84	317.64
DE-6902	18/08/2025	Water Corporation		Water charges Unit 6/2 Atkinson Way Lancelin Lot 84	284.14
DE-6896	18/08/2025	Water Corporation		Water charges Unit 2/2 Atkinson Way Lancelin Lot 84	285.13
DE-6906	18/08/2025	Water Corporation		Water charges Unit 9/2 Atkinson Way Lancelin Lot 84	285.14
DE-6904	18/08/2025	Water Corporation		Water charges Unit 8/2 Atkinson Way Lancelin Lot 84	286.13
DE-6899	18/08/2025	Water Corporation		Water charges Unit 5/2 Atkinson Way Lancelin Lot 84	286.13
DE-6897	18/08/2025	Water Corporation		Water charges Unit 3/2 Atkinson Way Lancelin Lot 84	287.14
DE-6898	18/08/2025	Water Corporation		Water charges Unit 4/2 Atkinson Way Lancelin Lot 84	291.13
DE-6907	18/08/2025	Water Corporation		Water charges Unit 10/2 Atkinson Way Lancelin Lot 84	293.14
DE-6900	18/08/2025	Water Corporation		Water Connection Charge 2 Atkinson Way Lancelin Lot 84	50.43
DE-6966	18/08/2025	Business Service Brokers T/A TeleChoice		Mobile Phone Charges	171.00
DE-6967	18/08/2025	Department of Transport		Department of Transport - Licensing 14/08/2025	7,463.15
DE-6968	18/08/2025	Department of Justice		Lodgement fee for registering unpaid infringements	354.00
DE-6969	18/08/2025	Department of Justice		Lodgement fee for registering unpaid infringements	619.50
DE-6981	18/08/2025	Bendigo Bank		Cheque Dishonour Fee - DoT Transaction - R89047	10.00
DE-6884	19/08/2025	Water Corporation		Water charges Res 646 De Burgh St Ledge Point Lot 646	70.54
DE-6879	19/08/2025	Water Corporation		Water charges 77I McCormick St Seabird Lot 77	296.84
DE-6882	19/08/2025	Water Corporation		Water charges Jones St Ledge Point Lot 744 RES 31684	320.35
DE-6883	19/08/2025	Water Corporation		Water charges Jones St Ledge Point Lot 744	8.82
DE-6880	19/08/2025	Water Corporation		Water charges De Burgh St Ledge Point Lot 498 & 459 RES 31377	11.76

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APPENDIX 13.4.1

Payments made under Delegated Authority 2.1 *Payment of Creditors* for the period 01/08/2025 - 31/08/2025

TYPE	DATE PAID	NAME
DE-6878	19/08/2025	Water Corporation
DE-6881	19/08/2025	Water Corporation
DE-6973	19/08/2025	Department of Transport
DE-6869	20/08/2025	Water Corporation
DE-6974	20/08/2025	Department of Transport
DE-6975	20/08/2025	Windcave Pty Ltd
DE-6867	21/08/2025	Water Corporation
DE-6978	21/08/2025	Bendigo Bank
DE-6979	21/08/2025	Department of Transport
DE-6894	22/08/2025	Water Corporation
DE-6889	22/08/2025	Water Corporation
DE-6890	22/08/2025	Water Corporation
DE-6891	22/08/2025	Water Corporation
DE-6892	22/08/2025	Water Corporation
DE-6893	22/08/2025	Water Corporation
DE-6980	22/08/2025	Department of Transport
DE-6982	22/08/2025	Westnet Internet Services
DE-6985	22/08/2025	Synergy
DE-6984	22/08/2025	Vocus Communications
DE-6987	25/08/2025	Water Corporation
DE-6983	25/08/2025	Water Corporation
DE-6990	25/08/2025	Australia Post
DE-6996	25/08/2025	Department of Transport
DE-7000	25/08/2025	QPC Group
DE-6844	26/08/2025	Synergy
DE-6986	26/08/2025	Synergy
DE-6997	26/08/2025	Department of Transport
DE-6998	26/08/2025	Bendigo Bank
DE-7004	27/08/2025	Bendigo Bank
DE-7003	27/08/2025	Department of Transport
DE-7005	28/08/2025	Precision Administration Services Pty Ltd
DE-6988	28/08/2025	Water Corporation
DE-6989	28/08/2025	Water Corporation
DE-7006	28/08/2025	Department of Transport
DE-7007	28/08/2025	Bendigo Bank
DE-6931	29/08/2025	Synergy
DE-7009	29/08/2025	Department of Transport
DE-6972	29/08/2025	Viva Energy Australia Pty Ltd
DE-7011	31/08/2025	LJ Hughes
DE-7001	31/08/2025	Dell Financial Services Pty Ltd
DE-7012	31/08/2025	HP Financial Services (Australia) Pty Ltd

DIRECT DEBIT

260,050.43

TOTAL MUNICIPAL

1,906,849.22

CREDIT CARD BREAK-UP

JULY	CEO	Mailchimp
		Mailchimp
		WALGA
		WALGA
		BP Mullaloo
		Shire of Gingin
		Shire of Gingin
		Shire of Gingin
		Australian Training Management
		Australian Training Management

Payment Category

L - Local, R - Reimbursement, F - Funded, S - Staff, PF - Partially Funded, C - Councillor

DETAILS	AMOUNT
Water charges 21 Edwards St Seabird Lot 261	32.33
Water charges De Burgh St Ledge Point Lot 459, 498 RES 31377	61.72
Department of Transport - Licensing 15/08/2025	18,766.60
Water charges 4 KW Rd Karakin Lot 161	14.70
Department of Transport - Licensing 18/08/2025	1,661.35
Windcave Transaction Fees WAU 2954497	899.22
Water charges Seaview Dr Karakin Lot 269	161.65
Bendigo Bank: De Fees	6.15
Department of Transport - Licensing 19/08/2025	1,519.20
Water charges Atkinson Way Lancelin Lot 323 RES 44490	640.50
Water charges 4 Hopkins St Lancelin Lot 606 RES 32942	514.33
Water charges Gingin Rd Lancelin Lot 102, 190 RES 24022	407.79
Water charges 63 Gingin Rd Lancelin Lot 1037 RES 24019	151.83
Water charges 131 Gingin Rd Lancelin Lot 324 RES 41400	29.39
Water charges 6 Hopkins St Lancelin Lot 701 RES 53340	306.25
Department of Transport - Licensing 20/08/2025	2,648.60
Internet Service CEO Residence	79.99
Electricity charges Street Lights	10,767.80
GESC Internet	808.50
Water charges L500 Fisher Way Lancelin Lot 500	111.68
Water charges 9 King St Lancelin Lot 585 RES 32837	41.15
Postage Charges up to 31/07/2025	699.50
Department of Transport - Licensing 21/08/2025	10,212.95
Epson Replacement Toner Freight	33.00
Electricity charges 13 King Dr Woodridge	3,714.90
Electricity charges Lot 1 Brockman St, Gingin WA 6503	131.90
Department of Transport - Licensing 22/08/2025	3,655.70
Bendigo Bank: De Fees	0.75
Bendigo Bank Fee: Inwards Telegraphic Transfer	2.00
Department of Transport - Licensing 25/08/2025	1,978.60
Payroll deduction for PE: 28/08/2025	31,635.42
Water charges Ocean Farm Dr Nilgen Lot 4021 RES 35092	64.66
Water charges Ocean Farm Dr Nilgen Lot 4021RES 35092	38.21
Department of Transport - Licensing 26/08/2025	1,063.40
Bendigo Bank: De Fees	20.55
Electricity charges Lot 23 Todman Road Coonabidgee	170.87
Department of Transport - Licensing 27/08/2025	2,550.95
Shell Fuel Card Purchases	74.69
Allocation of Lease - August 2025 Lancelin Office	688.25
Allocation of Lease - August 2025	1,651.29
Allocation of Lease - August 2025	748.57

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 13.4.1

Payments made under Delegated Authority 2.1 *Payment of Creditors* for the period 01/08/2025 - 31/08/2025

TYPE	DATE PAID	NAME	DETAILS	AMOUNT
		Reddy Express	0GG Diesel	81.88
		LIWA	2025 WA Aquatic Recreation & Trade Show	744.13
		Royal Lifesaving WA	Life Guard Licence Workshop	175.00
		Royal Lifesaving WA	CPR Workshop	74.00
		RU OK Ltd	Mental Health Information	18.83
		Gull Gingin	0GG Diesel	103.28
		Bendigo Bank	Card Fee	4.00
				9,879.40
	EMRDS	ASIC	Company Name Search	20.00
		Esplanade Hotel Fremantle	WA Rangers Conference 2025 Accommodation	262.00
		Shire of Gingin	Building Permit Fee	262.92
		Shire of Gingin	Building Permit Fee	7.00
		Swan Valley Vet	Veterinary Services	324.75
		Nationwide Training Pty Ltd	Load Restraint Course	1625.00
		Nationwide Training Pty Ltd	Load Restraint Course	975.00
		Nationwide Training Pty Ltd	Load Restraint Course	975.00
		Bendigo Bank	Card Fee	4.00
				4455.67
	EMCS			-
	CESM	Perth Airport	Parking Fee	17.79
		Officeworks	Printer Toner and Paper Supplies	80.75
		Bendigo Bank	Card Fee	4.00
				102.54
	EMOA	Safety Australia Group	Chemical Course	121.00
		Shire of Gingin	Demolition Permit	171.65
		Bendigo Bank	Card Fee	4.00
				296.65
	MECHANIC	Shire of Gingin	MUX 3 Months Registration	129.80
		Dial A Stamp	Name Stamp	68.50
		Howard Porter	GG6017: Hydro Valve	1,166.74
		Howard Porter	GG6017: Elbow Fitting	45.40
		4 Cabling Pty Ltd	Depot: Heavy Duty Shelving	1,267.90
		Strut Special	GG020/GG046: Gas Struts	220.00
		WALGA	Roads Course	100.00
		Safe Right	Grader Course	1,290.00
		Bendigo Bank	Refund Late Payment Fee	(15.00)
		Bendigo Bank	Card Fee	4.00
				4,277.34
	Total			19,011.60
CALTEX CARD BREAKUP				
JULY		WEX Australia Pty Ltd	GG033: 99.84L	196.00
			GG070: 228.55L	449.03
			GG005: 480.45L	916.61
			GG005: BP Surcharge	5.83
			GG051: 90.01L	175.52
			Transaction Fees	2.00
	Total			1,744.99
SHELL CARD BREAKUP				
		Viva Energy Australia Pty Ltd	GG01: 83.53L	145.28
			GG072: 42.94L	74.69
			Administration Card Fee	2.50
	Total			222.47

13.5 AMENDMENT TO FEES AND CHARGES SCHEDULE 2025-2026

File	FIN/18
Author	Alarna Richards – Coordinator Financial Planning and Reporting
Reporting Officer	Rachael Wright – Executive Manager Corporate Services
Refer	Nil
Appendices	1. Fees Charges 2025-2026 - after changes as at 09.09.2025 [13.5.1 - 35 pages]

DISCLOSURES OF INTEREST

Nil

PURPOSE

For Council to consider amendments to the 2025/26 Shire of Gingin Fees and Charges Schedule.

BACKGROUND

A local government may impose and recover a fee or charge for any goods or service it provides or proposes to provide, other than a service for which a prescribed service charge is imposed.

Currently those charges deemed a prescribed service charge under the *Local Government Act 1995* (Act) are:

- a. Property surveillance and security;
- b. Television and radio rebroadcasting;
- c. Underground electricity; and
- d. Water.

A fee or charge may be imposed for:

- Providing the use of, or allowing admission to, any property or facility wholly or partly owned, controlled, managed or maintained by the local government;
- Supplying a service or carrying out work at the request of a person;
- Subject to section 5.94, providing information from local government records;
- Receiving an application for approval, granting an approval, making an inspection and issuing a licence, permit, authorisation or certificate;
- Supplying goods; and
- Such other service as may be prescribed (as above).

Fees and charges are to be imposed when adopting the annual budget but may be:

- Imposed during a financial year; and
- Amended from time to time during a financial year.

When determining the amount of a fee or charge for a service or for goods, a local government is required to take into consideration the following factors:

- The cost to the local government of providing the service or goods;
- The importance of the service or goods to the community; and
- The price at which the service or goods could be provided by an alternative provider.

A higher fee or charge or additional fee or charge may be imposed for an expediated service or supply of goods if it is requested that the service or goods be provided urgently.

The basis for determining a fee or charge is not to be limited to the cost of providing the service or goods other than the following:

- provision of information (s.5.96);
- receiving applications for approval etc. (s.16[2][d]); or
- prescribed services (s.6.16[2][f]).

COMMENT

Following the adoption of the 2025–2026 Fees and Charges Schedule, a review by officers has identified several items that were either incorrect or inadvertently omitted. These matters have now been rectified and are reflected in an updated Fees and Charges document (**see appendix**).

As per Section 6.19 of the *Local Government Act 1995*, if a local government wishes to impose any fees and charges after the annual budget has been adopted, it must give local public notice of the intention to do so and the date from which it is proposed the fees and charges will be imposed. The proposed amendments are summarised below:

- **Administration – Hire of Halls (Pages 6 & 7)**
- Minor wording and cents corrections and reinstatement of amounts missing,
- *Lancelin Hall Weekend Hire – Hall Only maximum 6-hour rate* updated to:
Community/Not for Profit/Other \$92
- Commercial or Non-Ratepayer or Non-Resident \$124
- **Planning Fees – Change of Use (Page 31)**
- Updated to \$295 in accordance with statutory regulations.
- **Swimming Pool Fees – Annual Memberships (Page 28)**

- The *annual membership fee for Under 5s* was not updated. This has now been corrected to \$42 (previous year's fee plus CPI).
- **Waste Fees – Bin Hire for Third-Party Events (Page 19)**
- Fees for the hire of bins at community events were unintentionally omitted. These have been reinstated consistent with the 2024–2025 Fees and Charges.

The revised document now ensures accuracy, consistency with Regulations, and continuation of services for the community.

RISK IMPLICATIONS

Failure to update or incorrectly updating a local government's Fees and Charges exposures the Shire to financial, compliance, operational and reputational risk. This includes but is not limited to under-recovery of costs, inconsistent service delivery, misalignment of budgets, regulatory breaches or audit findings.

STATUTORY/LOCAL LAW IMPLICATIONS

Local Government Act 1995
Part 6 – Financial management
Division 5 – Financing local government activities
Subdivision 2 – Fees and charges

POLICY IMPLICATIONS

Nil

BUDGET IMPLICATIONS

Fees and Charges revenue for the 2025-2026 Budget.

STRATEGIC IMPLICATIONS

Shire of Gingin Strategic Community Plan 2022-2032

Aspiration	4. Excellence & Accountability - Deliver Quality Leadership and Business Expertise
Strategic Objective	4.4 Strategic & Sustainable Financial Planning - Undertake long-term resource planning and allocation in accordance with the Integrated Planning and Reporting Framework

VOTING REQUIREMENTS - ABSOLUTE MAJORITY

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Vis

SECONDED: Councillor Sorensen

1. That Council, pursuant to Section 6.16 of the *Local Government Act 1995*, adopt the amended 2025/26 Schedule of Fees and Charges as shown in Appendix 13.5.1.
2. As per Section 6.19 of the *Local Government Act 1995*, give local public notice of its intention to amend the 2025-2026 Fees and Charges below and the amended Fees and Charges be effective from 1 October 2025.

Fee	Adopted Fee	Proposed Fee
Lancelin Hall - Weekend Hall Only - per hour (includes basic kitchen use e.g. urn/fridge) - Commercial or Non-Ratepayer or Non-Resident	\$26.78	\$27.00
Lancelin Hall - Weekend Hall Only - maximum charge (6 hours or more use) [includes basic kitchen use e.g. urn/fridge] - Community/Not for Profit/Other	\$0	\$92.00
Lancelin Hall - Weekend Hall Only - maximum charge (6 hours or more use) [includes basic kitchen use e.g. urn/fridge] - Commercial or Non-Ratepayer or Non-Resident	\$0	\$124.00
Planning Fees - Change of use	\$303.00	\$295.00
Swimming Pool Annual Membership for under 5 years old	\$0	\$42.00
Waste Fees – Bin Hire for Third-Party Events - Hire of 240 litre bins (per bin) for events only	\$0	\$24.00
Waste Fees - Hire of 1500 litre bins (per bin) for events only	\$0	\$188.50

**CARRIED BY ABSOLUTE MAJORITY
7 / 0**

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*



Fees & Charges

2025/2026

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26	Comments	Inc. GST
Administration				
Account Enquiries	Change of Ownership Rates Only (per single enquiry)	\$64.00		☐
	Rates with Orders & Requisitions (per single enquiry)	\$129.00		☐
Instalment Charges	Ad hoc Rates Payment Arrangements Administration Charge	\$50.00		☐
	Two Rate Instalments Administration Charge	\$10.00		☐
	Four Rate Instalments Administration Charge	\$30.00		☐
	Payment in lieu of Rates	As per Lease Agreement		☐
	At Counter - per copy of rate assessment (when ordering more than one)	\$16.50		☐
Notice of Discontinuance	Notice of Discontinuance (application to have court case discontinued) if eligible	Recovery of Court Costs		☐
Freedom of Information	Application for access to non-personal information	\$30.00		☐
Council Minutes	At Counter - per copy	\$12.15		☒
	Posted - per copy	\$27.90		☒
Administration Support	Document search fee (regulatory in nature) - per hour	\$65.00		☐
	Document search fee (non-regulatory in nature) - per hour	\$71.50		☒
	Shire staff administration support (regulatory nature) - per hour	\$55.00		☐
	Shire staff administration support (non-regulatory) - per hour	\$60.50		☒
Cemetery Charges	Interment, exhumation, reinterment after exhumation	\$1,500.00		☒
	Interment of oversize casket/coffin (additional charge)	\$400.00		☒
	Issue of a grant of Exclusive Right of Burial - 25 yrs.	\$150.00		☐
	Renewal of a grant of Exclusive Right of Burial - 25 yrs.	\$150.00		☐
	Transfer of a grant of Exclusive Right of Burial - 25 yrs.	\$50.00		☐

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26	Comments	Inc. GST
Administration <i>(continued)</i>				
	Permission to erect or alter headstone or monument	\$150.00		☒
	Interment on weekend or public holiday, or outside normal working hours (additional charge)	\$300.00		☒
	For removal of headstone/concrete works	\$150.00		☒
	For interment of ashes (in ground or niche wall)	\$100.00		☒
	Issue of a grant of Exclusive Right of Interment – Ashes - Niche Wall 25 yrs.	\$150.00		☐
	Renewal of a grant of Exclusive Right of Interment – Ashes - Niche Wall 25 yrs.	\$150.00		☐
	Transfer of a grant of Exclusive Right of Interment – Ashes - Niche Wall 25 yrs.	\$50.00		☐
	Purchase of Niche Wall Plaque engraved	Cost plus \$100 (installation and administration costs)		☒
	Funeral Directors' Single Permit	\$150.00		☐
	Funeral Directors' Annual Licence	\$300.00		☐
	Monumental Masons' Single Licence	\$120.00		☐
	Monumental Masons' Annual Licence	\$250.00		☐
Memorials	Purchase of Plaque (engraved) or other Memorial and installation costs	Cost plus \$100 (installation and administration costs)		☒
History Books	Gingin History	\$12.50		☒
	Gingin History – Wholesale	\$6.25		☒
	Brush with Nature (soft)	\$12.50		☒
	Brush with Nature (soft) - Wholesale	\$6.25		☒
	Brush with Nature (hard)	\$18.50		☒
	Brush with Nature (hard) – Wholesale	\$9.25		☒
	The Old North Road	\$25.00		☒
	The Old North Road – Wholesale	\$12.50		☒
	Neergabby	\$18.50		☒
	Neergabby – Wholesale	\$9.25		☒

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26	Comments	Inc. GST
Administration <i>(continued)</i>				
	Secret No Longer	\$20.00		☒
	Secret No Longer – Wholesale	\$10.00		☒
	Cowalla and its Buildings	\$15.50		☒
	Cowalla and its Buildings – Wholesale	\$7.75		☒
Restricted Access Vehicle Permit	Permit for Restricted Access Vehicles to travel on Shire roads not within the Agricultural Lime Route (per vehicle)	\$206.00		☐
Special Area Vehicle Plates	Special Vehicle Area Plates (over and above Department of Transport fee)	\$50.00		☒
Standpipe Bore Water	Per 1,000 litre or part thereof - community rate	\$3.25		☐
	Per 1,000 litre or part thereof	\$13.00		☐
	Key Bond for Standpipe key	\$100.00		☐
Community Bus Hire	Per kilometre charge - Residents/Ratepayers (mileage only charged from the townsite/rural residential subdivision closest to point of origin and return)	\$2.05		☒
	Discounts - aged pensioner groups and Lancelin RSL 50% (per kilometre charge - mileage only charged from the townsite/rural residential subdivision closest to point of origin and return)	\$1.05		☒
	Bond (Refundable)	\$500.00		☐
	Cleaning Surcharge	\$50 per hour		☒
Events Trailer	Bond	\$200.00		☐
Trading in Public Places Stallholders Events Only	Uninsured Stallholders Insurance	\$12.50 per day	Trading in Public Places Local Law	☒
Guilderton Holiday Park	High Season Site Fees Late Sep to Early May (Powered) Per Day – Two Persons	\$58.50		☒
	High Season Site Fees Late Sep to Early May (Powered) Per Day – Extra Person	\$12.50		☒
	High Season Site Fees Late Sep to Early May (Unpowered) Per Day – Two Persons	\$36.00		☒

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26	Comments	Inc. GST
Administration <i>(continued)</i>				
	High Season Site Fees Late Sep to Early May (Unpowered) Per Day – Extra Person	\$12.50		☒
	Low Season Site Fees Early May to Late Sep - Except June long weekend (Powered) Per Day – Two Persons	\$43.50		☒
	Low Season Site Fees Early May to Late Sep - Except June long weekend (Powered) Per Day – Extra Person	\$12.50		☒
	Low Season Site Fees Early May to Late Sep - Except June long weekend (Unpowered) Per Day – Two Persons	\$34.00		☒
	Low Season Site Fees Early May to Late Sep - Except June long weekend (Unpowered) Per Day – Extra Person	\$12.50		☒
	Chalets Daily – Up to Two Persons - High Season Late Sep to Early May	\$209.00		☒
	Chalets Daily – Up to Two Persons - Low Season Early May to Late Sep - Except June long weekend	\$173.00		☒
	Chalets Daily - Extra Person	\$23.50		☒
	Glamping Tent - High Season Late Sep to Early May	\$224.50		☒
	Glamping Tent - Low Season Early May to Late Sep - Except June long weekend	\$166.00		☒
	Additional Low Season Discounts			
	Stay for 2 nights and get the 3rd night free (Powered Sites) - 3 Nights Two People	\$85.50		☒
	Stay for 2 nights and get the 3rd night free (Unpowered Sites) - 3 Nights Two People	\$69.00		☒
	Stay for 2 nights and get the 3rd night free (Chalets) - 3 Nights Two People	\$343.00		☒
	Children under 3 free	\$0.00		☐
	Late Check Out - Chalets	\$23.50		☒
	Late Check Out - Campsites	\$10.50		☒

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26			Comments	Inc. GST
Administration <i>(continued)</i>						
	Children under 3 free	\$0.00				☐
	Late Check Out - Chalets	\$23.50				☒
	Late Check Out - Campsites	\$10.50				☒
	Cancellation Fees					
	7 to 30 days notice	One night charged partial refund				☐
	Less than 7 days notice	Full booking charged no refund				☐
	Online Booking Fee	\$2.50				☒
	<i>Note: Adult 13 years and over, and Child 12 and under</i>					
Granville Civic Centre	Weekday Hire	Community/ Not for Profit /Other 2025/26 (75%)	Free Community Event 2025/26	Commercial or Non-Ratepayer or Non-Resident 2025/26	Comments	Inc. GST
	Main Hall including stage - per hour	\$27.00	\$0.00	\$35.50		☒
	Main Hall including stage - maximum charge (6 hours or more use)	\$133.00	\$0.00	\$176.50		☒
	Meeting Room - per hour [includes basic kitchen use, e.g. urn/fridge]	\$14.00	\$0.00	\$18.00		☒
	Meeting Room - maximum charge (6 hours or more use) [includes basic kitchen use, e.g. urn/fridge]	\$69.50	\$0.00	\$92.50		☒
	Kitchen full use - per hour [commercial/catering use includes oven/cool room etc.]	\$17.00	\$0.00	\$22.50		☒
	Kitchen full use - full day [commercial/catering use includes oven/cool room etc.]	\$84.50	\$0.00	\$113.00		☒
	Whole Area - per hour	\$59.50	\$0.00	\$65.50		☒
	Whole Area - maximum charge (6 hours or more use)	\$244.00	\$0.00	\$326.50		☒

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26				Inc. GST
Administration <i>(continued)</i>		Community/ Not for Profit /Other 2025/26 (75%)	Free Community Event 2025/26	Commercial or Non-Ratepayer or Non-Resident 2025/26	Comments	Inc. GST
	Weekend Hire					
	Main Hall including stage - per hour	\$32.00	\$0.00	\$42.50		☒
	Main Hall including stage - maximum charge (6 hours or more use)	\$159.50	\$0.00	\$213.00		☒
	Meeting Room - per hour [includes basic kitchen use, e.g. urn/fridge]	\$17.00	\$0.00	\$22.50		☒
	Meeting Room - maximum charge (6 hours or more use) [includes basic kitchen use, e.g. urn/fridge]	\$83.50	\$0.00	\$111.00		☒
	Kitchen full use - per hour [commercial/catering use includes oven/cool room etc.]	\$14.00	\$0.00	\$18.00		☒
	Kitchen full use - full day [commercial/catering use includes oven/cool room etc.]	\$90.00	\$0.00	\$93.00		☒
	Whole Area - per hour	\$58.50	\$0.00	\$78.50		☒
	Whole Area - maximum charge (6 hours or more use)	\$293.50	\$0.00	\$391.50		☒
Other Shire Owned Hall	Hire Fees					
Community Centre Facilities	Hall Only - per hour	\$19.50	\$0.00	\$25.50		☒
	Hall Only - maximum charge (6 hours or more use)	\$81.00	\$0.00	\$121.00		☒
	Meeting Room - per hour [includes basic kitchen use, e.g. urn/fridge]	\$14.00	\$0.00	\$18.00		☒
	Meeting Room - maximum charge (6 hours or more use) [includes basic kitchen use, e.g. urn/fridge]	\$50.50	\$0.00	\$67.50		☒

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26			Inc. GST
Administration <i>(continued)</i>		Community/ Not for Profit /Other 2025/26 (75%)	Free Community Event 2025/26	Commercial or Non-Ratepayer or Non-Resident 2025/26	Inc. GST
	Kitchen Full Use – Half Day [commercial/catering use includes oven/cool room etc.]	\$47.00	\$0.00	\$62.00	☐
	Kitchen Full Use - full day [commercial/catering use includes oven/cool room etc.]	\$85.50	\$0.00	\$114.50	☒
	Whole Area - per hour	\$35.50	\$0.00	\$47.00	☒
	Whole Area - maximum charge (6 hours or more use)	\$183.50	\$0.00	\$244.00	☒
Lancelin Hall (excluding playgroup area)	Weekday Hire				
	Main Hall - including stage - per hour	\$27.00	\$0.00	\$35.50	☒
	Main Hall including stage - maximum charge (6 hours or more use)	\$101.00	\$0.00	\$134.00	☒
	Hall Only - per hour (includes basic kitchen use e.g. urn/fridge)	\$19.00	\$0.00	\$25.50	☒
	Hall Only - maximum charge (6 hours or more use) [includes basic kitchen use e.g. urn/fridge]	\$93.00	\$0.00	\$124.00	☒
	Weekend Hire				
	Main Hall - including stage - per hour	\$32.00	\$0.00	\$41.50	☒
	Main Hall including stage - maximum charge (6 hours or more use)	\$125.50	\$0.00	\$166.50	☒
	Hall Only - per hour (includes basic kitchen use e.g. urn/fridge)	\$20.50	\$0.00	\$27.00	☒
	Hall Only - maximum charge (6 hours or more use) [includes basic kitchen use e.g. urn/fridge]	\$92.00	\$0.00	\$124.00	☒
Recreation Public Open Space & Beach Reserves	Minor Event / Filming Permit - with up to 100 Attendees (fee charged per day)	\$96.50	\$0.00	\$128.50	☒
	Medium Event / Filming Permit - with 100 to 249 Attendees (fee charged per day or less)	\$192.50	\$0.00	\$257.00	☒
	Major Event / Filming Permit - with over 250 Attendees (fee charged per day or less)	\$289.50	\$0.00	\$385.50	☒

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26				Inc. GST
Administration (continued)		Community/ Not for Profit / Other 2025/26 (75%)	Free Community Event 2025/26	Commercial or Non-Ratepayer or Non-Resident 2025/26	Comments	Inc. GST
Gingin Sound Shell	Music/Stage Events					
	Minor Event - up to 250 Attendees (including power) per hour	\$23.50	\$0.00	\$32.00		☒
	Major Event - over 250 Attendees (including power) per hour	\$47.00	\$0.00	\$63.50		☒
Gingin Equestrian Centre	Gingin Equestrian Centre – Local Community	\$150.00	\$0.00	\$0.00		☒
	Gingin Equestrian Centre – Non-Local Community	\$0.00	\$0.00	\$300.00		☒
Administration	Event Cancellation Fee - bookings cancelled less than five business days prior to event commencement will incur a 50% of booking fee cancellation charge, bookings cancelled 48 hours or less prior to commencement of booking will incur a 100% cancellation charge.					☒
	Late Booking Fee - booking requests received less than 10 business days prior to event commencement	\$84.50	\$0.00	\$87.00		☒
Note:	Community and Charitable Organisations may be exempt from payment of the Event Coordination/Administration/Hire Fees.					
Key Bond	Per key	\$50.00	\$0.00	\$50.00	If bond is forfeited, GST may apply if used as consideration	☐
Additional / Replacement Keys	Per key	\$50.00	\$0.00	\$50.00		☒
Bonds – Facilities and Open Space Events	Bond (Refundable) - High Damage Risk	\$395.00	\$0.00	\$500.00	If bond is forfeited, GST may apply if used as consideration	☐
	Bond (Refundable) - Long Term	\$0.00	\$0.00	\$0.00		☐



Schedule of Fees & Charges 2025/2026

Commercial Activities – Reserves / Other	Commercial use of Reserves where fee is charged by Instructor (requires copy of Public Liability Certificate of Insurance)/Other Uses PER DAY			\$14.00		☒
	Commercial use of Reserves where fee is charged by Instructor (requires copy of Public Liability Certificate of Insurance)/Other Uses PER MONTH			\$72.50		☒

Item	Description	Rate 2025/26	Comments	Inc. GST
Plant Hire / Private Works (wet hire only)				
Works	Plant hire/private works	Cost + 100%		☒
Exploration Drilling on Shire Roads	Licence fee for holes	Price on application		☐
Reserves	Bond for holes	Price on application		☐
Footpath Bond	Bond	\$520		If bond is forfeited, GST may apply if used as consideration

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Health			Determined by Act / reg		
Offensive Trades	Offensive Trades Application & Assessment Fee	Act/Reg	\$364.00		☐
	Slaughterhouses	Act/Reg	\$310.00		☐
	Piggeries	Act/Reg	\$310.00		☐
	Artificial manure depots **	Act/Reg	\$219.50		☐
	Bone mills **	Act/Reg	\$178.00		☐
	Places for storing, drying or preserving bones **	Act/Reg	\$178.00		☐
	(a) Butcher shops and similar	Act/Reg	\$178.00		☐
	(b) Larger establishments	Act/Reg	\$310.00		☐
	Blood drying	Act/Reg	\$178.00		☐
	Gut scraping, preparation of sausage skins	Act/Reg	\$178.00		☐
	Fellmongeries **	Act/Reg	\$178.00		☐
	Manure works	Act/Reg	\$219.50		☐
	Fish curing establishments	Act/Reg	\$219.50		☐
	Laundries, dry-cleaning establishments	Act/Reg	\$153.00		☐
	Bone merchant premises **	Act/Reg	\$178.00		☐
	Flock factories **	Act/Reg	\$178.00		☐
	Knackeries **	Act/Reg	\$310.00		☐
	Poultry processing establishments	Act/Reg	\$310.00		☐
	Poultry farming	Act/Reg	\$310.00		☐
	Rabbit farming	Act/Reg	\$310.00		☐
	Fish processing establishments in which whole fish are cleaned and prepared	Act/Reg	\$298.00		☐
	Shellfish and crustacean processing establishments	Act/Reg	\$310.00		☐
	Any other offensive trade not specified	Act/Reg	\$310.00		☐
Note:	Currently not operating in the Shire of Gingin.				

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Health (continued)					
Wastewater Systems (Onsite Disposal Systems)			Applications and permits for wastewater systems. Fees prescribed in the Health (Treatment of Sewage and Disposal of Effluent and Liquid Waste) Regulations 1974		
	Administration Fee	Act/Reg	\$118.00		☐
	Issuing of a permit to use an apparatus (i.e. inspection fee)	Act/Reg	\$118.00		☐
	Onsite Effluent Disposal Report to Dept of Health fee - per hour or part thereof	Act/Reg	\$208.00		☐
	Reinspection of non-complying installation - per hour	Act/Reg	\$118.00		☐
	Reinspection fees - Non-compliance with health notice works orders - per hour	Act/Reg	\$118.00		☐
Liquor Control and Gaming			Liquor Control Act 1988 & Local Government Act 1995		
	Issuing of Section 39 Certificate for a Liquor Licence - Non-Profit Organisation	Act/Reg	\$0.00		☐
	Issuing of Section 39 Certificate for a Liquor Licence - Commercial premises desk top health risk assessment	Act/Reg	\$187.50		☐
	Issuing of Section 39 Certificate for a Liquor Licence - Commercial premises on site health risk assessment	Act/Reg	\$260.00		☐

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Health (continued)					
Temporary Accommodation	Assessment of initial application	Act/Reg	\$183.00		☐
	Temporary Accommodation where a person or persons residing in a Caravan with a current issued Building Licence for a proposed permanent dwelling on the property (conditions as per Temporary Accommodation Policy with one inspection per annum). Up to 24 month initial period.	Act/Reg	\$500.00		☐
Caravan Parks			Fees as prescribed in the Caravan Parks and Camping Grounds Regulations 1997		
	Application for temporary caravan and camping accommodation at approved events, other than private property and licensed caravan parks and designated camping sites.	Act/Reg	\$260.00		☐
	Application for Grant or Renewal of Licence	Act/Reg	Regulation 45 - Fee for an application for the grant or renewal of a licence is:		☐
			a. \$200.00 OR		☐
			b. The amount calculated by multiplying the relevant amount set out below, by the maximum number of sites (including any sites that may be used in an overflow area) of the particular type specified in the applications, which ever is the greater:		☐
			Long Stay Sites \$6.00 per site		☐
			Short Stay Sites and Sites in Transit Parks \$6.00 per site		☐
			Campsite \$3.00 per site		☐
		Act/Reg	Overflow Site \$1.50 per site		☐
		Act/Reg	Regulation 53, Additional fee for renewal after expiry penalty \$20.		☐
		Act/Reg	Regulation 54, Temporary license prorata amount of the fee payable under item 1 for the period for which the licence is to be in force with a minimum of \$101.00		Exempt

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Health (continued)					
Food Premises			Fees as prescribed under the Food Act 2008 & Food Regulations 2009		
	Food Act Application Fee	Act/Reg	\$183.00		☐
	Food Act Notification Fee for Food Premises Modifications	Act/Reg	\$183.00		☐
	Food Act Inspection Upon Request	Act/Reg	\$183.00		☐
	Annual (or part thereof) Surveillance Fee - Low Risk (Exempt) Classification	Act/Reg	\$53.50		☐
	Annual (or part thereof) Surveillance Fee - Low Risk Classification	Act/Reg	\$215.00		☐
	Annual (or part thereof) Surveillance Fee - Medium Risk Classification	Act/Reg	\$603.50		☐
	Annual (or part thereof) Surveillance Fee - High Risk Classification	Act/Reg	\$680.00		☐
	Annual (or part thereof) Surveillance Fee - High Risk Classification with a verified Food Safety Program and Regulatory Food Safety Audits by a Department of Health approved Auditor	Act/Reg	\$680.00		☐
	<i>In some circumstances Not for Profit or Charitable Organisations can apply to the Shire CEO for exemption from payment of food premises fees but are still required to be registered and inspected.</i>				
	Improvement Order - per additional inspection to monitor compliance (per hour)	Act/Reg	\$160.00		☐
	Prohibition Order - per additional inspection to monitor compliance	Act/Reg	\$268.00		☐
	Administration Processing Fee - overdue certifications	Act/Reg	\$86.50		☐

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Health (continued)					
Skin Penetration Premises			Health (Miscellaneous Provisions) Act 1911		
	Notification of new establishment & initial approvals	Act/Reg	\$183.00		☐
	Annual Surveillance Fee (1 per annum)	Act/Reg	\$154.50		☐
Hairdressing Premises (including mobile hairdressing)			Health (Miscellaneous Provisions) Act 1911		
	Notification of new establishment & initial approvals	Act/Reg	\$183.00		☐
	Annual surveillance (1 per annum)	Act/Reg	\$154.50		☐
Public Buildings			Determined by Act/Reg		
	Application and assessment of new premises	Act/Reg	\$557.00		☐
	Public Building Inspection for approval certification, transfer & variation of use of the Public Building	Act/Reg	\$172.00		☐
	Public Building Low Risk classification Annual Fee	Act/Reg	\$268.00		☐
	Public Building Medium Risk classification Annual Fee	Act/Reg	\$535.60		☐
	Public Building High Risk classification Annual Fee	Act/Reg	\$857.00		☐
Events			Determined by Act / Reg		
	Application and assessment for an event Low Risk classification	Act/Reg	\$268.00		☐
	Application and assessment for an event Medium Risk classification	Act/Reg	\$857.00		☐
	Application and assessment for an event High Risk classification	Act/Reg	\$3,214.00		☐
	Pyrotechnics and Firework Permits	Act/Reg	\$535.60		☐
Lodging Houses			Determined by Act / Reg		
	Registration Fee	Act/Reg	\$204.00		☐
Morgue					
	Application Fee	Act/Reg	\$171.50		☐
	Annual inspection fee	Act/Reg	\$171.50		☐

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Health <i>(continued)</i>					
Environmental Health Service Provision			Determined by Act / reg		
	Inspection / Consultation / Monitoring Upon Request (per hour)	Act/Reg	\$164.80		☐
Bee Keeping	Commercial Apiarists - annual license to access land managed by local government authority per site	Act/Reg	\$129.00		☐
Water Sampling			Determined by Act / reg		
	Aquatic Facilities - water sampling and testing 12 months of samples annual fee	Act/Reg	\$728.00		☐
	Aquatic Facilities - water sampling and testing 6 months of samples seasonal fee	Act/Reg	\$364.00		☐
	Water sampling potable water supplies - domestic/commercial (not including laboratory analysis costs)	Act/Reg	\$180.00		☐
Environmental Protection - Noise			Determined by Act / reg		
	Fees as prescribed in the Environmental Protection (Noise) Regulations 1997	Act/Reg			☐
Aerobic Treatment Unit (ATU)			Determined by Act / reg	Environmental Protection Act 1986	
	Domestic Premises ATU- Annual charge	Act/Reg	\$50.00	Statutory Fee	☐
	Commercial Premises ATU- Annual charge	Act/Reg	\$100.00	Statutory Fee	☐
*Note:	The above fees may be subject to amendments from time to time as approved by legislation. If amended, the new gazetted fees will apply.				

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26		Comments	Inc. GST
Building					
Building Permit	Class 1 & 10 - Uncertified Application - fee is 0.32% of the estimated value of the building work inc. GST, but not less than \$110.00 (s.16(1))	Act/Reg	0.32% of the estimated value, but not less than \$110.00		☐
	Class 1 and 10 - Certified Application - fee is 0.19% of the estimated value of the building work inc. GST, but not less than \$110.00 (s.16(1))	Act/Reg	0.19% of the estimated value, but not less than \$110.00		☐
	Class 2-9 - Certified Application - fee is 0.09% of the estimated value of the building work inc. GST, but not less than \$110.00 (s.16(1))	Act/Reg	0.09% of the estimated value, but not less than \$110.00		☐
Demolition Permit	Class 1 and 10 building or incidental structure (s.16(1))	Act/Reg	\$110.00		☐
	Class 2-9 per storey (s.16(1))	Act/Reg	\$110.00 per storey		☐
Occupancy Permit	Application for a completed building (s.46) - per application	Act/Reg	\$110.00		☐
	Application for temporary occupancy permit for an incomplete building (s.47) - per application	Act/Reg	\$110.00		☐
	Application for modification of an occupancy permit for additional use of building on a temporary basis (s.48) - per application	Act/Reg	\$110.00		☐
	Application for a replacement occupancy permit for a permanent change of building's use, classification (s.49) - per application	Act/Reg	\$110.00		☐
	Application for an occupancy permit for a building in respect of which unauthorised work has been done (s.51(2)) - per application	Act/Reg	0.18% of estimated value, but not less than \$110.00		☐
	Application to replace an occupancy permit for an existing building (s.52(1)) - per application	Act/Reg	\$110.00		☐
	Application to extend the time during which an occupancy permit has effect (s.65(3)(a)) - per application	Act/Reg	\$110.00		☐
Retrospective Building Approval Certificates	Application Fee - per structure - application for a building approval certificate for a building in respect of which unauthorised work has been done (s.51(3)) 0.38% of the estimated value of unauthorised work, but not less than \$110.00.	Act/Reg	0.38% of the estimated current value of the unauthorised work, but not less than \$110.00		☐
	Application for a building approval certificate for an existing building where unauthorised work has not been done (s.52(2))	Act/Reg	\$110.00		☐
	Application to extend the time during which a building approval certificate has effect (s.65(3)(a))	Act/Reg	0.137% of the estimated value of building work, but not less than \$61.65		☐

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26		Comments	Inc. GST
Building (continued)					
Park Homes & Rigid Annexes	Approval Fee is 0.32% of the estimated value of the building work Inc. GST, but not less than \$110.00		0.32% of construction value, but not less than \$110.00		☐
Construction Training Fund Levy	Construction Training Fund Levy - 0.2% Value of works greater than \$20,000 including GST	Act/Reg	Determined by Act/Reg		☐
Building Services Levy	Building Permit - 0.137% of the value of the building work, but not less than \$61.65	Act/Reg	0.137% of the estimated value of building work, but not less than \$61.65		☐
	Demolition Permit - 0.137% of the value of the demolition work, but not less than \$61.65	Act/Reg	0.137% of the estimated value of demolition work, but not less than \$61.65		☐
	Building Approval Certificate for Unauthorised Building Work under Section 51 - 0.274% but not less than \$123.30	Act/Reg	0.274% of the estimated current value of building work, but not less than \$123.30		☐
	Occupancy Permit for Unauthorised Building Work under Section 51 - 0.274% but not less than \$123.30	Act/Reg	0.274% of the estimated current value of building work, but not less than \$123.30		☐
	Occupancy Permit for approved work under Section 47, 49, 50 and 52	Act/Reg	\$61.65		☐
	Occupancy Permit for approved work under Section 48	Act/Reg	No levy is payable		☐
	Occupancy Permit for approved work under Section 46	Act/Reg	No levy is payable		☐
	Building Approval Certificate for approved work under Section 47, 49, 50 and 52	Act/Reg	\$61.65		☐
Application as defined in Reg 31 – for each Building Standard in respect of which a declaration is sought	Per application	Act/Reg	\$2,160.15		☐
Local Government approval of battery powered smoke alarms (Regulation 61)		Act/Reg	\$179.40		☐

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26		Comments	Inc. GST
Building (continued)					
Note:	The above fees may be subject to amendments from time to time as approved by legislation. If amended, the new gazetted fees will apply.				
Copying of Plans	Site Plan, Floor Plan or Elevations - A4 or A3 only		\$25.00		☐
Copy of All Plans on Building File	Copies of all plans on Building File - per file if property has multiple volumes		\$87.00		☒
Photocopying / Printing Charge for Building Applications	Printing/Photocopying of Plans - per sheet - A4 and A3 (If application submitted electronically or not enough submitted in hard copy)		\$1.00		☐
	Extra charge for A0, A1 & A2 per Sheet		\$8.00		☐
Standard Building Specifications	Per Copy		\$30.00		☒
Consulting Charge for Building Surveyor	Hourly rate		\$135.00		☐
Swimming Pool Inspection (Reg 53)	Inspection Fee	Act/Reg	\$78.00		☐
Initial Inspection on new Swimming Pool Safety Barrier 53A(2)	Inspection Fee	Act/Reg	\$312.00		☐
Note:	The above fees may be subject to amendments from time to time as approved by legislation. If amended, the new gazetted fees will apply.				

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26	Comments	Inc. GST
Waste Management Facilities / Charges				
Waste Management Fee UV (Rural with no kerbside)	Per Assessment - Includes Annual Tip Pass (Household waste only, 52 general waste tip passes)	\$214.00		☐
Waste Management Fee GRV (Rural or Residential with kerbside)	Per Assessment - Includes Annual Tip Pass (Household waste only, 12 general waste tip passes)	\$214.00		☐
Waste Management Fee UV (Vacant Land)	Per assessment - Vacant Land (No approved dwelling green waste only, 6 green waste tip passes)	\$214.00		☐
Waste Management Fee UV or GRV (Commercial)	Per Assessment - Includes Annual Tip Pass (Commercial Waste only, 6 general waste tip passes)	\$375.00		☐
Waste Management Fee GRV (Rural or Residential with kerbside) – Additional Pass	Per Assessment - Additional Tip Pass (Household waste only, 12 general waste tip passes)	\$214.00		☐
Waste Management Fee UV (Vacant Land) – Additional Pass	Per assessment - Additional Tip Pass (Vacant Land, no approved dwelling green waste only, 6 green waste tip passes)	\$214.00		☐
Waste Management Fee UV or GRV (Commercial) – Additional Pass	Per Lot - Commercial (commercial waste only, 6 general waste tip passes)	\$375.00		☐
Refuse service charge - Residential & Rural kerbside service	Residential, Rural/Residential and Rural within the collection service area (1 General waste bin and 1 Recycling bin)	\$274.00		☐
	Additional full service (additional 1 general waste bin and 1 recycling bin)	\$274.00		☒
	Commercial Premises (1 general waste bin and 1 recycling bin)	\$375.00		☒
	Hire of 240 litre bin (per bin) for events only	\$24.00		☒
	Hire of 1500 litre bin (per bin) for events only	\$188.50		☒
Note:	Kerbside Collection costs if applicable to your property. New services have to be assessed if viable.			
Waste Facility Fees	Opening of tip outside normal operating hours (per hour)	\$250.00		☒
Special Disposals (Supervised)	Handling fee (applicable to any handling/burial of materials at landfill - i.e. Asbestos/oversized carcasses)	\$206.00		☒
	Asbestos per cubic metre (plus handling fee)	\$148.00		☒
	At the discretion of the Site Attendant - special burial per cubic metre	\$279.65		☒

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26	Comments	Inc. GST
Waste Management Facilities / Charges <i>(continued)</i>				
Controlled Waste	Animal carcasses - small domestic animals	\$24.00		☒
	Animal carcasses - large animals (sheep and cattle, etc.)	\$49.00		☒
	Car tyre per item - no rims (clean)	\$12.00		☒
	Car Tyre per item - contaminated	\$26.00		☒
	Truck/Small Tractor tyre per item - No rims (clean)	\$41.00		☒
	Truck/Small Tractor tyre per item - On rim (contaminated or dirty)	Not accepted		☒
	Truck/Large Tractor tyre per item - No rims (clean)	\$83.00		☒
	Truck/Large Tractor tyre per item - On rim (contaminated or dirty)	Not accepted		☒
E-Waste	Air conditioner/ Fridge de gassing	\$20.00		☒
	Televisions, printers, white goods	\$0.00		☒
Grouped Lodgings Commercial Waste Fee (unlimited access) in accordance with Camping and Caravan Act	Caravan Parks less than 50 bays per annum - per licensed caravan/camping Site plus chalets	\$1,297.00		☒
	Caravan Parks with 50-100 bays per annum - per licensed caravan/camping site plus chalets	\$2,594.00		☒
	Caravan Parks - per licensed caravan/camping site plus chalets	\$3,891.00		☒
Card Holders	General Waste - Trailer per Cubic Metre [min \$30.00]	\$40.00		☒
	Mattress (or one tip allocation)	\$25.00		☒
	Used Oil - residential (no fee up to first 20 litres) per litre	\$0.50		☒
	Green Waste - not contaminated (per cubic meter [min \$5])	\$9.00		☒

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26	Comments	Inc. GST
Waste Management Facilities / Charges <i>(continued)</i>				
Non-Card Holders & Business Waste				
General Waste	Minimum charge for entry to site (passenger vehicle - sedan/station wagon)	\$50.00		☒
	Trailer (up to 8 x 6 - sedan/ute, float or equivalent)	\$86.00		☒
	Trailer (larger than 8 x 6 - truck or equivalent per cubic metre or part thereof)	\$66.00		☒
	Asbestos per cubic metre (min \$40.00) or part thereof	\$206.00		☒
Commercial Skip Disposals	Skip Bins per cubic metre or part thereof	\$66.00		☒
Shire Contractor Skip Disposals	Skip Bins per cubic metre or part thereof	\$57.00		☒
Replacement Tip Pass (lost or damaged)	Per Tip Pass	\$40.00		☒
Replacement New Rubbish Bin	Per replacement rubbish bin	\$110.00		☒
Replacement Second Hand Bin	Per replacement rubbish bin	\$60.00		☒
Shire Contractor Disposal Rate	Commercial Waste Tipping Fee per cubic meter	\$64.00		☒

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Law & Order and Public Safety					
Rural Road Numbers	Measuring, Purchase and Instalment of Rural Road Number		\$88.00		☒
Replacement Dog Tag	Free of charge	Act/Reg	\$0.00		☐
Dog Registration	Unsterilised 1 year	Dog Act 1976	Determined by Act/Reg		☐
	Unsterilised 3 year	Dog Act 1976	Determined by Act/Reg		☐
	Sterilised 1 year	Dog Act 1976	Determined by Act/Reg		☐
	Sterilised 3 Year Lifetime Dog Registration	Dog Act 1976	Determined by Act/Reg		☐
	Working Dog: 25% of above fees (must be a breed recognised as a working dog and must be bona fide used for tending stock)	Dog Act 1976	Determined by Act/Reg		☐
	Additional Dog Application fee	Dogs Local Law 2025	\$158.00		☐
	Pensioners 50% of above fees	Dog Act 1976	Determined by Act/Reg		☐
Replacement Tag	Free of charge		\$0.00		☐
Cat Registration	Sterilised 1 year	Cat Act 2011	Determined by Act/Reg		☐
	Sterilised 3 year	Cat Act 2011	Determined by Act/Reg		☐
	Lifetime Cat Registration	Cat Act 2011	Determined by Act/Reg		☐
	Additional Cat Application fee - Standard	Cats Local Law 2025	\$158.00		☐
	Pensioners 50% of above fees	Cat Act 2011	Determined by Act/Reg		☐
Boarding/Breeding Kennel/Cattery Establishment	Licence/Permit Application Fee	Cats Local Law 2025	\$178.00		☐
	Licence/Permit Issue/Renewal Fee	Cats Local Law 2025	\$178.00		☐
	Licence/Permit Transfer Fee	Cats Local Law 2025	\$89.00		☐

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Law & Order and Public Safety <i>(continued)</i>					
Cattery Establishment	Fee for application to grant or renew approval to breed cats per breeding cat (male or female)	<i>Cat Regulations 2012</i>	\$100.00		☐
	Licence/Permit Transfer Fee	Cats Local Law 2025	\$89.00		☐
Ranger Fees – Impounding of Signs	Administration Fee	LGA	\$33.00		☐
	Transporting signs back to owners	LGA	\$33.00		☐
Ranger Fees – Impounding of Dogs and Cats	Dog and other domesticated animals impounded (per dog)	<i>Dog Act 1976 Cat Act 2011</i>	\$87.00		☐
	Dog and other domesticated animals impounded on Sundays and Public Holidays (per dog)	<i>Dog Act 1976 Cat Act 2011</i>	\$131.00		☐
	Surrender dog to ranger fee (per dog)		\$137.00		☒
	Transporting dog back to owners (per dog)		\$35.00		☒
Daily Substance Fees for Impounded	Dog and other domesticated animals per animal (per day or part thereof) (per dog)	<i>Local Govt (Miscellaneous Provisions) Act 1960</i>	\$22.00		☐
Rangers Fees – Impounding of Stock	Entire horses, mules, asses, camels, bulls, or boars per head if impounded after 6am & before 6pm	<i>Local Govt (Miscellaneous Provisions) Act 1960</i>	\$87.00		☐
	Entire horses, mules, asses, camels, bulls, or boars per head if impounded after 6pm & before 6am	<i>Local Govt (Miscellaneous Provisions) Act 1960</i>	\$131.00		☐
	Mares, geldings, colts, fillies, foals, oxen, cows, steers, heifers, calves, rams, or pigs per head if impounded after 6am & before 6pm	<i>Local Govt (Miscellaneous Provisions) Act 1960</i>	\$88.00		☐
	Mares, geldings, colts, fillies, foals, oxen, cows, steers, heifers, calves, rams, or pigs per head if impounded after 6pm & before 6pm	<i>Local Govt (Miscellaneous Provisions) Act 1960</i>	\$132.00		☐
	Wethers, ewes, lambs, goats, per head if impounded after 6am & before 6pm	<i>Local Govt (Miscellaneous Provisions) Act 1960</i>	\$22.00		☐
	Wethers, ewes, lambs, goats, per head if impounded after 6pm & before 6am	<i>Local Govt (Miscellaneous Provisions) Act 1960</i>	\$44.00		☐

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Law & Order and Public Safety <i>(continued)</i>					
Poundage Fees for Stock Impounded	Entire horses, mules, asses, camels, bulls, or boars above or apparently above the age of two years, per head (First 24 hours or part)	Local Govt (Miscellaneous Provisions) Act 1960	\$28.00		☐
	Entire horses, mules, asses, camels, bulls, or boars above or apparently above the age of two years, per head (Subsequent 24 hours or part)	Local Govt (Miscellaneous Provisions) Act 1960	\$17.00		☐
	Mares, geldings, colts, fillies, foals, oxen, cows, steers, heifers, calves, rams, or pigs, per head (First 24 hours or part)	Local Govt (Miscellaneous Provisions) Act 1960	\$27.00		☐
	Mares, geldings, colts, fillies, foals, oxen, cows, steers, heifers, calves, rams, or pigs, per head (Subsequent 24 hours or part)	Local Govt (Miscellaneous Provisions) Act 1960	\$11.00		☐
	Wethers, ewes, lambs, goats, per head (first 24 hours or part)	Local Govt (Miscellaneous Provisions) Act 1982	\$10.50		☐
	Wethers, ewes, lambs, goats, per head (Subsequent 24 hours or part)	Local Govt (Miscellaneous Provisions) Act 1982	\$5.50		☐
Sustenance Charges for Stock Impounded	Entire horses, mules, asses, camels, bulls, mares, geldings, colts, fillies, foals, oxen, cows, steers, heifers, or calves, per head (For each 24 hours or part)	Local Govt (Miscellaneous Provisions) Act 1982	\$17.00		☐
	Pigs of any description, per head (For each 24 hours or part)	Local Govt (Miscellaneous Provisions) Act 1982	\$10.50		☐
	Rams, wethers, ewes, lambs or goats, per head (For each 24 hours or part)	Local Govt (Miscellaneous Provisions) Act 1982	\$8.50		☐
Fox/Dog/Cat Traps	Hire Fee – Fox/Dog/Cat Traps for a 14 Day Period		\$50.00		☒
Fencing (Local Govt (Uniform Local Provisions) Regs 1996)	Contravention of Local Law upon conviction	Act/Reg	\$218.00		☐
Noxious Weeds	First offence for non-compliance	Act/Reg	\$22.00		☐
	Subsequent offence/s	Act/Reg	\$55.00		☐

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Law & Order and Public Safety (continued)					
Abandoned Vehicles	Towing by Shire of Gingin	Local Government Act 1995 Section 6.16	\$300.00		☐
	Towing by Private Contractor	Local Government Act 1995 Section 6.16	Cost + 15%		☐
	Impound of abandoned vehicle	Local Government Act 1995 Section 6.16	\$88.00		☐
	Storage fee (per 24 hours or part thereof)	Local Government Act 1995 Section 6.16	\$22.00		☐
	Administration Fee		\$33.00		☐
Parking Fees	Parking Stations		\$2.00 per hour / Maximum \$10.00 per day		☒
Replacement Parking Permits	Replacement Parking Permits (Rate payers only)		\$33.00		☒
Fines Enforcement Fees	Issuing Final Demand	Act/Reg	Determined by Act/Reg		☐
	Preparing Enforcement Certificate	Act/Reg	Determined by Act/Reg		☐
	Registration of Infringement Notice	Act/Reg	Determined by Act/Reg		☐
	Firebreak Administration Fee - engagement of private firebreak contractors		\$33.00		☐

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Law & Order and Public Safety (continued)					
Lancelin Off-road Vehicle Area	Admission Fee - Non-commercial	Control of Vehicles (Off-road Areas) Act Local Law 2021	Determined by Act/Reg		☐
	Admission Fee - Commercial	Control of Vehicles (Off-road Areas) Act Local Law 2021	Determined by Act/Reg		☐
	Trading Permits	Control of Vehicles (Off-road Areas) Act Local Law 2021	Determined by Act/Reg		☐
Itinerant Food Vendor	Application Fee	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$174.00		☐
	Annual permit	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$546.00		☐
	6 Month Permit	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$347.00		☐
	3 Month Permit	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$220.00		☐
	1 Month Permit	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$168.00		☐
Trading in Public Places Permits	Application Fee (not required for 1-day permits)	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$174.00		☐
	Annual permit – Non Food Vendors	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$1,092.00		☐
	Annual Permit – Food Vendors	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$884.00		☐
	License Fee - area adjoining applicant's business premises (annually)	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$328.00		☐
	6 Month Permit	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$546.00		☐
	3 Month Permit	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$360.00		☐



Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Law & Order and Public Safety <i>(continued)</i>					
	1 Month Permit	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$208.00		☐
	1 Week Permit	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$87.20		☐
	1 Day Permit	Activities in Thoroughfares and Public Places and Trading Local Law (2004)	\$33.00		☐
Note:	Community and Charitable Organisations are exempt from payment of the fees for Trading in Public Places				
Note:	The above fees may be subject to amendments from time to time as approved by legislation. If amended, the new gazetted fees will apply				

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26	Comments	Inc. GST
Gingin Aquatic Centre				
Admission Fees	Adult Swimmers - ages 16 and over	\$5.00		☒
	Child - 5 to 15 years of age	\$3.00		☒
	Child Under 5 years of age	\$2.00		☒
	Spectator Fee	\$0.00		☒
	Concession (Seniors, Pensioners, Veterans & Health Care Card Holders/High Schools)	\$3.50		☒
	Family Pass - 2 adults and 3 children	\$15.50		☒
Annual Membership Fees	Adult Swimmers - ages 16 and over	\$149.50		☒
	Council Employee Annual Membership	\$75.00		☒
	Child - 5 to 15 years of age	\$81.50		☒
	Child Under 5 years of age	\$42.00		☒
	Concession	\$77.00		☒
	Family Pass - 2 adults and 3 children	\$380.00		☒
	Purchase 10 Day Passes, get one Free			☒
Swimming Lessons	Admission all ages	\$2.60		☐
	Members of the Swimming Pool	\$0.00		☐
	1:1 Private Swim Lesson 30 mins \$45/session	\$46.50		☒
	1:1 Private Swim Lesson 45 mins \$56/session	\$57.50		☒
	Swimming Lessons (10 Lessons)	\$175.00		☒
	Swimming Lessons (5 Lessons)	\$92.50		☒
	Bronze Medallion full (minimum 6 participants)	\$79.00		☐
	Bronze Medallion - requalification (minimum 6 participants)	\$56.50		☐
	Resuscitation Training	\$56.50		☐
Note:	These rates only apply where swimming lessons are supervised by qualified persons - School Term & VacSwim.			

Schedule of Fees & Charges 2025/2026

Item	Description	Rate 2025/26	Comments	Inc. GST
Gingin Aquatic Centre <i>(continued)</i>				
Functions etc.	Hire of the Swimming Pool for functions, swimming carnivals, and other similar special events outside of opening hours can be arranged at a cost per hour + penalties	POA		☒
Lane Hire (Hourly Rate)	Commercial use of pool where fee is charged (requires copy of Public Liability Certificate of Insurance)	\$14.50		☒
	Community Group – Not For Profit	\$7.50		☒

Item	Description	Rate 2025/26	Comments	Inc. GST
Gingin Sale Yards				
Non Stud /Registered Stock	Per head (Increase to cover power/water use) (including Cattle, Horses, Goats and other hoofed stock)	\$8.50		☒
Stud / Registered Stock (excluding Bulls)	Per head	\$52.50		☒
Stud Bulls	Per head	\$77.00		☒
Removal of Dead Stock	Per head	Cost plus 25%		☒
Charity Days / Community Use	In accordance with Council Delegation 1.2 (Donations)			☒
Bond	For use of sale yards	\$500.00		If bond is forfeited, GST may apply if used as consideration

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Planning Development Applications					
General	Determination of a Development Application (other than for an Extractive Industry) where the estimated cost of the development is:				
	a) Not more than \$50,000	Act/Reg	\$147.00		☐
	b) More than \$50,000 but not more than \$500,000	Act/Reg	0.32% of the estimated cost of development	Determined by Act/Reg	☐
	c) More than \$500,000 but not more than \$2.5 million	Act/Reg	\$1,700 + 0.257% for every \$1.00 in excess of \$500,000	Determined by Act/Reg	☐
	d) More than \$2.5 million but not more than \$5 million	Act/Reg	\$7,161 + 0.206% for every \$1.00 in excess of \$2.5 million	Determined by Act/Reg	☐
	e) More than \$5 million but not more than \$21.5 million	Act/Reg	\$12,633 + 0.123% for every \$1.00 in excess of \$5.0 million	Determined by Act/Reg	☐
	f) More than \$21.5 million	Act/Reg	\$34,196.00	Determined by Act/Reg	☐
	Determining a development application (other than for an extractive industry) where the development has commenced or been carried out	Act/Reg	The Development Application fee plus, by way of penalty, twice that fee	Determined by Act/Reg	☐
Development Assessment Panel (DAP) Fee	Pursuant to <i>Planning and Development (Development Assessment Panels) Regulations 2011</i> and <i>Amendment Regulations 2024</i> . The fee for a Development Assessment Panel (DAP) Application consists of both the required DAP fee and the required Shire of Gingin fee.			Determined by Act/Reg	☐
	Estimated cost of the development:			Determined by Act/Reg	☐
	a) less than \$2 million	Act/Reg	\$5475.00	Determined by Act/Reg	☐
	b) Not less than \$2 million and less than \$7 million	Act/Reg	\$6322.00	Determined by Act/Reg	☐
	c) Not less than \$7 million and less than \$10 million	Act/Reg	\$9760.00	Determined by Act/Reg	☐
	d) Not less than \$10 million and less than \$12.5 million	Act/Reg	\$10,620.00	Determined by Act/Reg	☐
	e) Not less than \$12.5 million and less than \$15 million	Act/Reg	\$10,922.00	Determined by Act/Reg	☐
	f) Not less than \$15 million and less than \$17.5 million	Act/Reg	\$11,226.00	Determined by Act/Reg	☐



Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Planning Development Applications <i>(continued)</i>					
	g) Not less than \$17.5 million and less than \$20 million	Act/Reg	\$11,530.00	Determined by Act/Reg	☐
	h) not less than \$20 million and less than \$50 million	Act/Reg	\$11,833.00	Determined by Act/Reg	☐
	i) \$50 million or more	Act/Reg	\$17,097.00	Determined by Act/Reg	☐
	An application under r.17	Act/Reg	\$271.00	Determined by Act/Reg	☐
Home Occupation	Home occupation	Act/Reg	\$228.00	Determined by Act/Reg	☐
	Determination of an initial application for approval of a Home Occupation where the Home Occupation has commenced	Act/Reg	The Home Occupation fee plus, by way of penalty, twice that fee	Determined by Act/Reg	☐
Heritage Listed	State or Local Heritage listed buildings or places that would not normally require Planning Consent if not listed	Act/Reg	\$0.00	Determined by Act/Reg	☐
Change of Use	Determining a change of use or for an alteration or extension or change of a non-conforming use, where the change or the alteration, extension or change has not commenced or been carried out	Act/Reg	\$295.00	Determined by Act/Reg	☐
Note:	The above fees may be subject to amendments from time to time as approved by legislation. If amended, the new gazetted fees will apply.				

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Planning					
Change of Use (Retrospective)	Determining a change of use or for an alteration or extension or change of a non-conforming use, where the change or the alteration, extension or change has commenced or been carried out.	Act/Reg	The Change of Use fee, by way of penalty, twice that fee		☐
Amending a Development Application	A fee of \$295.00 will be charged for amendments (except where the initial fee was less than \$295.00, in which case the original fee amount will be charged again.) If the development has commenced or been carried out, the fee, plus, by way of penalty, twice that fee.	Act/Reg	\$295.00		☐
Strata Applications	Built Strata Form 24 Fee (1-5 allotments)	Act/Reg	\$656.00 plus \$65 per lot		☐
	Built Strata Form 24 Fee (6-100 allotments)	Act/Reg	\$981.00 plus \$43.50 per lot		☐
	Built Strata Form 24 Fee (in excess of 100 allotments)	Act/Reg	\$5,113.50		☐
Subdivision Clearances	a) Not more than 5 lots	Act/Reg	\$73.00		☐
	b) More than five (5) but not more than one hundred and ninety five (195) lots	Act/Reg	\$73.00 for first 5 lots then \$35.00 per lot		☐
	More than one hundred and ninety-five (195) lots	Act/Reg	\$7,393.00		☐
Extractive Industry Development Approval	Planning Application Fee	Act/Reg	\$752.00		☐
Extractive Industry Licence Initial Application Fee	Initial Application Fee		\$535.00		☐
Extractive Industry Local Laws Licence Renewal/ Transfer	Where overall area of excavation is less than 5ha		\$420.00		☐
	Where overall area of excavation is greater than 5ha		\$840.00		☐
Extractive Industry - Retrospective	Determining a development application for an extractive industry where the development has commenced or been carried out	Act/Reg	The above application fee plus, by way of penalty, twice that fee		☐
Extractive Industry Rehabilitation Bond	To be applied per ha as a condition of development approval		\$1,948.00		☐

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Planning (continued)					
Second Hand Transportable Dwellings Bond	In accordance with the Local Planning Policy 1.5 Transportable Dwellings		\$5,000.00		☐
Structure Plans/Outlined Development Plans	Structure Plans/Outlined Development Plans		\$4,871.00		☒
	Modifications to outline development plans/subdivision guide plans		\$2,435.00		☒
	For advertising all Applications (if required) PLUS cost of newspaper advertising				
	If applicable, fees are calculated on the estimated total cost to the Shire, in terms of Officer time spent on each request, in accordance with Regulation 48 of the <i>Planning and Development Regulations 2009</i> .				
	The cost of specialist services or reports required by the local government to adequately assess a scheme proposal is payable by the applicant, and the local government may permit this work (or part thereof) to be undertaken directly by the applicant.				
Scheme Amendments	If applicable, fees are calculated on the estimated total cost to the Shire, in terms of officer time spent on each request, in accordance with the <i>Planning and Development Regulations 2009</i> . The cost of specialist services or reports required by the local government to adequately assess a scheme proposal is payable by the applicant, and the local government may permit this work (or part thereof) to be undertaken directly by the applicant.	Act/Reg	\$4,684.00		☐
	Basic - at discretion of the Shire		\$4,684.00		☐
	Standard - at discretion of the Shire		\$6,265.00		☐
	Complex - at discretion of the Shire		\$8,950.00		☐
	For advertising all Applications (if required) PLUS cost of newspaper advertising		\$168.00		☐
Detailed Area Plan	Application fee		\$484.00		☐
Detailed Area Plan Amendments	Application fee		\$333.00		☐
Road Closure	Application fee to close public road		\$390.00		☐
Administration Fee	Issue of a zoning certificate		\$74.00		☒
	Sector 40 (Liquor Licensing) Requests		\$147.00		☐

Schedule of Fees & Charges 2025/2026

Item	Description		Rate 2025/26	Comments	Inc. GST
Planning (continued)					
Miscellaneous	Reply to a property settlement questionnaire	Act/Reg	\$73.00		☒
	Issue of a written Planning Advice	Act/Reg	\$73.00		☒
	Town Planning Scheme Text/Policies		\$30.00		☒
	Copies Local Planning Strategy		\$30.00		☒
	Townsite Expansion Plan		\$30.00		☒
	Heritage Booklet		\$72.00		☒
	Administration charges for photocopying plans - if not enough sets submitted with application - A3 and A4 size plans only		\$18.00		☒
	Short Term Rental Accommodation Approval Amendment Fee		\$147.00		☐
	Deemed to Comply Fee		\$73.00		☒
Advertising	Advertising/signage	Act/Reg	At cost		☒
Note:	The above fees may be subject to amendments from time to time as approved by legislation. If amended, the new gazetted fees will apply.				

14 REPORTS - REGULATORY AND DEVELOPMENT SERVICES

14.1 APPLICATION FOR DEVELOPMENT APPROVAL - PROPOSED ADDITIONS TO ANIMAL HUSBANDRY INTENSIVE (POULTRY FARM) ON LOT 908 (2524) GINGIN BROOK ROAD, NEERGABBY

File	BLD/4304
Applicant	AAA Egg Co Pty Ltd
Location	Lot 908 (2524) Gingin Brook Road, Neergabby
Owner	AAA Egg Co Pty Ltd
Zoning	General Rural
WAPC No	NA
Author	James Bayliss - Executive Manager Regulatory and Development Services
Reporting Officer	James Bayliss - Executive Manager Regulatory and Development Services
Refer	Nil
Appendices	1. Location Plan [14.1.1 - 1 page] 2. Aerial Map [14.1.2 - 1 page] 3. Hard Boiled Egg Plant - Report (June 2025) [14.1.3 - 6 pages] 4. Environmental Management Plan - Junction Bridge 2017 [14.1.4 - 13 pages] 5. Supplementary Environmental Management Plan - Hard Boiled Egg Plant - 2025 [14.1.5 - 5 pages] 6. Development Plans [14.1.6 - 5 pages]

DISCLOSURES OF INTEREST

Nil

PURPOSE

To consider an Application for Development Approval for an Addition (boiled egg room) to the existing Poultry Farm on Lot 908 (2524) Gingin Brook Road, Neergabby.

BACKGROUND

The property contains four (4) Multiple Use wetlands and three (3) Resource Enhancement Wetlands. The development footprint does not intersect with the identified wetlands and is adequately set back from the property boundary. The property contains pockets of native vegetation, none of which requires removal to facilitate the proposal.

The Moore River is located ~1250m to the west of the development area and is an Environmentally Sensitive Area (ESA) and is also mapped as a Conservation Category Wetland (CCW).

Council, at its Ordinary Meeting on 16 April 1998 resolved to approve an Animal Husbandry - Intensive (Poultry Farm) use on the subject land. The existing poultry farm involves birds being reared for the purpose of egg production.

The overall facility comprises of both 'growing' and 'laying' sheds, referred to as the Junction Bridge Grower Farm (growing sheds) and the Junction Bridge Laying Farm (laying sheds). The Junction Bridge Grower Farm operates on the northern portion of the property and the Junction Bridge Laying Farm operates on the southern portion of the property.

This proposal seeks to construct a boiled egg room 19.6 metres in length, 9.9 metres in width with a roof height of 6 metres from the existing ground level. Key operational details are outlined below:

Key Operational Details	
Number of production days	1 - 2
Normal production hours	6am – 4pm
Normal production days	Weekdays
Part time employees required	3
Waste water produced per day	2,200
Cleaning wastewater produced	800
Total water usage per production day	3,000
Weekly hard boiled egg transportation movements to offsite warehouse	1

Since the commencement of operations, the following Development Approvals have been issued:

- 28 July 2005 - Poultry Farm (packing shed extension, dry storage and cool room).
- 23 September 2005 - Poultry Farm (Machinery Shed).
- 21 November 2008 - Rural Industry (Poultry Feed Manufacturing Plan).
- 30 December 2008 - Holiday Accommodation (Workers Quarters).
- 19 September 2014 - Extensions to Poultry Farm (Two Rearing Sheds) and Rural Industry (Grading Floor and Egg Processing Plant).
- 4 May 2015 - Application for Amended Planning Approval – Rural Industry (Grading Floor and Egg Processing Plant).

- 15 September 2015 - An Egg Packing Room and Staff Accommodation.
- 19 April 2016 - Generator Shed.
- 20 December 2016 - Two additional rearing sheds and staff workers accommodation.
- 22 June 2024 – Retrospective Development Approval for Staff Workers Accommodation and Workshop.
- 15 August 2024 – Additional poultry shed associated with the growing farm.
- 6 June 2025 – Storage Shed associated with the laying farm.

The officer's report related to retrospective staff workers accommodation in 2024 outlined that the landowner undertook development without having obtained the relevant approvals to do so. This is being raised as the report below outlines further nefarious activities have been undertaken by the landowner since. Given the landowner's tendency to disregard the approvals process and poor management practises, enabling further development on the site may not be in the community interest.

A location plan and aerial photograph is provided (**see appendices**).

The applicant's proposal is provided (**see appendices**) and comprises of the following:

- Hard Boiled Egg Plant Report
- Environmental Management Plan (2017)
- Supplementary Environmental Management Plan – Boiled Egg Plant (2025)
- Development Plans

COMMENT

Stakeholder Consultation

The application was advertised in accordance with clause 64 of the *Planning and Development (Local Planning Scheme) Regulations 2015*. This included advertising to the adjacent landowner and a notification on the Shire's website for a period of 28 days.

No comments were received.

The application was referred to the following agencies for a period of 42 days in accordance with clause 66 of the *Planning and Development (Local Planning Scheme) Regulations 2015*:

- Department of Water and Environmental Regulation (DWER)
- Department of Health (DoH)

No comments were received.

PLANNING FRAMEWORK

Local Planning Scheme No. 9 (LPS 9) Planning Assessment

The subject lot is zoned General Rural under LPS 9, the objectives of which are to:

- a) *Manage land use changes so that the specific local rural character of the zone is maintained or enhanced;*
- b) *Encourage and protect broad acre agricultural activities such as grazing and more intensive agricultural activities such as horticulture as primary uses, with other rural pursuits and rural industries as secondary uses in circumstances where they demonstrate compatibility with the primary use;*
- c) *Maintain and enhance the environmental qualities of the landscape, vegetation, soils and water bodies, to protect sensitive areas especially the natural valley and watercourse systems from damage; and*
- d) *Provide for the operation and development of existing, future and potential rural land uses by limiting the introduction of sensitive land uses in the General Rural zone.*

Officer comment:

The development is generally consistent with the above objectives, which is confirmed by multiple approvals having previously been issued for use of the land in the manner proposed. The following report indicates that objective c) should be closely considered.

Setbacks

In accordance with Table 2 – Site Requirements of LPS 9, all structures are set back in excess of the required 20 metres, with the nearest lot boundary setback being 33 metres from the western boundary.

Zone Specific Development Standards

The zone specific standards under cl 4.8.6 of LPS 9 are largely not applicable to the proposed development.

Planning and Development (Local Planning Scheme) Regulations 2015 (Deemed Provisions)

In accordance with Schedule 2, Part 9, Clause 67 of the Deemed Provisions, the local government is to have due regard to a range of matters to the extent that, in the opinion of the local government, those matters are relevant to the development the subject of the application. In this instance, the following matters are considered to be relevant to any extension of the earlier approval.

- (a) *The aims and provisions of this Scheme and any other local planning scheme operating within the Scheme area;*
- (c) *Any approved State planning policy;*
- (e) *Any policy of the Commission;*
- (f) *Any policy of the State;*
- (n) *The amenity of the locality including the following -*
 - (i) *Environmental impacts of the development;*
 - (ii) *The character of the locality;*
 - (iii) *Social impacts of the development;*
- (o) *The likely effect of the development on the natural environment or water resources and any means that are proposed to protect or to mitigate impacts on the natural environment or the water resource;*
- (s) *The adequacy of -*
 - (i) *The proposed means of access to and egress from the site; and*
 - (ii) *Arrangements for the loading, unloading, manoeuvring and parking of vehicles;*
- (t) *The amount of traffic likely to be generated by the development, particularly in relation to the capacity of the road system in the locality and the probable effect on traffic flow and safety;*
- (w) *The history of the site where the development is to be located;*
- (x) *the impact of the development on the community as a whole notwithstanding the impact of the development on particular individuals;*
- (y) *Any submissions received on the application;*
- (za) *The comments or submissions received from any authority consulted under clause 66;*

(zb) Any other planning consideration the local government considers appropriate.

The above considerations have been addressed below.

History

In ordinary circumstances, site history is unlikely to be a particularly relevant planning factor. Site history may be considered broadly to include historical deficiencies or difficulties associated with the sites current use. In considering this proposal that consequently produces more waste to be disposed of, the inability or practicality of the developments existing waste disposal methods may be a relevant factor.

The Shire recently became aware that poor waste management practises are being undertaken onsite, placing environmental values at risk, a probable increase in stable fly breeding and is causing adverse impacts on the amenity of the locality (particularly by way of odour). The officer has provided site photographs (**see confidential appendices**) demonstrating the above statement.

The compliance issue has been referred to relevant state authorities to investigate, and the Administration is also considering further enforcement action against the landowner/operator.

Furthermore, the background section of this report demonstrates that multiple approvals have been obtained over an extended period of time. This suggests that the approvals process is well known to the landowner/operator. Notwithstanding this, various unauthorised development has been undertaken in recent years, showing a flagrant disregard for the approvals process.

The officer has apprehension with supporting further development that generates additional waste, noting the existing development is not currently capable of properly disposing of the volume of waste produced.

The officer is of the view that the above site history **may** be a ground to refuse the application. The officer uses the word **may** as there is no body of case law that supports this approach, however it is viewed as a relevant planning consideration.

As part of the Regional Development Assessment Panel (RDAP) determination for an additional poultry shed in 2024, the supporting Environmental Management Plan was conditioned to include the following revision (at a minimum):

- a. Soil, water and nutrient monitoring.
- b. Clarity on spent bird storage and disposal methods.
- c. Traffic Statement (covering of vehicle loads, transport route restrictions).

- d. Lighting Management (external lighting is to satisfy the WAPC Dark Sky and Astrotourism position statement).
- e. Reference to the *Biosecurity and Agriculture Management (Stable Fly) Management Plan 2019* and outline contingency measures should stable fly be identified onsite.

To date, a revised Environmental Management Plan that addresses the above has not been provided. The condition has been repeated as part of the officer recommendation.

Environmental Considerations

The property contains four (4) Multiple Use wetlands and three (3) Resource Enhancement Wetlands. The development footprint does not intersect with the identified wetlands.

The Moore River is located ~1250m to the west of the development area and is an Environmentally Sensitive Area (ESA) and is also mapped as a Conservation Category Wetland (CCW).

CCWs support a high level of environmental values and are the highest priority wetlands, with the management objective being the preservation of wetland attributes and functions. EPA Guidance Statement No. 33 outlines that wetlands that are to be protected require a minimum 50 metre setback distance. The development is adequately set back in this regard.

Relevant considerations set out in Section 5.1 of SPP 2.9 are as follows:

- (ii) *Aim to prevent or, where appropriate, ameliorate the following potential impacts:*
 - *increased nutrient loads into receiving waters.*
- (iii) *Promote improved outcomes such as:*
 - *reduction in nutrient export to receiving waters to a level lower than existing.*

Draft SPP2.9 was prepared in August 2021 and has undergone an advertising period. This policy consolidates the current water-related policy framework and will supersede the current version of SPP2.9 once gazetted.

The relevant policy outcomes from section 6 of draft SPP2.9 are as follows:

- 6.1 *Planning and development maintains or enhances water quality and hydrological regimes to protect public health and support healthy ecosystems through the:*
 - iii. *appropriate siting and **management** of land uses;*

The policy measures of draft SPP2.9 contained within section 7.2 state that:

- i) *minimise export of nutrient and non-nutrient contaminants entering water resources.*
- l) *demonstrate that infrastructure and **site management practices are in place to manage contaminants**, particularly within sensitive water resource areas and public drinking water source areas.*

The officer is of the view that waste management practices are a critical component of the poultry operation to ensure that environmental degradation through nutrient leaching into the soil and subsequently the water resource does not arise.

The submitted Environmental Management Plan (2017) which sets out management practises is not currently being adhered to. This is placing the environmental qualities of the landscape, vegetation, soils and water bodies at risk.

The Supplementary Environmental Management Plan – Boiled Egg Plant (2025) does however demonstrate how waste generated by the addition will be managed. If implemented, this should avoid adverse environmental impacts and should be incorporated into a consolidated environmental management plan for the overall facility.

Summary

As the above report indicates, this proposal has not been a typical assessment.

It should be noted that planning controls exist for the benefit of the community as a whole and their efficiency depends not only upon formal enforcement, but also upon a culture of general observance and respect for the underlying communal purpose. The landowner/operator has demonstrated a lack of self-regulation or general observance of waste management processes and has breached (allegedly) Planning, Building and Health legislation. The site history is not favourable for further approvals to be issued.

The hard-boiled egg room, stripped of the compliance history of the property, is not particularly objectionable. The Supplementary Environmental Management Plan – Boiled Egg Plant (2025) demonstrates that adverse environmental impacts will not arise, if properly administered.

The officer takes the view that it is probable the proposal would ultimately be considered in isolation of the compliance issues. While the site history is not favourable, it is uncertain what weight is to be afforded to this in the planning assessment. On this basis, the officer ultimately supports the development, somewhat reluctantly, subject to conditions. If the conditions are not satisfied, enforcement action is available.

Council may take the view that a further addition to the poultry farm is not appropriate given the sites history that demonstrates an inability to properly dispose of waste. The officer is of the view that this **may** be a valid ground to refuse the application. An alternate recommendation has been provided below should this be the preferred approach.

That Council refuse Development Approval for an Addition (boiled egg room) to the existing Poultry Farm on Lot 908 (2524) Gingin Brook Road, Neergabby for the following reason:

1. *Having regard to Clause 67(2) (a), (o), (w) and (x) of the Deemed Provisions, the proposal exacerbates an impracticality of adequate waste disposal, placing environmental qualities of the landscape, vegetation, soils and water bodies at risk.*

Advice Notes:

1. *If you are aggrieved by the conditions of the approval, you have the right to request that the State Administrative Tribunal (SAT) review the decision under part 14 of the Planning and Development Act 2005.*

RISK IMPLICATIONS

There is a risk that refusing the development due to site history will attract an appeal through the State Administrative Tribunal (SAT). There is limited case law in this space and defending the position will come at a cost.

There is a risk that the overall development generates so much waste that it is not practical to properly dispose of in accordance with the Environmental Management Plan (2017). Continuing the approved development onsite that generates further waste, may worsen waste management practises.

STATUTORY/LOCAL LAW IMPLICATIONS

Planning and Development (Local Planning Scheme) Regulations 2015

Local Planning Scheme No.9

POLICY IMPLICATIONS

State Planning Policy 2.5 - Rural Planning (SPP 2.5) and the Accompanying Guidelines

Environmental Code of Practice for Poultry Farms in Western Australia (Environmental Code of Practice)

BUDGET IMPLICATIONS

Nil.

STRATEGIC IMPLICATIONS

Shire of Gingin Strategic Community Plan 2024-2034

Aspiration	3. Planning & Sustainability - Plan for Future Generations
Strategic Objective	3.3 Planning and Land Use - Plan the use of the land to meet future requirements, incorporating economic development objectives and community amenity.

VOTING REQUIREMENTS - SIMPLE MAJORITY

COUNCILLOR RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Sorensen

SECONDED: Councillor Vis

Cr Vis foreshadowed her intention to move an alternative motion to refuse development approval in the event that the motion under debate was lost.

That Council grant Development Approval for an Addition (boiled egg room) to the existing Poultry Farm on Lot 908 (2524) Gingin Brook Road, Neergabby subject to the following conditions:

1. The development plans and accompanying documentation (as amended), together with any requirements and annotations detailed thereon, are the plans approved as part of this application and shall form part of the development approval issued, unless conditioned otherwise.
2. Prior to the commencement of the approved use, a revised Environmental Management Plan that applies to the overall development is to be submitted to the Shire of Gingin for approval, and on advice from relevant state agencies (if required), that at a minimum includes but may not be limited to the following:
 - a. Soil and nutrient monitoring.
 - b. Clarity on spent bird storage and disposal methods.
 - c. Traffic Statement (covering of vehicle loads, transport route restrictions).
 - d. Lighting Management (external lighting is to satisfy the WAPC Dark Sky and Astrotourism position statement).

- e. Reference to the *Biosecurity and Agriculture Management (Stable Fly) Management Plan 2019* and outline contingency measures should stable fly be identified onsite.
 - f. Inclusion of the Supplementary Environmental Management Plan – Boiled Egg Plant dated February 2025.
3. The approved Environmental Management Plan is to be implemented and adhered to thereafter for the life of the development, to the satisfaction of the Shire of Gingin.
4. The operator shall keep legible, up-to-date records in relation to audit protocol as per the approved Environmental Management Plan, that is to be made available to the Shire of Gingin within 21 days upon written request.
5. The approved operating hours of the boiled egg room are between 6:00am - 4:00pm on a weekday (Monday – Friday), up to two days per week.

Advice Notes

- 1. If you are aggrieved by the conditions of this approval, you have the right to request that the State Administrative Tribunal (SAT) review the decision under Part 14 of the *Planning and Development Act 2005*.
- 2. Further to this approval, the applicant is required to submit working drawings and specifications to comply with the requirements of the *Building Act 2011* and *Health Act 2016*, which are to be approved by the Shire of Gingin.
- 3. It is advised that the proposal should at all times comply with the *Environmental Code of Practice for Poultry Farms (2004)*.
- 4. The operation is required to comply with the *Environmental Protection (Noise) Regulations 1997*.
- 5. Please be advised that the property may be re-rated to reflect the change in intensification and use approved as part of this application.

LOST
1 / 6

FOR: *Councillor Sorensen*
AGAINST: *Councillor Kestel, Councillor Peczka, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

COUNCIL RESOLUTION/ALTERNATIVE MOTION

MOVED: Councillor Vis

SECONDED: Councillor Woods

That Council refuse Development Approval for an Addition (boiled egg room) to the existing Poultry Farm on Lot 908 (2524) Gingin Brook Road, Neergabby for the following reason:

1. Having regard to Clause 67(2)(a), (o), (w) and (x) of the Deemed Provisions, the proposal exacerbates an impracticality of adequate waste disposal, placing environmental qualities of the landscape, vegetation, soils and water bodies at risk.

Advice Notes

1. If you are aggrieved by the conditions of this refusal, you have the right to request that the State Administrative Tribunal (SAT) review the decision under Part 14 of the *Planning and Development Act 2005*.

CARRIED UNANIMOUSLY

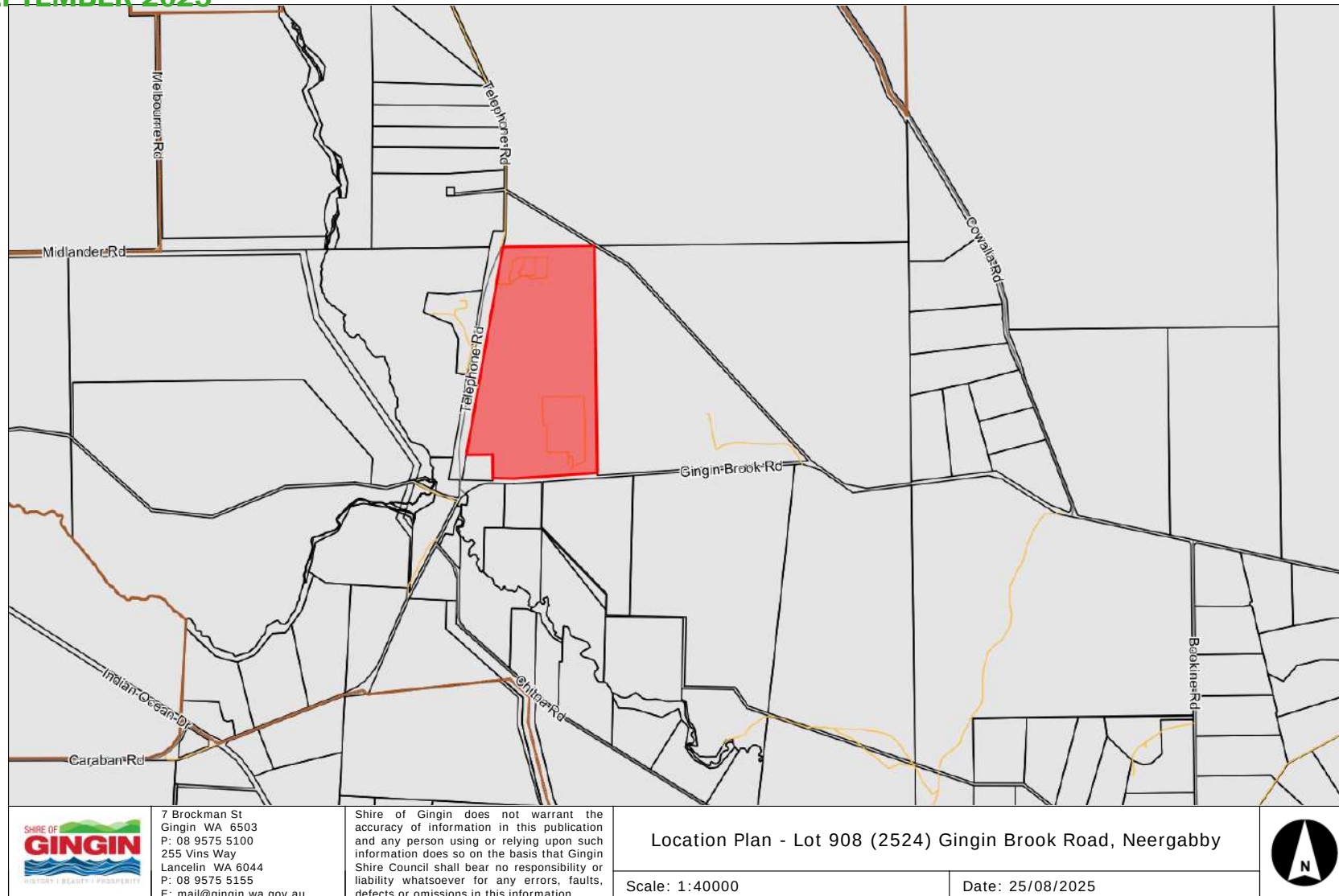
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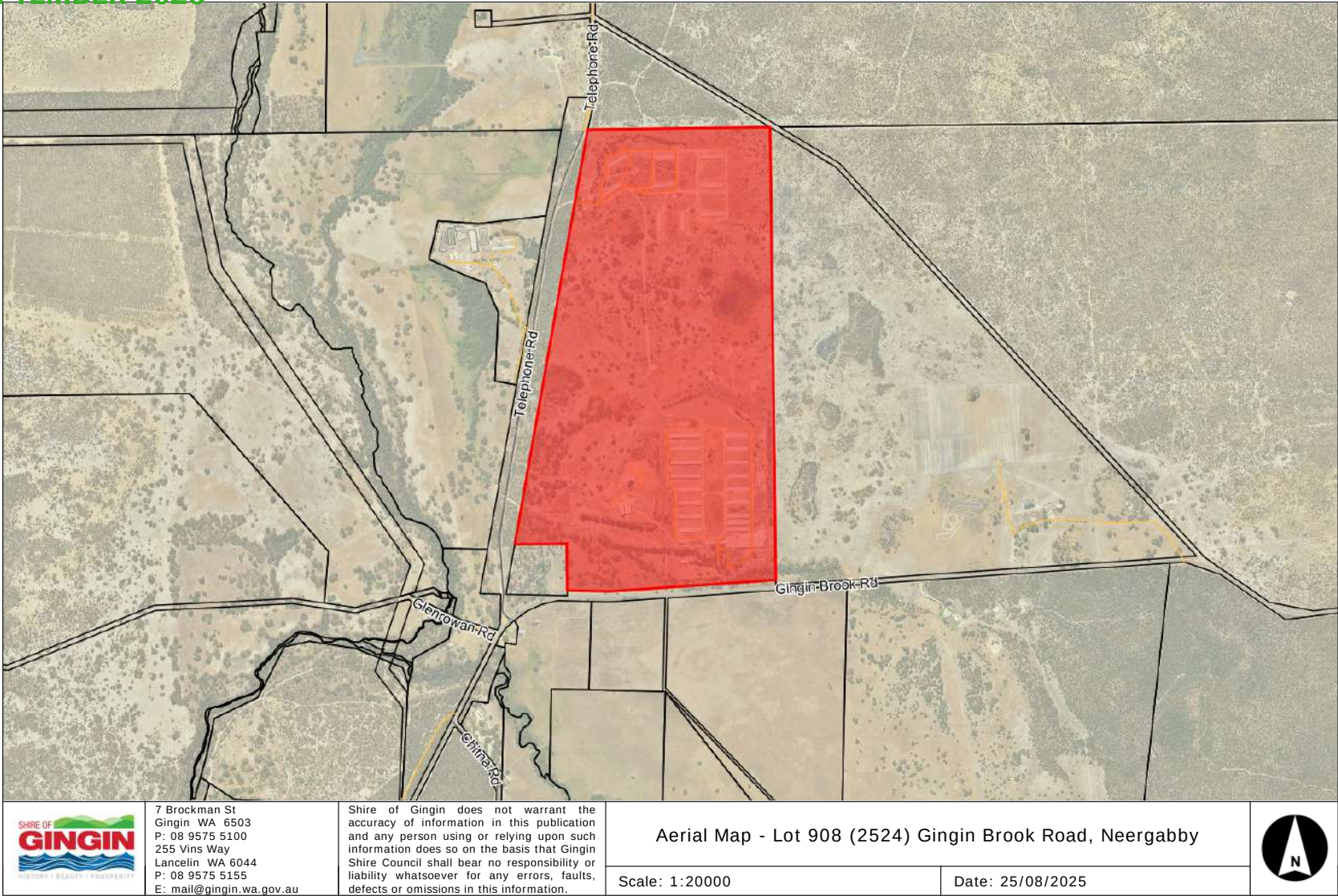
FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

Reason for Alternative

As set out in the resolution of Council.





Junction Bridge

Proposed Hard Boiled Egg Plant

June 2025



AAA Egg Company Pty Ltd
Junction Bridge Site
2524 Gingin Brook Road
Neergabby 6503 WA

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Introduction

The proposed *Hard Boiled Egg Plant* is a machine capable of producing approximately 8,000 hard boiled eggs per hour. Through the process, the eggs are automatically boiled and peeled, hygienically packaged, chilled and are then ready to transport locally, nationally or ship internationally. The proposed equipment being supplied by the *Sanovo Group* – a German based European company with global egg and associated egg production plants is recognized by industry as the leading manufacturer.

This proposal includes a separately provided Environmental Management Plan 2017 (revised February 2025) and Supplementary Environmental Management Plan - Hard Boiled Egg Plant – 2025).

Hard Boiled Egg Plant



Hard boiled egg – Packaged Product



Background Information



Pulp Plant History Timeline

1946 – 2015

Golden Eggs operate from Palmyra, Western Australia with both aging and new pulping equipment. Products include value added processes including egg separation into white and yolks, hard-boiled egg processing and scrambled egg mix for many years servicing the Western Australian, national and export market including Singapore, Hong Kong, Malaysia etc. Over those years, Golden Eggs developed a strong market brand awareness and products that were a staple in the retail and food processing segment until 2015.

2015 – 2016

The main pasteuriser and associated pulping equipment was relocated from Palmyra, WA to Golden Egg's principal egg production site in Neergabby, WA. Most of the older equipment was deemed uneconomical to relocate to the new purpose built Neergabby pulping facility. As a result, due to considerable demand on capital resources involved with the relocation, the decision was made to forego the hard-boiled egg, egg white and yolk markets until more favorable times presented.

2016 – 2021

Golden Eggs embarked on a capital-intensive expansion program of egg production at new sites in Hill River, WA and Jurien Bay, WA that inevitably led to significantly higher numbers of pulp eggs to be processed. This saw an increase in volume from around 4 tonnes per day to 8 tonnes per day – 6 days per week. This increase highlighted the capacity limitations of the existing pulp plant and the need to upgrade capacity.

2021 – 2022

Due to increased demand for pulp egg products leading up to during Covid19 and the continuation post Covid19, the decision was made to investigate options to increase throughput and to look at options to resurrect the lucrative "value adding" segment of the market with egg separation, scrambled eggs and potentially hard-boiled eggs. Again, the internal competition for capital resources in the business resulted in the project being put on hold whilst the conversion from cage to cage free egg production took precedence.

2023 – 2025

Saw the pulp market and value add segment gain further traction with market share and with improved market and financial returns the decision was made to again pursue capacity building and the desire to re-enter the value-add market with the latest equipment being quoted from Europe.

During 2024, AAA Egg Company applied to the Department of Primary Industries and Regional Development (DPIRD) for a VAIG (Value Add Investment Grant) to complement our proposed pulp plant upgrade. Late 2024, DPIRD advised that we were successful in achieving significant grant funding (AUD \$1Million). This grant funding will assist us fast-tracking the development and installation of new state-of-the-art equipment to provide value-added products locally, nationally and internationally – including the Hard Boiled Egg Plant.

Overview – Hard Boiled Egg Plant

The proposed hard-boiled egg plant requires a small building extension to the existing facility – summarised details below.

Key Operational Details	
Proposed production days per week	1 - 2
Normal production hours	6am - 4pm
Normal production days	Weekday(s)
Part time employees required for production and cleaning	3.0
Waste water produced per production day (litres)	2,200
Cleaning waste water produced (litres)	800
Total water usage per production day (litres)	3,000
Quality Assurance Program (SQF + HACCP)	Yes
DWER consultation regarding hard-boiled egg plant.	Yes
DWER has deemed that egg processing is not a prescribed activity and therefore no licencing nor work approvals are required.	N/A
Weekly hard-boiled egg transport to warehouse movements.	1
Building Extension Details	
Building length (m)	19.60
Building width (m)	9.90
Ceiling height (m)	4.00
Roof height (m)	6.00
Foor space (m)	194.04
Construction materials - concrete, steel, coolroom panel (PIR), colorbond.	-

Fire Risk Management

The existing factory complies with Australian Standards for fire services including fire extinguishers, fire doors, fire hydrants, fire hose reels and various other fire risk mitigation strategies including alarms monitoring and staff training.

The proposed new building extension will encroach on an existing fire hydrant. The plan is to relocate the fire hydrant in accordance with the relevant building codes and fire services standards to the east of the new building ensuring compliance with the standards (see image below).

Materials used in the proposed building extension construction will be fire rated to mitigate



Junction Bridge

Environmental Management Plan (2017)



AAA Egg Company Pty Ltd

Junction Bridge Site
2524 Gingin Brook Road

Neergabby 6503 WA

Revised February 2025

Approved by Brendan Bell (Operations Manager)

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Introduction

This environmental management plan is for the operations of the egg laying, growing and grading facilities at 2524 Gingin Brook Road, Neergabby, WA, 6503.

The management plan supports the philosophy of AAA Egg Company at Junction Bridge Farm that best management practices are adopted.

The management plan is intended provide operational guidelines for the management of the environmental needs of the farm to minimise the risk of any adverse event with potential to impact on the environment or the surrounding properties.

All management plans are to be reviewed annually.

Odour Management Plan

Objective To ensure that farm operations do not produce odours that unreasonably impact on neighbouring properties.

The following is to be implemented by Junction Bridge Farm.

- A record of key conditions and activities with **potential** to affect odour generation is in place and maintained and periodically reviewed as the basis for minimisation and control of odours. It addresses relevant factors including feed, drinker, litter and climate conditions and flock age. The Daily Critical Checklist is included at the end of this management plan, which provides for a register of the key conditions and activities.
- Drinker technology equivalent in performance to industry best practice is installed and maintained to minimize formation of wet litter.
- Equipment and structures are in place and maintained to minimize the potential for odour nuisance to neighbouring properties
- Best practice equipment for monitoring and control of temperature, ventilation, cooling and water consumption is in place, maintained to manufacturer's specifications, and used.
- Electrical power and phase supply alarms are installed to alert the farm manager of supply failure and a standby generator is provided to maintain normal operating conditions.
- Feed is sourced only from mills capable of producing an output of assured quality. Feed formulation objectives for hen diets demonstrably minimise the risk of feed-sourced odour on farm.
- The prevailing weather conditions and forecasts are considered when scheduling and planning farm operations to minimise offsite impacts.
- Following the removal of chickens from a shed, the manure is removed from each shed as part of the cleaning process and loaded directly onto trucks for transport off-site for further processing, reuse or disposal. Sheds are closed before and after clean-out to reduce the potential for odour
- To minimise the risk of off-site chemical spray drift or odour, sheds are closed immediately after chemical applications for 12 to 48 hours after spraying with hazardous or highly odorous substances.
- Cooling system performance is observed, adjusted and maintained to provide the operating pressures and spray patterns specified by equipment suppliers to achieve optimum conditions and to minimise manure wetting.

- Any maldigestion of feed or observable increase in shed odour or moisture content of droppings is reported to the Livestock Manager for review (by an experienced husbandry officer), bird removal, or adjustment of feed formulation or treatment for poor health.
- The collection of dead birds from within the sheds occurs daily, or more frequently should conditions require.
- Daily mortality is recorded and reviewed and action taken as required if the mortality is more than double the expected for a seven day period.

Noise Management Plan

Objective: To ensure that farm operations control transmission of unreasonable noise by appropriate design, maintenance and operating procedures.

The following is to be implemented by Junction Bridge Farm:

- Noting that the operation of a poultry farm is 24 hours a day, 7 days per week, standard hours of operation for regular activity are 6am – 5pm Monday to Sunday, unless in the event of an emergency.
- Operation of all mechanical equipment, including shed fans, feeding systems and other equipment minimises the offsite transmission of mechanical noise or vibration to sensitive noise premises.
- Equipment is installed, operated and maintained according to manufacturer's requirements or to the instructions from an appropriately qualified technical source.
- Equipment is regularly checked and maintained.
- Equipment and structures are in place and maintained to minimize the potential for noise nuisance to neighbouring properties.
- Ventilation fans, tractors, farm vehicles, transport vehicles and other equipment are maintained, repaired and operate to the manufacturer's requirements.
- Faults to equipment that result in additional noise will be rectified as soon as practicable with an initial response within 24 hours.
- Where vehicles have audible beepers for reversing, vehicle reversing is minimised and / or visual alarms are used where practicable (subject to safety considerations also being met).
- Contractors visiting the site have equipment and appropriate training and comply with procedures that minimise noise.
- Contractors visiting the site are supervised and monitored to ensure any noise is minimised.
- Feed deliveries do not take place before 6.00am or after 6.00pm at night, except in emergency situations.
- All physical noise barriers installed are maintained in effective condition.
- All vehicles and machinery are maintained to ensure that noise or emissions do not exceed the manufacturer's specifications.
- Speed limit on site is restricted to 10 km/hr which is identified by training or instructions to drivers to limit noise and dust levels.
- If there is an equipment failure resulting in a noise incident, the "Actionable Responses" form included at the end of the management plan is to be completed.

- If a complaint is received regarding noise, the Actionable Response Incident form included at the end of the management plan is to be completed and follow up action taken and recorded on the form.
- Bird pick-up contractors have the equipment and training specified by the farm manager and comply with procedures that minimise impact on noise sensitive area.
- Farm noise levels to comply with the noise criteria specified in published industrial noise standards.
- Where off-site noise problems persist that do not comply with the Environmental Protection (Noise) Regulations, the farm manager will initiate advice from a noise consultant.

Dust Management Plan

Objective: To minimise dust generation with the potential for off-site impact the following is to be implemented by Junction Bridge Farm:

- Manure is removed from the sheds weekly or as required to prevent a build-up of manure on the conveyors in the sheds and is loaded directly onto trucks for transport offsite.
- The timing of manure removal is chosen, where reasonably possible, to minimise off-site impacts by considering weather conditions such as temperature, wind direction, turbulence and time of day.
- Following removal of all birds from the shed at the end of a rearing or laying cycle, manure is removed from the shed prior to the shed cleaning process and loaded directly onto trucks for transport offsite.
- The farm manager ensures contractors responsible for delivery and pick up of manure and or birds check all truck covers are secure to prevent any dust or spillage of the litter or hens on departure from the site.
- If an unacceptable level of dust is generated due to vehicular movement on unsealed access areas on site, those areas will be wet down, or other appropriate action taken to reduce the potential for dust generation.
- If dust is visible on site with potential for off-site impact, action is taken to control the level of dust emissions.
- The surface of access roads, loading areas and car parking spaces are maintained to allow safe entry, all weather access and minimise generation of dust.
- All internal roadway surfaces within the site are to be constructed of a suitable material such as paving, road base, limestone or coarse gravel and compacted and stabilised to limit dust generation.
- Any landscaping that is installed which assists with reducing dust impact to adjacent properties will be maintained with a watering system/arrangement in place during establishment and any dead or diseased plants are replaced. Equipment and structures are in place and maintained to minimize any potential for dust nuisance to neighbouring properties.
- Well designed, constructed and enclosed silos and feed systems are installed to provide fresh and wholesome feed without any contamination or generation of dust.
- Feed systems are checked and inspected daily to ensure there is no damage or breach that could result in the potential for dust generation.

Manure Management Plan

Objective: To ensure that the potential for onsite and off-site impacts regarding waste is minimised.

The following is to be implemented by Junction Bridge Farm:

- No untreated poultry manure is stored (other than in the chicken sheds prior to the schedule removal) on the property and manure is removed from sheds weekly by operating the manure conveyors which convey the manure directly to a waiting truck.
- Manure not removed from site within 7 – 10 days is treated with lime and / or Coopex, phosphoric acid, sodium borate or calcium cyanamide as per the Stable Fly Management Plan 2019.
- Manure from the poultry sheds is not spread on the property.
- Normal mortality of birds is collected from the sheds daily, or more frequently should the conditions require.
- Disposal of normal mortality of birds utilises refrigeration, composter or other approved methods and occurs daily.
- The storage for the dead birds will only be used for that purpose and will be maintained in accordance with manufacturer's specification and provided with on-farm standby power, if required.
- Manure is removed from the sheds twice weekly or as required and transported offsite.
- Manures conveyors are used to move the manure from inside the shed into a truck waiting at the end of the shed.
- Manure moisture is monitored and kept in a reasonably dry condition below the level known by the farm manager to cause odour. This is achieved by having the shed floors built above adjacent surface levels with concrete (thus ensuring no moisture seepage into the shed), by best practice drinkers (to ensure that overflowing and flooding of the manure does not occur) and by checking of the manure and drinkers in the shed at least daily.
- Best practice drinkers (to ensure that overflowing and flooding of the manure does not occur) are installed. Drinkers are checked daily for any faults.
- Manure monitoring (on a 6 point visual scale is part of the standard daily shed checking:
 - Dusty
 - Friable
 - Moist
 - Sticky
 - Caking
 - Wet
- Measurement of litter moisture percentage by weight is undertaken in the event of persistent odour problems occurring.
- Regular shed inspections are to be undertaken daily to ensure drinker leakages are detected and acted upon as soon as practicable.
- Any areas of wet manure are removed and replaced with dry manure where practicable.
- Areas of wet manure exceeding 2 square metres will be replaced with dry manure on no less than a daily basis. Removal of any such wet manure follows manure procedures in this plan.

- The timing of manure removal is chosen, where it is reasonably possible, to minimise off-site impacts by considering the prevailing weather conditions and forecasts such as temperature, wind direction, turbulence and time of day.
- Manure removal is undertaken during the day time unless due to breakdown then may be undertaken during the night time.
- Following removal of all chickens from a shed the manure is removed as part of the cleaning process and loaded directly onto trucks for transport offsite for further processing, reuse or disposal. Sheds will be closed before and after clean-out to reduce the potential for off-site odour.
- Where there is a history of manure or odour concerns, cleanout conditions are included in the record of key conditions.
- The Farm Manager will ensure that all trucks collecting manure have secured covers, which are used to prevent any dust or spillage of the manure on departure from site.
- Where problems have been identified, evidence or arrangements with contractors and actions taken should be recorded in log books.
- Provision is made to contain and promptly clean up any manure spillage in order to minimise generation of contaminated stormwater or dust. Such events and actions are documented in Daily Layer Record.

Waste Management Plan

- Egg shell waste is collected in bins during the hard-boiled egg process and cooled in refrigerated rooms before being tipped into a truck and removed by contractors for composting purposes.
- Waste water is treated by Dissolved Air Filtration (DAF) via a process of removing any large particles from the waste water with product and to adjust the pH level to 7.0 and then recycling the processed waste water for the reticulation of vegetation.
- Sludge produced during the DAF process is dewatered and the cake removed from site continuously.

Pest Management Plan

- The site has an extensive pest control schedule and bait maps. The Farm Manager is responsible for implementing the pest control schedule.
- Bait Station Map shall be available and updated to include all bait stations (internal and external) and insect traps / Electronic Fly Killer (EFK) units or fly pods, along with the numbering clearly shown on the map.
- Farms shall be kept well drained and mown and tidy to reduce mosquito breeding, fly harbouring and rodent protection.
- Only undertake pest control measures involving treatment with chemical, physical or biological agents if you have, or are under the direct supervision of someone who has a thorough understanding of the potential hazards to health resulting from the use of these agents and of the potential hazards that may arise from residues retained in the product.
- Only use pesticides approved by Regulatory Authorities for use with poultry.
- Chemicals should only be stored in their original container.
- Safety Data Sheet (SDS) should be available to appropriate staff before chemical is used.

Spent Hen Management Plan

- Sheds are depleted at the end of the hen's life over a three-hour period utilizing CO2 gas to euthanize that complies with industry standards, RSPCA and a management plan for euthanasia as per the industry manual. The process has been reviewed by DPIRD veterinarians for the humane disposal of animals.
- Bins are used to accumulate the hens and apply measured doses of CO2 gas using the "MAK" modified atmosphere killing method.
- Spent hens are then immediately removed via truck from site by contractors who use the hens for composting outside of the Gingin Shire.

Composting Management

Objective: In the event of machine breakdown or a natural disaster ie. flooding, it may be necessary to temporarily compost manure or waste onsite. Should this event occur, the process below will be followed:

- Low volumes of manure may be processed via a composting process using enzymes to assist expedite the process.
- Manure and carbon sources (cardboard / hay etc) are tipped via tractor bucket into the onsite compost area and turned continually over 1 week to achieve dry, friable and odour free compost.
- Compost is then removed from site by contractor.

Stable Fly Management

Objective: To minimise the potential for stable fly to breed on the property.

- All end users of our manure are strictly instructed on how the manure should be handled, stored and spread in line with the **BIOSECURITY AND AGRICULTURE MANAGEMENT (STABLE FLY) MANAGEMENT PLAN 2019** with additional advice and recommendations provided by Dr David Cook (Murdoch University) in minimize the risk of stable fly breeding.
- Management and staff are trained in the necessary procedures and processes to minimise stable fly breeding including storage, handling and removal from site.

Traffic Management

Objective: To maintain and enhance internal vehicle access areas in good condition and minimise the potential for traffic conflict and generation of unreasonable off-site noise or dust.

The following is to be implemented by Junction Bridge Farm:

- The surface of vehicle crossovers, internal access roads loading areas and car parking spaces will be maintained to allow for safe entry, all weather access and minimise generation of dust.
- Speed limit on site is restricted to 10 km/hr on the farm which is identified by training or instructions to drivers to limit noise and dust levels.
- If an unacceptable level of dust is generated due to vehicular movement on any unsealed access areas on site, those areas will be wet down or other appropriate action taken to reduce the potential for dust generation.
- Farm layout and standing instructions to transport contractors will ensure that all vehicles

leave the property in a forward direction. These instructions are an identifiable part of contracts or communications with transport companies

- Regular monitoring and repairs or upgrades to trafficable areas, where needed, will be completed as soon as practicable.
- Bird pick-up contractors are instructed and supervised to ensure bird pick-up and associated activities are undertaken with care to reduce the generation of noise.
- Special speed limits are enforced by training, signage and instructions to drivers in order to limit noise and dust levels.

Drainage and Nutrient Management

Objective: To ensure that the operation of the poultry farm does not result in adverse impact to groundwater, nearby water bodies and to ensure that stormwater is contained on site.

The following is to be implemented by Junction Bridge Farm:

- Drainage to soil or waterways is not impaired or unduly contaminated by shed or farm operations.
- Stormwater systems including drains and silt traps are maintained to ensure no pollution of surface or groundwater and to prevent stormwater intersecting with manure storage areas.
- Road drainage, stormwater runoff areas and culverts, are maintained.
- Stormwater from the roof of all sheds are directed to the soil area immediately adjacent to the shed and drained direct into the soil.
- All stormwater runoff is retained on the property.

Standard forms

The following standard forms (or variation) are used for recording as appropriate and are included in Annexure 1

- Environmental and Waste Management Audit
- Form 32 – Complaint Register
- Form 18B – Daily Shed Record

Audit Protocols

The attached assessment audit table will be completed by a suitably experienced person and retained as part of the farm QA program.

The annual assessment report will record the nature and source of any environmental impacts that exceed expected levels and describe the mitigation measures taken.

The annual assessment report will review operation and management practices and other measures to prevent or minimise environmental impact.

The annual assessment report will, where possible, provide any further information required by senior farm management in relation to the operation and management of the farm.

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 14.1.4

AAA Egg Company Pty Ltd

Date

Environmental Mangement Plan (Audit)

Auditor

Audit Code	Assessment Task	Timing	Comply Y/N	Compliance Date	Comments	Action Taken	Action Date
1.0	Odour Mangement						
1.1	Record of key conditions	Daily	Y			N/A	N/A
1.2	Drinkers maintained	Daily	Y		Maintenance at end of batch or as required	N/A	N/A
1.3	Equipment maintained	As required	Y		As per maintenance schedule recommended by manufacturer	N/A	N/A
1.4	Maintain temperature control	Ongoing	Y		Form 18B	N/A	N/A
1.5	Stand by generator	Tested Fortnightly	Y		Form 18B	N/A	N/A
1.6	Feed quality review	Monthly	Y		Ongoing based on performance	N/A	N/A
1.7	Weather checked for farm operations	Daily	Y		Form 18B	N/A	N/A
1.8	Mortality collection	Daily	Y		Form 18B	N/A	N/A
1.9	Mortality recorded	Daily	Y		Form 18B	N/A	N/A
2	Noise Management						
2.1	Hours of operation	Ongoing	Y		Limit to between 6am - 6pm where possible	N/A	N/A
2.2	Equipment maintained	As required	Y		As per maintenance schedule recommended by manufacturer	N/A	N/A
2.3	Installation of equipment	As required	Y		As recommended by manufacturer (Big Dutchman / Metrowest etc)	N/A	N/A
2.4	Response for equipment failure resulting in noise incident	As required	Y		Immediate ie. faulty muffler on generator	N/A	N/A
2.5	Review noise generation	As required	Y		Occasionally - brushcutters / chainsaws etc.	N/A	N/A
2.6	Farm equipment maintained	As required	Y		To manufacturers recommendations	N/A	N/A
2.7	Faults response	Immediate	Y		Immediate due to livestock risk - monitored alarms and management onsite.	N/A	N/A
2.8	Audible beepers	Ongoing	Y		Limit the number of sirens to minimise noise.	N/A	N/A
2.9	Contractor training	Inductions	Y		Ongoing depending on the job.	N/A	N/A
2.10	Contractors supervised	Ongoing	Y		As required - inductions and bio-security forms.	N/A	N/A
2.11	Delivery restrictions	Ongoing	Y		6am to 6pm where possible.	N/A	N/A
2.12	Speed limit	Ongoing	Y		10 kph around high traffic areas, 20kph all other areas.	N/A	N/A
2.13	Noise complaint	As required	Y		As required	N/A	N/A
2.14	Bird-pick up training	As required	Y		All staff undergo training for bird welfare and handling before commencing employment.	N/A	N/A
2.15	Compliance with noise regulations	Ongoing	Y		As required	N/A	N/A
2.16	Noise consultant for ongoing issue	As required	Y		Not applicable	N/A	N/A
3	Dust Management						
3.1	Dry sawdust	Daily	Y		Essential for bio-security and disease control.	N/A	N/A
3.2	Clean major wet manure areas	Ongoing	Y		As required - usually from pipe leakages.	N/A	N/A
3.3	Timing of manure removal	Ongoing	Y		Twice weekly on weekdays where possible and between 6am - 4pm.	N/A	N/A
3.4	Manure conveyed straight to truck	Ongoing	Y		Avoid afternoons in summer where seabreezes can blow dry manure	N/A	N/A
3.5	Trucks covered	On departure	Y		As required or wet down to prevent dust circulating.	N/A	N/A
3.6	Dust generation action from vehicle movement	As required	Y		Trucks and vehicles travel slowly (10 - 20kph) to reduce dust spreading.	N/A	N/A
3.7	Dust action	As required	Y		As required - water limestone roads or limit activity causing issues.	N/A	N/A
3.8	Equipment maintained	As required	Y		As required.	N/A	N/A
3.9	Silo and feed systems	Daily	Y		Sealed silos and enclosed sheds minimise dust movement.	N/A	N/A
3.10	Inspection of feed system	Daily	Y		Daily as per Form 18B	N/A	N/A

MINUTES ORDINARY COUNCIL MEETING 16 SEPTEMBER 2025

APPENDIX 14.1.4

AAA Egg Company Pty Ltd

Environmental Management Plan (Audit)

Audit Code	Assessment Task	Timing	Comply V/N	Compliance Date	Comments	Action Taken	Action Date
4	Waste and Manure Management						
4.1	No bulk storage of manure	Ongoing	Y		Limited to emergencies ie. truck breakdowns, cancellations or equipment failures.	N/A	N/A
4.2	Manure not spread on site	Ongoing	Y		No manure spread onsite due to bio-security / disease risks.	N/A	N/A
4.3	Collection of mortality buried	Daily	Y		Daily	N/A	N/A
4.4	Freezer / fridge for dead birds	Daily	N/A		N/A	N/A	N/A
4.5	Freezer / fridge maintained	Ongoing	N/A		N/A	N/A	N/A
4.6	Manure removal from sheds	Ongoing	Y		Twice weekly to remove odour and build up of ammonia in sheds.	N/A	N/A
4.7	Conveyor concrete hardstand clean	Ongoing	Y		Twice weekly to remove manure from conveyor areas to minimise fly breeding / pests	N/A	N/A
4.8	Manure moisture monitored	Daily	Y		Dry manure is important to minimise fly breeding and improve spreading for customers.	N/A	N/A
4.9	Manure monitoring	Daily	Y		Ongoing through Form 18B and feedback from manure removal into trucks.	N/A	N/A
4.10	Wet manure removed	As required	Y		Yes to minimise odour, ammonia and to maximise the bird environment.	N/A	N/A
4.11	Drinkers inspected / checked.	Daily	Y		Ongoing daily and signed off on Form 18B	N/A	N/A
4.12	Drinker inspections	Daily	Y		Ongoing daily and signed off on Form 18B	N/A	N/A
4.13	Manure removal minimised	Each manure day	Y		To limit movements of trucks	N/A	N/A
4.14	Manure removal during daytime	6am - 4pm	Y		Ideally	N/A	N/A
4.15	Manure and mortality separate	Yes	Y		Yes	N/A	N/A
4.16	Manure removed twice weekly	Weekly or as required	Y		Necessary to maintain equipment and belts in good working order.	N/A	N/A
4.17	Overflow manure removed from pad	Weekly or as required	Y		Weekly assessment	N/A	N/A
4.18	Log clean out conditions	As required	Y		Form 18B	N/A	N/A
4.19	Delivery trucks cover secured	Ongoing	Y		Yes	N/A	N/A
4.20	Contractor training	As required	Y		Contractors are trained to understand the manure system and bio-security	N/A	N/A
4.21	Clean up	Daily	Y		Daily	N/A	N/A
4.22	DAF plant production monitored	Daily (or as required)	Y		DAF plant manager oversees and records daily activities	N/A	N/A
4.23	DAF grey water checked	Daily (or as required)	Y		DAF plant manager oversees and records daily activities	N/A	N/A
4.24	DAF plant pH levels checked	Daily (or as required)	Y		DAF plant manager oversees and records daily activities	N/A	N/A
4.25	Dewater plant monitored	Daily (or as required)	Y		DAF plant manager oversees and records daily activities	N/A	N/A
4.26	Dewatered sludge moved to manure pad for collection	As required	Y		As required	N/A	N/A
4.27	Egg and shell waste to be buried and covered.	Daily	Y		Daily unless moved offsite.	N/A	N/A
4.28	Grey water irrigation of vegetation and land checked	Weekly	N		Weekly assessment	N/A	N/A
5.0	Pest Management						
5.1	Wild bird proofing	Ongoing	Y		Problematic areas already addressed	N/A	N/A
5.2	Baiting	Ongoing	Y		As required if need arises	N/A	N/A
5.3	Feed spills removed	As required	Y		As required if need arises	N/A	N/A
5.4	Inspection of feed system	Daily (or as required)	Y		As required if need arises	N/A	N/A
5.5	Removal of manure	Twice weekly	Y		As required if need arises	N/A	N/A
5.6	Monitor of stable fly	Ongoing	Y		Ongoing - mostly in spring / summer autumn	N/A	N/A
5.7	Treatment of stable fly	As required	Y		Any manure onsite for greater than 10 days is treated (pesticide).	N/A	N/A
5.8	Manure daily inspection report	Daily	Y		Form 18B	N/A	N/A
6.0	Drainage and Nutrient Management						
6.1	Drainage not contaminated	Annual monitoring	Y		Ongoing water testing of bore water.	N/A	N/A
6.2	Stormwater dispersal	Annual monitoring	Y		Winter inspections to minimise water pooling.	N/A	N/A
6.3	Stormwater from roof sheds to adjacent area	Annual monitoring	Y		Water sinks through the sandy soils adjacent to all sheds - no pooling occurs	N/A	N/A
6.4	Stormwater retained on site	Annual monitoring	Y		No storm water removed from site.	N/A	N/A



Complaint Register

Form 32
Review date: 2016-01-27
Issue date: 2016-01-27

Complaint Details

Date of complaint	
Time of complaint	
Nature of complaint (e.g. odour, dust, noise, etc)	
Name of person advising of complaint	
Method of complaint	
Name of complainant	
Complainant contact details	

Investigation Details

Temperature at time of complaint	Cold Cool Mild Warm Hot Very hot
Wind strength at time of complaint	Calm Light Moderate Fresh Strong Gale
Wind direction at time of complaint	
Person responsible for investigating complaint	
Investigation method	
Findings of investigation	

Action Taken

Corrective actions	
Communications with complainant	

APPENDIX 14.1.4

ABNORMALITIES REPORTED TO OM
WEEKLY SUPERVISOR SIGN OFF

279

Junction Bridge

Proposed Hard Boiled Egg Plant

Supplementary Environmental Management Plan (2025)

To be used in conjunction with existing Environmental Management Plan (2017)



AAA Egg Company Pty Ltd

Junction Bridge Site

2524 Gingin Brook Road

Neergabby 6503 WA

Revised February 2025

Approved by Brendan Bell (Operations Manager).

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Drainage and Nutrient Management Plan	5

Introduction

This document is the environmental management plan for the proposed *Hard Boiled Egg Plant* that successfully received funding in 2025 from DPIRD of the Western Australian government with a VAIG (Value Add Investment Grant) to complement our pulp plant upgrade in providing value added products to the state and national food chain.

This management plan supports our environmental endeavor and philosophy to harmonize with the environment.

The management plan is intended to provide operational guidelines for the management of the site. By minimising the risk, the management plan seeks to prevent the potential for any adverse event that could impact the environment or surrounding properties. This supplemental EMP is to be used in conjunction with our existing EMP. All management plans are to be reviewed annually.

Overview – Hard Boiled Egg Plant

The proposed hard-boiled egg plant requires a small building extension to the existing facility – summarised details below.

Key Operational Details	
Proposed production days per week	1 - 2
Normal production hours	6am - 4pm
Normal production days	Weekday(s)
Part time employees required for production and cleaning	3.0
Waste water produced per production day (litres)	2,200
Cleaning waste water produced (litres)	800
Total water usage per production day (litres)	3,000
Quality Assurance Program (SQF + HACCP)	Yes
DWER consultation regarding hard-boiled egg plant.	Yes
DWER has deemed that egg processing is not a prescribed activity and therefore no licencing nor work approvals are required.	N/A
Weekly hard-boiled egg transport to warehouse movements.	1
Building Extension Details	
Building length (m)	19.60
Building width (m)	9.90
Ceiling height (m)	4.00
Roof height (m)	6.00
Floor space (m)	194.04
Construction materials - concrete, steel, coolroom panel (PIR), colorbond.	-

Odour Management

All production activities are contained within the proposed building. Air handling and extraction fans will be incorporated from the main building.

Wastewater is treated through the DAF and dewatering process – thereby minimising odour by removing solids and treating grey water with chlorine dioxide to kill odour causing pathogens.

Noise Management

Not applicable. No external noise is created as all activities in the plant are contained within the insulated panels walls and ceilings.

Waste Management

Objective

To manage the waste streams in line with the existing Environmental Management Plan (2017) and this Supplementary Environmental Plan (2025) effectively and responsibly.

Low quantities of waste produced from the Sanovo hard-boiled egg process follows:

Processed shell

Egg shell collected during the hard-boiled egg “peeling” process is centrifuged to remove excess liquid egg for further pulp processing. The remaining “semi-dried” shell is then cold stored at 4c degrees and collected by contractors for composting offsite.

Wastewater

Low volumes of wastewater (approximately 3,000 litres per production day) are produced by the plant as per the Sanovo Group’s specifications table below:



Consumption Type (Water)	SB8400
Water usage production (over 8 hours)	2200 l / day
Water usage for cleaning (over 1 hour)	800 l / day
Total Water Consumption	3000 l / day

Wastewater from the hard-boiled egg process is pumped directly to the existing Dissolved Air Flotation (DAF) plant where the wastewater is treated and processed as follows:

- The wastewater is pre-filtered and screened.
- Micro solids are removed by dissolved air floatation.
- Water pH is automatically adjusted to approximately 6.85 - 7.15
- The grey water is treated with chlorine dioxide to kill pathogens.
- Solids (sludge) are dewatered through a screw press and the dry cake is collected by contractors.
- Treated grey water is used for irrigation around the property.

Traffic Management

The development application proposal necessitates the existing GF2 – Car park 1 to be utilised for the construction of the building extension to locate the hard-boiled egg equipment. Therefore, the car park will be relocated to the GF1 – Car park 1. Vehicles currently utilising GF1 – Car park 1 will relocate to the new carpark at JBL – Car Park 2 as per the plan below:

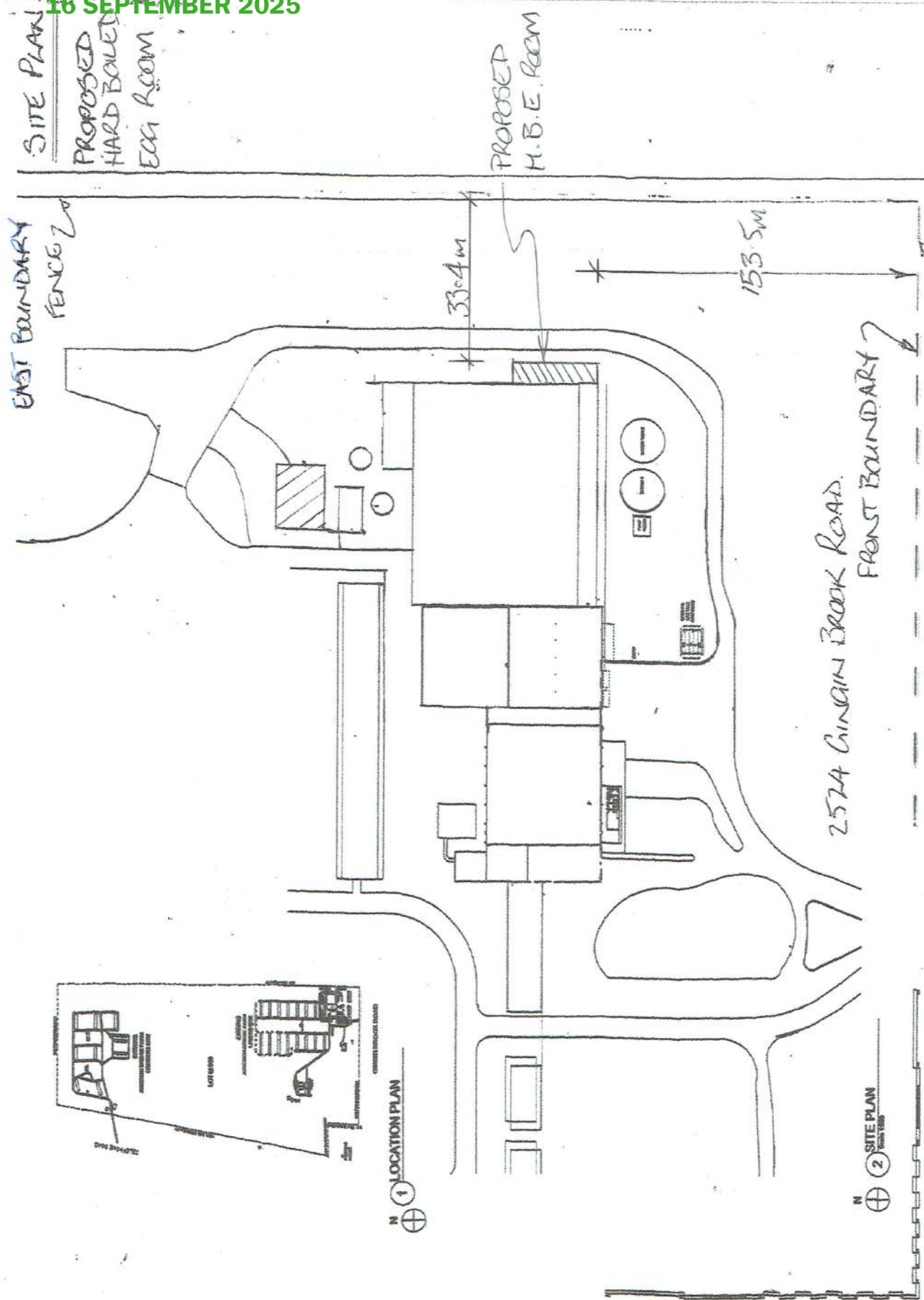


Existing staff will increase their part-time hours and therefore no change to traffic or staff levels.

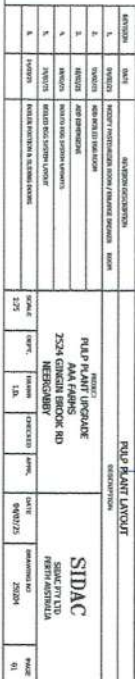
Quality Control Audits

Quality assurance and quality control is covered by our existing SQF and HACCP audits conducted annually by accredited third parties and internally daily production and quality records.

Annual internal audits of environmental management controls are carried out and acted upon as required.

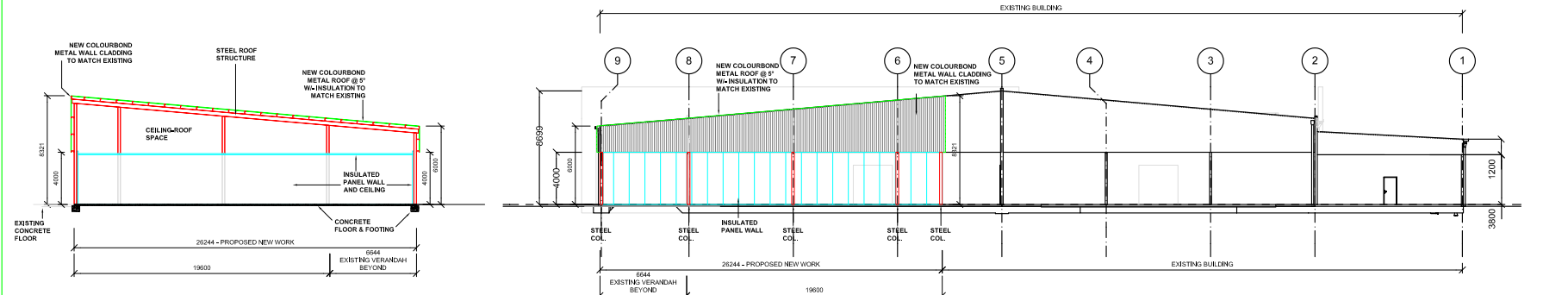


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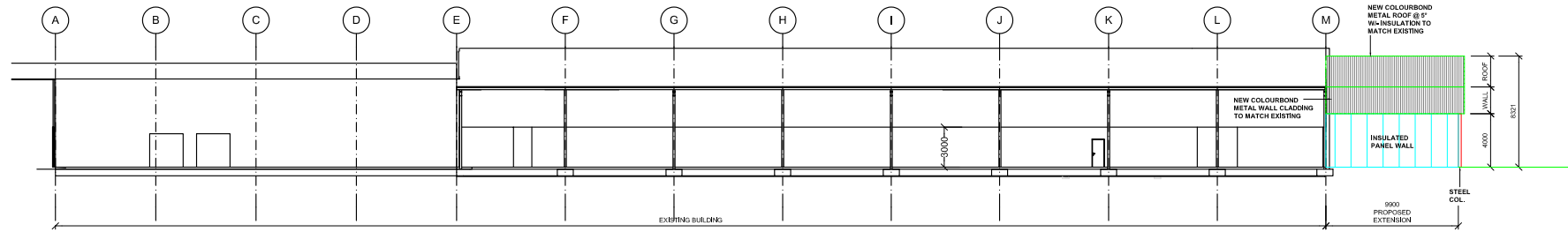
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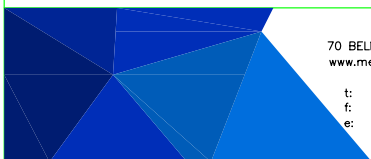


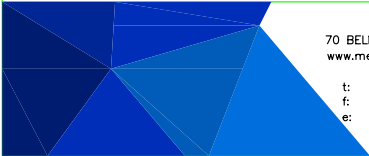
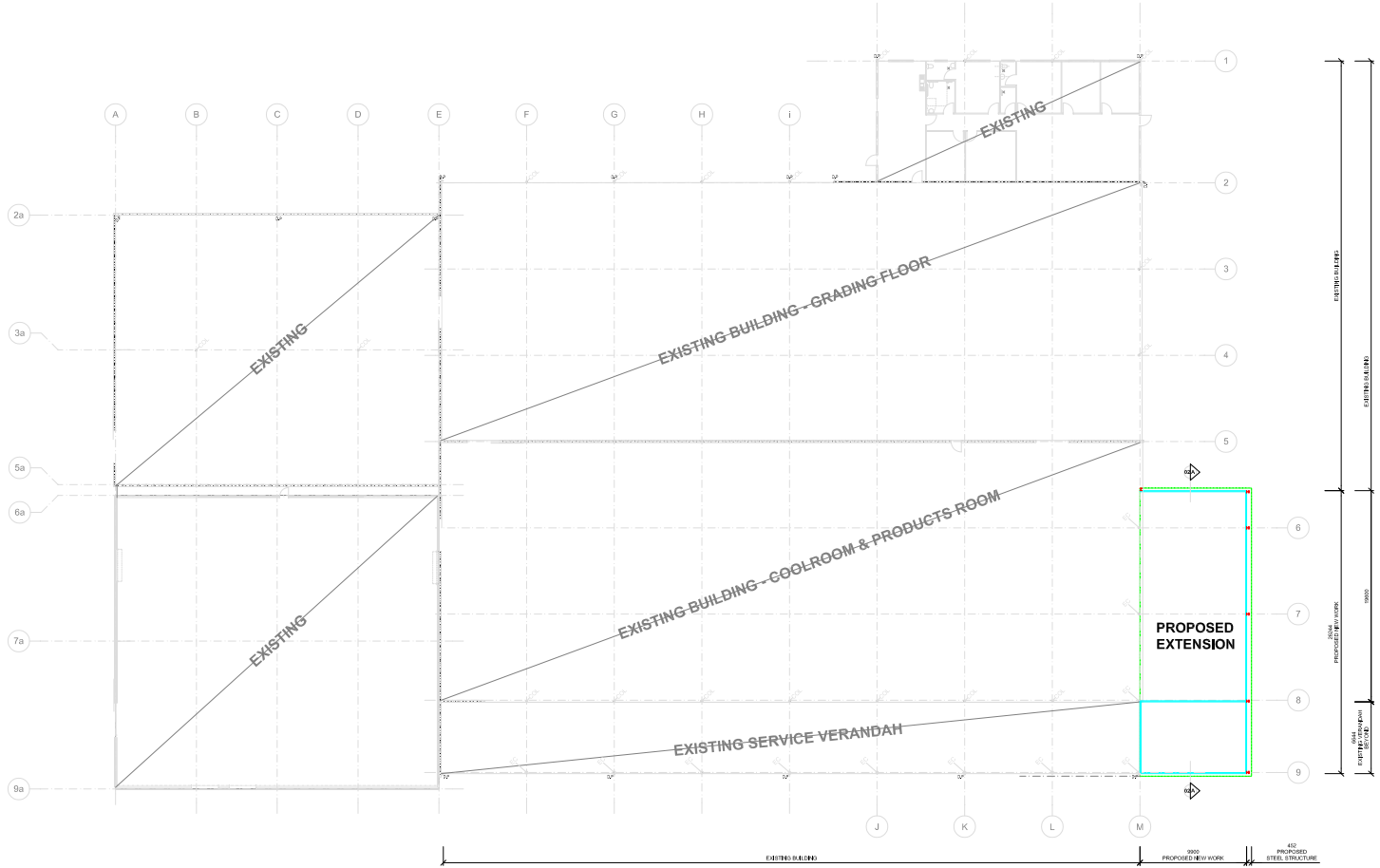
SECTION A-A
(01)

SOUTH ELEVATION



EAST ELEVATION

	70 BELMONT AVE BELMONT WA 6103 www.metrowest.com.au		REF DRAWING NO.	REFERENCE DESCRIPTION	REV	DATE	DRN	CHK	APPD	AMENDMENT DESCRIPTION	CLIENT: AAA EGG COMPANY PTY LTD	CONSULTANT:	PROJECT JUNCTION BRIDGE FARM PROPOSED EXTENSION 524 GINGIN BROOK ROAD, NEERBABBY, 6503, (WEST GINGIN), WA.					
	t: +61 8 9416 0666											DRAWN BY:						
	f: +61 8 9277 4911											AV						
	e: mtp@metrowest.com.au											CHECKED BY:						
												TS						
												DATE:	29/04/2025	ALL DIMENSIONS IN MM U.S.A.	SCALE:	PROJECT NO.	DRAWING NO. 02	REV:



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CLIENT:

AAA EGG COMPANY
PTY LTD

CONSULTANT:	PROJECT
DRAWN BY: AV	JUNCTION BRIDGE FARM PROPOSED EXTENSION 524 GINGIN BROOK ROAD, NEERBABBY, 6503, (WEST GINGIN), WA.
CHECKED BY: TS	DRAWING TITLE SITE LAYOUT/FLOOR PLAN
DATE: 29/04/2025	ALL DIMENSIONS IN MM U.S.R.
SCALE: -	PROJECT NO. -
DRAWING NO. 01	REV: -
SHEET NO.	-

14.2 SCHEME AMENDMENT NO. 27 TO LOCAL PLANNING SCHEME NO. 9 - ADDITIONAL USE (STORAGE / WAREHOUSE) ON LOT 1 (24) TEAL PARK PLACE, NEERGABBY

File	LND/726
Applicant	Mary Povey
Location	Lot 1 (24) Teal Park Place, Neergabby
Owner	Mary Povey and James Povey
Zoning	General Rural (20)
WAPC No	NA
Author	James Bayliss - Executive Manager Regulatory and Development Services
Reporting Officer	James Bayliss - Executive Manager Regulatory and Development Services
Refer	20 August 2024 - Item 14.3 17 June 2025 - Item 14.3
Appendices	1. Modified Amendment No. 27 [14.2.1 - 17 pages] 2. Schedule of Submissions and Recommended Responses [14.2.2 - 5 pages]

DISCLOSURES OF INTEREST

Nil

PURPOSE

To consider proposed Amendment No. 27 to Local Planning Scheme No.9 (LPS9) to introduce an Additional Use (Warehouse/Storage) on Lot 1 (24) Teal Park Place, Neergabby.

BACKGROUND

Council at its Ordinary Meeting (OCM) on 17 June 2025 resolved to endorse Amendment No.27 and refer the matter to the Western Australian Planning Commission (WAPC) for final determination.

Since the above, the officer has been liaising with the Department of Planning, Lands and Heritage (DPLH) in relation to the advertising process undertaken, the attachments that formed part of the 17 June 2025 Council report, the officer recommendation wording and amendment modifications undertaken since the amendment was initiated in August 2024.

It became apparent that the officer's recommendation did not align with the wording of the modified Amendment that formed an attachment to the 17 June 2025 OCM, an administrative error by the officer. In order for the DPLH to progress its assessment, this report seeks to return Amendment No.27 to Council with the correct wording to form Council's resolution. A chronological order of events in relation to this proposal is outlined below:

1. Council at its OCM on 20 August 2024 initiated Amendment No. 27 for advertising.
2. Pursuant to Regulation 47 of the *Planning and Development (Local Planning Schemes) Regulations 2015*, Amendment No. 27 was referred to the WAPC for consent to advertise.
3. In liaison with the DPLH, Amendment No.27 was modified prior to receiving the WAPC's consent to advertise. The modifications comprised of:

a) *Delete the amendment text and replace with the following:*

Include the following in Schedule 2 – Additional Uses

No	Description of Land	Additional use	Conditions
29	Lot 1 (No. 24) Teal Park Place, Neergabby	Warehouse/ Storage	1. Development is not permitted unless the local government has exercised its discretion by granting development approval. 2. The additional use shall be limited to storage of household effects, private vehicles, caravans, and boats and may not involve display or sale by wholesale or retail of stored items. 3. The additional use is to be restricted to a total area of 8000m² which includes the existing 4000m² developed area used for storage, and an additional 4000m² expansion area, to be contiguous with the existing area. 4. Access and egress for the additional use shall be limited to the existing crossover(s) from Teal Park Place. 5. Any development and use shall be in accordance with any plans, conditions and management requirements approved by the local government which may include a

			<i>requirement for landscaping along Gingin Brook Road.</i>

b) Modify the Scheme Amendment maps as follows:

- i. On the Existing Zoning map, add 'Lot 39' and 'A12' on the adjoining lot.*
- ii. On the Proposed Zoning Map, delete the dashed red line within the north-eastern section of the subject land and the existing zonings; and replace 'A28' with 'A29'.*
- iii. On both the Existing and Proposed Maps, replace lot number '24' with '1' for the subject land; and include north point and scale.*

c) Modify the Amendment Report by:

- i. Inserting a 'scheme amendment resolution to prepare' page, following the cover page of the report, following the format of Form 2A of the Planning and Development (Local Planning Schemes) Regulations 2015, with the above detail.*
- ii. Including reasons why this amendment is classified as 'standard'; and*
- iii. The Chief Executive Officer is to sign and insert the date of Council resolution.*

4. The applicant provided a modified amendment document to reflect the above changes.
5. The Shire referred the modified amendment to the Environmental Protection Authority (EPA), which confirmed it did not require assessment.
6. The Shire undertook stakeholder engagement for a period of 42 days. The comments did not result in any additional modifications being suggested by the officer.
7. Amendment No.27 was returned to Council for final approval on 17 June 2024. The resolution reflected the original documentation, not the modified amendment wording that formed part of the advertising process as required by the WAPC.
8. The Amendment was provided to the DPLH to undertake its assessment and refer the matter to the WAPC for endorsement. It was during this process that the wording anomaly was identified. During these discussions, it was suggested that a further resolution of Council be obtained to avoid any conjecture about what is being supported.

This report seeks to fulfil the requirements of Clause 50(3) of the *Planning and Development (Local Planning Schemes) Regulations 2015* (the Regulations) by returning the proposal to Council for final consideration to support, modify or not to support the proposal having considered the submissions received. The modifications post initiation are outlined in point 3 above. For clarity, the officer does not recommend any changes to the modified documentation.

The subject site is 17.7 hectares in area and is located on the corner of Teal Park Place and Gingin Brook Road. The land is generally clear of vegetation, with the primary use of the site being for residential purposes.

The Applicant describes the proposal as follows:

The operation involves the storage of private household items and vehicles within secure sea containers on an existing limestone hard stand area, and within an existing shed that was initially constructed as stables. The portion of hard stand area that is currently used by the storage yard is approximately 4000m² in size.

This includes an area that is used for parking of vehicles (including cars, caravans and boats), for which separate development approval will be sought (a Carpark is a 'D' (discretionary) use under LPS9). Whilst there are no immediate plans to expand the operation, it is considered appropriate to allow for an expansion through this amendment should the demand exist in the future.

Any expansion would be subject to a further development application at which time a detailed assessment of relevant planning matters could be undertaken. It is therefore proposed that the amendment for the Additional Use applies to an area of no greater than 8,000m².

The Amendment will facilitate lodgment of a development application to consider the proposed use. Currently the use class 'Warehouse / Storage' is an 'X' use, meaning the development is prohibited under LPS 9.

The modified amendment documents are provided (see appendices).

COMMENT

Stakeholder Consultation

The proposed amendment was referred to the Environmental Protection Authority (EPA) on 6 September 2024. The EPA decision outlined that:

Implementation of the scheme amendment may facilitate land uses which may impact remnant vegetation and wetlands (Conservation and Resource Enhancement categories), including potential alteration of the local hydrological regime.

Potential impacts associated with implementation of the scheme amendment may be mitigated through existing scheme mechanisms including proposed Additional Use No. 28 conditions and future statutory processes. An Environmentally Sensitive Area is associated with the Conservation Category wetland and therefore any proposed clearing will likely require a clearing permit under Part V of the Environmental Protection Act 1986 (native vegetation).

The EPA determined as follows:

After consideration of the information provided by you, the EPA considers that the proposed scheme should not be assessed under Part IV Division 3 of the Environmental Protection Act 1986 (EP Act).

In view of the above, the amendment was advertised to surrounding landowners and State agencies, published on the Shire's website and a development sign placed on the verge of the property for a period of 42 days in accordance with clause 47 of the Regulations. The Shire received 5 submissions from State agencies with no objections raised.

The Shire received 1 submission from a surrounding landowner supporting the development. A copy of the Schedule of Submissions and Recommended Responses is provided (**see appendices**).

PLANNING FRAMEWORK

An assessment under the planning framework can be viewed as part of the 17 June 2025 Minutes. The officer does not intend to duplicate that assessment as part of this report.

Summary

The officer supports Amendment No. 27 without modification.

RISK IMPLICATIONS

There is a risk that the proposal will set an undesirable precedent, making it difficult for the Shire to refuse other industrial/commercial amendments within the General Rural zone where the land has no unique or distinguishable features and where limited planning merits exists.

STATUTORY/LOCAL LAW IMPLICATIONS

Planning and Development Act (2005)

Planning and Development (Local Planning Schemes) Regulations 2015

Shire of Gingin Local Planning Scheme No.9

Shire of Gingin Local Planning Strategy 2012

POLICY IMPLICATIONS

State Planning Policy No. 2.5 - Rural Planning

State Planning Policy 2.5 – Rural Planning Guidelines

BUDGET IMPLICATIONS

Nil

STRATEGIC IMPLICATIONS

Shire of Gingin Strategic Community Plan 2024-2034

Aspiration	3. Planning & Sustainability - Plan for Future Generations
Strategic Objective	3.3 Planning and Land Use - Plan the use of the land to meet future requirements, incorporating economic development objectives and community amenity.

VOTING REQUIREMENTS - SIMPLE MAJORITY

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Peczka

SECONDED: Councillor Weeks

That Council:

1. Accept the submissions received during the advertising period and endorse the recommended responses, resulting in no modifications to the proposal.
2. Pursuant to Clause 50(3)(c) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, support Amendment No. 27 to Local Planning Scheme No. 9 to introduce an Additional Use (Storage) on Lot 1 (24) Teal Park Place, Neergabby and introduce into 'Schedule 2 – Additional Uses' the following:

<i>No</i>	<i>Description of Land</i>	<i>Additional use</i>	<i>Conditions</i>
<i>29</i>	<i>Lot 1 (No. 24) Teal</i>	<i>Warehouse/ Storage</i>	<i>1. Development is not permitted unless the local government has exercised its</i>

	<i>Park Place, Neergabby</i>		<i>discretion by granting development approval.</i> <i>2. The additional use shall be limited to storage of household effects, private vehicles, caravans, and boats and may not involve display or sale by wholesale or retail of stored items.</i> <i>3. The additional use is to be restricted to a total area of 8000m² which includes the existing 4000m² developed area used for storage, and an additional 4000m² expansion area, to be contiguous with the existing area.</i> <i>4. Access and egress for the additional use shall be limited to the existing crossover(s) from Teal Park Place.</i> <i>5. Any development and use shall be in accordance with any plans, conditions and management requirements approved by the local government which may include a requirement for landscaping along Gingin Brook Road.</i>
3.	Pursuant to Clause 53 of the <i>Planning and Development (Local Planning Schemes) Regulations 2015</i>, provide the amendment to the Western Australian Planning Commission. CARRIED UNANIMOUSLY 7 / 0		

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

SHIRE OF GINGIN LOCAL PLANNING
SCHEME NO.9 - AMENDMENT NO. 27

Lot 1 (24) Teal Park
Place, Neergabby

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Planning and Development Act 2005

**RESOLUTION TO ADOPT AMENDMENT TO
LOCAL PLANNING SCHEME**

SHIRE OF GINGIN

LOCAL PLANNING SCHEME NO. 9 - AMENDMENT NO. 27

RESOLVED that the local government pursuant to section 75 of the *Planning and Development Act 2005*, amend the above local planning scheme by allowing the Additional use of Warehouse/Storage Yard at Lot 1 (24) Teal Park Place, Neergabby by including the following with Schedule 2 (Clause 3.5) – Additional Uses:

No	Description of Land	Additional use	Additional Use and Conditions (where applicable)
29	Lot 1 (No. 24) Teal Park Place, Neergabby	Warehouse/Storage	1. Development is not permitted unless the local government has exercised its discretion by granting development approval. 2. The additional use shall be limited to storage of household effects, private vehicles, caravans, and boats and may not involve display or sale by wholesale or retail of stored items. 3. The additional use is to be restricted to a total area of 8000m² which includes the existing 4000m² developed area used for storage, and an additional 4000m² expansion area, to be contiguous with the existing area. 4. Access and egress for the additional use shall be limited to the existing crossover(s) from Teal Park Place. 5. Any development and use shall be in accordance with any plans, conditions and management requirements approved by the local government which may include a requirement for landscaping along Gingin Brook Road.

Resolve, pursuant to clause 35(2) of the *Planning and Development (Local planning Schemes) Regulations 20215* that Local Planning Scheme Amendment No. 27 is a standard scheme amendment in accordance with clause 34 of the Regulations, as the proposal:

- a) Is consistent with the objects of the General Rural Zone of the Shire of Gingin Local Planning Scheme No. 9 as outlined in this report (therefore satisfies sub-clause a);
- b) Will have minimal impact on land in the scheme area that is not the subject of the amendment as it will not result in any increased vehicle traffic, nor result in any noise, vibration or odour impacts or does it require the removal of any vegetation (therefore satisfies sub-clause e);
- c) It will not result in any significant environmental, social, economic or governance impacts on land in the scheme area as it:

- i. Will not impact on the balance of the land being used for agricultural and/or rural purposes;
- ii. It does not require removal of any vegetation
- iii. Will not require special governance impacts as it is limited to the subject land only with specific approval conditions to be imposed through the Scheme (therefore satisfies sub-clause f).

Dated this 20th day of August 2024



(Chief Executive Officer)

SCHEME AMENDMENT REPORT

1. Purpose

The purpose of this amendment to the Shire of Gingin Local Planning Scheme No. 9 (LPS9) is to create an Additional Use of 'Warehouse/Storage' over Lot 1 (24) Teal Park Place, Neergabby, to formalise an existing storage operation on the land.

2. Background

2.1 Land Ownership

Lot 1 (24) Teal Park Place, Neergabby (hereafter referred to as the 'land'), is owned by James and Mary Povey. The land is identified as Lot 1 on Diagram 83663 Volume 1948 Folio 986.

A Certificate of Title is provided as Attachment 1.

2.2 Land Details

The land is a 17.72 hectare parcel of land located on the corner of Teal Park Place and Gingin Brook Road. A site context plan is shown at Figure 1 below.



Figure 1- Site Context Plan – 24 Teal Park Place, Neergabby (source: PlanWA)

The primary use of the land has been for residential purposes, in addition to the keeping of horses and sheep at various times over the years. The Povey's daughters were keen horse-riders, and the land was set up to facilitate their riding, including construction of a dressage arena, fenced paddocks, stables and associated facilities. A limestone hard stand area was

constructed in 2017 to support the use of the land for horse agistment and for parking/manoeuvring of personal recreational vehicles.

The land is approximately 20 kilometres west of the Gingin Town Centre, and has frontage to Gingin Brook Road and Teal Park Place, with vehicle access from Teal Park Place via two existing crossovers. The land is largely cleared with small pockets of mature trees.

The land has been used primarily for residential purposes since approximately 2008, including keeping of horses and grazing of sheep. There is a 17,000KL water licence which is primarily used for irrigation of paddocks for stock.

The eastern portion of the land is fenced from the remainder of the property, and contains the homestead, associated outbuildings, storage areas and gardens. The homestead, associated outbuildings and gardens account for approximately 9,000m², with the portion of the land used for storage purposes being approximately 4,000m² in area. The remainder of the property has been used for very light grazing, and it is planned to use this land to grow hay in the future.

The current and proposed operations are to provide facilities for self-storage of goods such as furniture, household items, vehicles, caravans and trailers.

Approximately two thirds of the lot (including the area the subject of this amendment) are mapped as Bassendean soils 5 & 6, comprising pale brown to light grey sand, with the remaining portion mapped as Bassendean soil 7, comprising of bleached sands. The entire lot is mapped by the Department of Primary Industries and Regional Development (DPIRD) as being located in an area where the land has low to very low capability for grazing (shown in purple below). The entirety of the land is Class 22, meaning more than 70% of the land has low to very low capability for grazing purposes.



Figure 2 – Grazing Land Capability Map (Department of Primary Industries and Regional Development 2024)

The base dataset for this rating states that “*capability ratings do not take into account factors such as the availability and quality of water supplies for irrigation or climatic risks such as frost or heat stress*”. The land falls within the Gingin groundwater area (Guilderton North sub-area) which is at full allocation. The Povey’s purchased 17,000 kilolitres of water from a neighbour in 2019, which allows a small portion of the land to be irrigated for horses and stock (Licence 202714). However, water availability is now very scarce. As a result, the ability for the land to be used for more intensive rural pursuits such as growing of crops, grazing of stock etc is not possible to achieve in a financially viable way, and the use of the land is limited to growing of hay and grazing very small numbers (with careful management) on the irrigated pasture available.



Figure 3 – Mapped wetlands (Landgate, 2024)

The Department of Biodiversity, Conservation and Attractions ‘Geomorphic Wetlands of the Swan Coastal Plan’ shows there are two mapped wetlands affecting the land. A multiple use wetland is located approximately 150 metres to the west of the area impacted by this amendment, and a conservation category wetland is located approximately 40 metres to the north of the amendment. It is noted that the conservation category wetland is divided by Gingin Brook Road. Since the Povey’s have lived on the land, inundation to the conservation category wetland has been confined to within the visible vegetation within the mapped wetland boundaries, with the coarse soils not conducive to inundation. This amendment seeks approval for an additional use on the land which will be located on an existing hardstand and is therefore not considered to result in further impact to the mapped wetlands.

2.3 Land Use Context

Lot 1 directly abuts Lot 39 (1373) Gingin Brook Road which has an Additional Use for Sale of Produce Hardware in Schedule 2 (A12) of LPS3. Lot 1 is approximately 1.3 kilometres east of Willowbrook Farm Caravan Park which has Additional Uses for Caravan Park, Restaurant and Shop (Incidental to and located within Caravan Park) in Schedule 2 (A21) of LPS3. The land is also adjacent to a long running mechanical repair operation, and in close proximity to a Transport Depot on Ferguson Road which obtained approval in approximately 2008/09.

3. The Proposal

The purpose of this amendment is to create the statutory planning framework required to enable lawful operation of a storage yard business on the land. The operation involves the storage of private household items and vehicles within secure sea containers on an existing limestone hard stand area, and within an existing shed that was initially constructed as stables. The portion of hard stand area that is currently used by the storage yard is approximately 4000m² in size.

Whilst there are no immediate plans to expand the operation, it is considered appropriate to allow for an expansion through this amendment should the demand exist in the future. Any expansion would be subject to a further development application at which time a detailed assessment of relevant planning matters could be undertaken. It is therefore proposed that the amendment for the Additional Use applies to an area of no greater than 8,000m².

4. Proposed Amendment

The amendment proposes to modify LPS9 as follows:

- i. Insert Additional Use No. 29 in Schedule 2 – *Additional Uses* as shown below.

Schedule 2 – Additional Uses

No	Description of Land	Additional use	Additional Use and Conditions (where applicable)
29	Lot 1 (No. 24) Teal Park Place, Neergabby	Warehouse/ Storage	1. Development is not permitted unless the local government has exercised its discretion by granting development approval. 2. The additional use shall be limited to storage of household effects, private vehicles, caravans, and boats and may not involve display or sale by wholesale or retail of stored items. 3. The additional use is to be restricted to a total area of 8000m² which includes the existing 4000m² developed area used for storage, and an additional 4000m² expansion area, to be contiguous with the existing area. 4. Access and egress for the additional use shall be limited to the existing crossover(s) from Teal Park Place. 5. Any development and use shall be in accordance with any plans, conditions and management requirements approved by the local government which may include a requirement for landscaping along Gingin Brook Road.

- ii. Amend the Scheme Map to designate the Additional Use by including an 'A29' notation over Lot 1 Teal Park Place, Neergabby.

The proposed amendment to the Scheme Map is shown indicatively at Attachment 3.

In accordance with Regulation 34 of the *Planning and Development (Local Planning Schemes) Regulations 2015*, we consider this proposal meets the requirements for a 'Standard Amendment' as it:

- Is consistent with the objects of the General Rural Zone of the Shire of Gingin Local Planning Scheme No. 9 as outlined in this report (therefore satisfies sub-clause a);
- Will have minimal impact on land in the scheme area that is not the subject of the amendment as it will not result in any increased vehicle traffic, nor result in any noise, vibration or odour impacts or does it require the removal of any vegetation (therefore satisfies sub-clause e);
- It will not result in any significant environmental, social, economic or governance impacts on land in the scheme area as it:
 - a. Will not impact on the balance of the land being used for agricultural and/or rural purposes;
 - b. It does not require removal of any vegetation;
 - c. Will not require special governance impacts as it is limited to the subject land only with specific approval conditions to be imposed through the Scheme (therefore satisfies sub-clause f).

5. Justification

The existing and proposed storage business is considered 'Warehouse/Storage' which is not permitted in the General Rural zone under LPS3. 'Warehouse/Storage' is defined by LPS3 as: **"warehouse/storage – means premises including indoor and outdoor facilities used for –**
(a) *The storage of goods, equipment, plant or materials;*
(b) *The display or sale by wholesale of goods;"*

The proposed Scheme Amendment to include 'Warehouse/storage' as an Additional Use over the land will allow the Shire to consider a development application for Warehouse/storage on the land.

The proposed Scheme Amendment will facilitate the operation of a storage facility on the land that is not considered to adversely impact on the amenity of the area. The operation involves the storage of general household and personal items within secure facilities, that will not result in the calling of any vehicles in excess of what would ordinarily be expected to a rural property used for residential purposes. The land use will not emit any noise in excess of those already generated from the residential use of the property and does not cause any vibration or odour emission. There are existing trees along Gingin Brook Road which assist in screening the development as viewed from Gingin Brook Road, and it is acknowledged that further screening may be imposed through a condition of development approval should this amendment be approved.

The use of a portion of the land for warehouse/storage relates to a small portion of the land (4.5% of the total lot area) and does not prevent the use of the balance of the lot for rural purposes. Furthermore, the water licence allocation is over capacity in this region and there would likely be issues associated with obtaining additional water required to pursue other rural and/or horticultural activities on the land. The use of the land for storage purposes will attract visitors to the Gingin region, and provide opportunities to promote local attractions and businesses through economic development networks.

6. Planning Framework

6.1 Local Planning Framework

6.1.2 Shire of Gingin Local Planning Scheme No. 9

The property is zoned General Rural GR20 under the Shire of Gingin Local Planning Scheme No.9.



Figure 4 – Zoning Map (Shire of Gingin Local Planning Scheme)

Clause 3.27 of LPS3 lists the following objectives for the General Rural zone:

- a) Manage land use changes so that the specific local rural character of the zone is maintained and enhance;
- b) Encourage and protect broad acre agricultural activities such as grazing and more intensive agricultural activities such as horticulture as primary uses with other rural pursuits and rural industries as secondary uses in circumstances where they demonstrate compatibility with the primary use;
- c) Maintain and enhance the environmental qualities of the landscape, vegetation, soils and water bodies, to protect sensitive areas especially the natural valley and watercourse systems from damage; and
- d) Provide for the operate and development of existing, future and potential rural land uses by limiting the introduction of sensitive land uses in the General Rural zone.

The proposed Amendment is considered to align with the objectives of the General Rural zone as it will not prevent the majority of the land to be used for rural purposes such as growing hay, and it does not involve the introduction of a sensitive use which could impact on the viability of the General Rural Zone into the future. The use of the land for storage purposes will enable the local rural character to be maintained and enhanced through further landscaping.

6.1.2 Local Planning Strategy

The Shire of Gingin Local Planning Strategy sets the long-term strategic planning direction for land use and development across the Shire. The Strategy identifies the land as 'Rural smallholding' which reflects the surrounding fragmented rural land.

Whilst the use of the land for storage purposes has not been identified by the Local Planning Strategy, this Amendment is not considered to be inconsistent with the Strategy as the amendment relates to 4.5% of the total land area, meaning the majority of the lot will be available for rural purposes. This aligns with the following key issues from the Strategy:

- *The importance of rural land as a resource for sustaining diverse agriculture and other rural uses, and its importance for long term growth and settlement.*

In addition, the amendment is consistent with the following objective which relate to Rural land as it will still allow for the majority of the land to be used for rural purposes including growing of hay:

- *Protect the rural land in order to provide for a wide range of land uses associated with primary production.*

6.3 State Planning Policies

6.3.1 State Planning Policy 2.5 – Rural Planning

State Planning Policy 2.5 Rural Planning (SPP 2.5) guides the requirements and controls for land use planning in rural area within Western Australia. The purpose of the policy is to *"protect and preserve Western Australia's rural land assets due to the importance of their economic, natural resource, food production, environmental and landscape values. Ensuring broad compatibility between land uses is essential to delivering this outcome."*

The proposed amendment relates to only a portion of the land and will not impact on the balance of the land being able to be used for rural purposes should this be required.

Additionally, the portion of the land which is the subject of this amendment is an existing limestone hardstand, which is capable of supporting any future rural use of the land in the event it is no longer required to be used for storage.

6.3.2 State Planning Policy 3.7 – Planning in Bushfire Prone Areas

State Planning Policy 3.7 Planning in Bushfire Prone Areas (SPP 3.7) guidelines the implementation of effective risk-based land use planning and development to preserve life and reduce the impact of bushfire on property and infrastructure. The Guidelines for Planning in Bushfire Prone Areas assists decision makers and proponents in determining appropriate land use within bushfire prone areas, to ensure appropriate measures are incorporated into development where required.

Section 2.6 of the Guidelines provides for discretion to be applied to enable exemptions from the requirements of SPP3.7 and the Guidelines where there is no intensification of land use and/or the proposal is not increasing the bushfire threat.

There are only small portions of the subject land which fall within a Bushfire Prone area, as shown in the below map. A Bushfire Management Plan has not been prepared to support this amendment on the basis that if approved, the development will not result development being closer to the bushfire prone area, the number of visitors to the site is no greater than would be considered acceptable for a permitted use on the land, nor will it restrict or limit compliance with vehicular access or the provision of water.

FORM 2A

Planning and Development Act 2005

**RESOLUTION TO ADOPT AMENDMENT TO
LOCAL PLANNING SCHEME**

SHIRE OF GINGIN

LOCAL PLANNING SCHEME NO. 9 - AMENDMENT NO. 27

RESOLVED that the local government pursuant to section 75 of the *Planning and Development Act 2005*, amend the above local planning scheme by allowing the Additional use of Warehouse/Storage Yard at Lot 1 (24) Teal Park Place, Neergabby by including the following with Schedule 2 (Clause 3.5) – Additional Uses:

No	Description of Land	Additional use	Additional Use and Conditions (where applicable)
29	Lot 1 (No. 24) Teal Park Place, Neergabby	Warehouse/Storage	1. Development is not permitted unless the local government has exercised its discretion by granting development approval. 2. The additional use shall be limited to storage of household effects, private vehicles, caravans, and boats and may not involve display or sale by wholesale or retail of stored items. 3. The additional use is to be restricted to a total area of 8000m² which includes the existing 4000m² developed area used for storage, and an additional 4000m² expansion area, to be contiguous with the existing area. 4. Access and egress for the additional use shall be limited to the existing crossover(s) from Teal Park Place. 5. Any development and use shall be in accordance with any plans, conditions and management requirements approved by the local government which may include a requirement for landscaping along Gingin Brook Road.

COUNCIL ADOPTION

This Standard Amendment was adopted by resolution of the Council of the Shire of Gingin at the Ordinary Meeting of the Council held on the 20th day of August, 2024.

.....
L Ball
SHIRE PRESIDENT
.....
S. Smith
CHIEF EXECUTIVE OFFICER

COUNCIL RESOLUTION TO ADVERTISE

By resolution of the Council of the Shire of Gingin at the Ordinary Meeting of the Council held on the [on the 20th day of August, 2024, proceed to advertise this amendment.

.....
L Ball
SHIRE PRESIDENT
.....
S. Smith
CHIEF EXECUTIVE OFFICER

COUNCIL RECOMMENDATION

This Amendment is recommended for by resolution of the Shire of Gingin at the Ordinary Meeting of the Council held on the day of, 2024, and the Common Seal of the Shire of Gingin was hereunto affixed by the authority of a resolution of the Council in the presence of:

.....
SHIRE PRESIDENT
.....
CHIEF EXECUTIVE OFFICER

WAPC RECOMMENDATION FOR APPROVAL

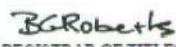
.....
DELEGATED UNDER S.16 OF
PD ACT 2005

DATE

Approval Granted

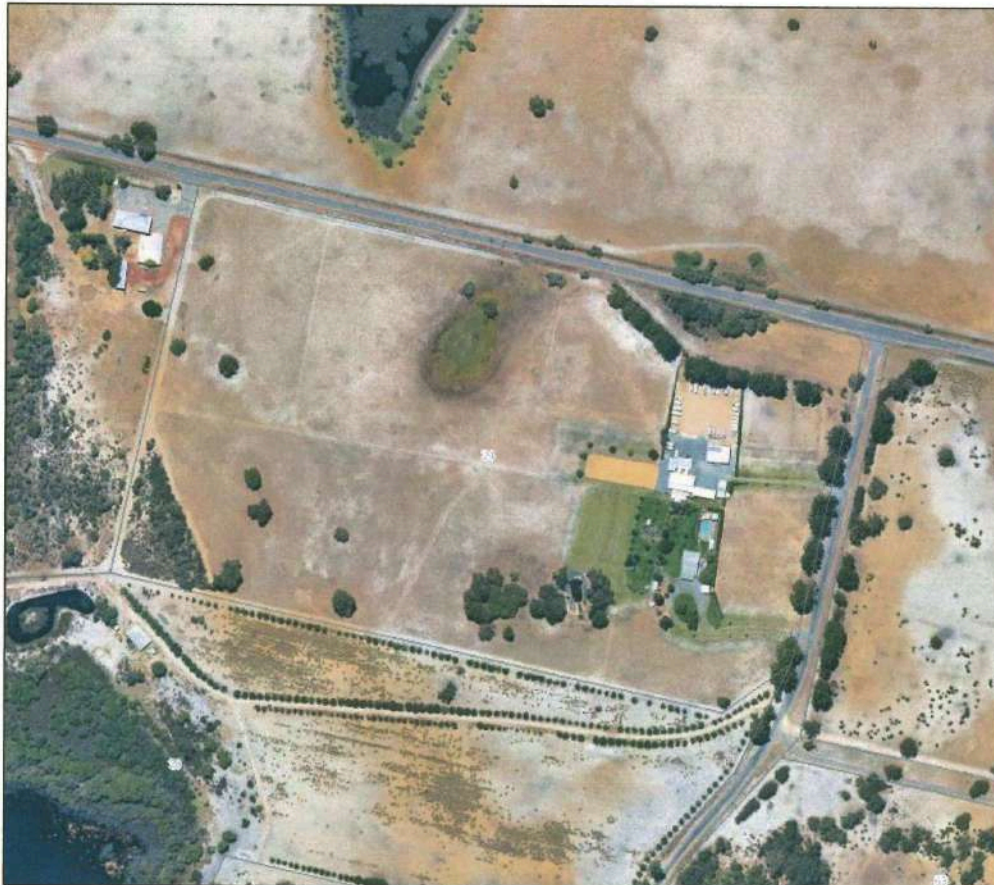
.....
MINISTER FOR PLANNING

Attachment 1 – Certificate of Title

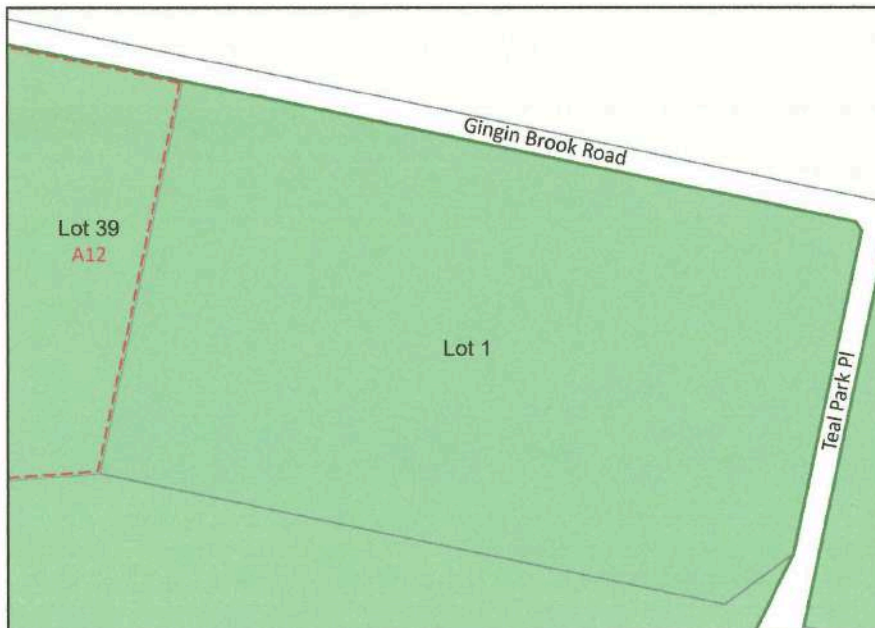
 WESTERN AUSTRALIA	TITLE NUMBER Volume Folio 1948 986
RECORD OF CERTIFICATE OF TITLE UNDER THE TRANSFER OF LAND ACT 1893	
The person described in the first schedule is the registered proprietor of an estate in fee simple in the land described below subject to the reservations, conditions and depth limit contained in the original grant (if a grant issued) and to the limitations, interests, encumbrances and notifications shown in the second schedule.	
 REGISTRAR OF TITLES 	
LAND DESCRIPTION:	
LOT 1 ON DIAGRAM 83663	
REGISTERED PROPRIETOR: (FIRST SCHEDULE)	
JAMES POVEY MARY LOUISE POVEY BOTH OF 37 LONG BEACH PROMENADE, MINDARIE AS JOINT TENANTS	
(T J840969) REGISTERED 20/7/2006	
LIMITATIONS, INTERESTS, ENCUMBRANCES AND NOTIFICATIONS: (SECOND SCHEDULE)	
1. EXCEPT AND RESERVING METALS, MINERALS, GEMS AND MINERAL OIL SPECIFIED IN TRANSFER 4889/1924.	
2. L727693 MORTGAGE TO AUSTRALIA & NEW ZEALAND BANKING GROUP LTD REGISTERED 7/9/2011.	
Warning:	A current search of the sketch of the land should be obtained where detail of position, dimensions or area of the lot is required. Lot as described in the land description may be a lot or location.
-----END OF CERTIFICATE OF TITLE-----	
STATEMENTS:	
The statements set out below are not intended to be nor should they be relied on as substitutes for inspection of the land and the relevant documents or for local government, legal, surveying or other professional advice.	
SKETCH OF LAND:	1948-986 (1 DS3663)
PREVIOUS TITLE:	1892-159
PROPERTY STREET ADDRESS:	24 TEAL PARK PL, NEERGABBY.
LOCAL GOVERNMENT AUTHORITY:	SHIRE OF GINGIN

LANDGATE COPY OF ORIGINAL NOT TO SCALE 30/06/2024 12:16 PM Request number: 66807720

Attachment 2 – Aerial Photograph



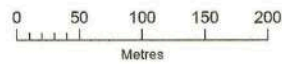
Attachment 3 - Scheme Amendment Maps



Existing Zoning



Scale 1:5 000 @ A4



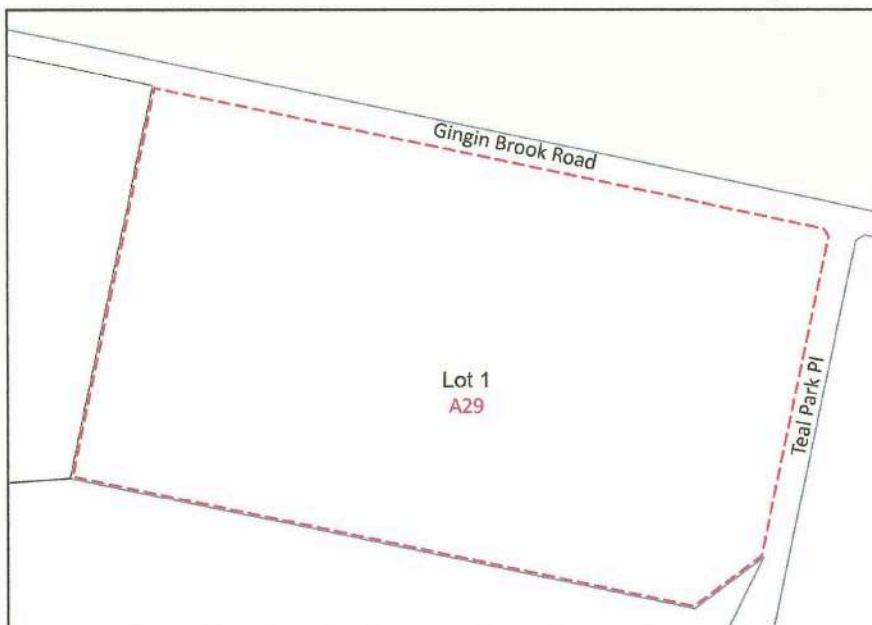
LOCAL SCHEME ZONES

Conservation	Residential
Future Development	Rural Industry
General Rural - Coded	Rural Living
General Rural	Special Use
Landscape Protection	Tourism
Mixed Business	Town Centre

OTHER CATEGORIES

(see scheme text for additional information)

Scheme Area Boundary
Local Government Boundary
R20 R Codes
A1 Additional Uses
R1 Restricted Uses
RL1 Rural Living
SU1 Special Use Area
SCA1 SCA - River Environs Management Area



Proposed Zoning

SCHEDULE OF SUBMISSIONS AND LOCAL GOVERNMENT RESPONSE

PROPOSED AMENDMENT NO. 27 ON LOT 1 (24) TEAL PARK PLACE, NEERGABBY

No.	Submitter	Submission details	Local Government Comments	Council Recommended Modification
1.	DEMIRS	The submitter provides the following general comment: <i>The Department of Energy, Mines, Industry Regulation and Safety (DEMIRS) has determined that this proposal raises no significant issues with respect to mineral and petroleum resources, geothermal energy, and basic raw materials.</i> <i>DEMIRS lodges no objections to the above Local Planning Scheme amendment.</i>	Noted.	Nil.
2.	DPIRD	The submitter provides the following general comment: <i>DPIRD does not object to the creation of an additional use of warehouse/storage on the property. Nevertheless, DPIRD provides the following comments.</i> <i>DPIRD would prefer to have seen a map that shows the proposed location of the warehouse/storage area to check whether it impacts agricultural land.</i> <i>The application refers to the keeping of stock on the property. It is not clear how many livestock are kept on the property. Google Earth Street View imagery shows at least one horse.</i> <i><u>Livestock stocking rates</u> are standardised using Dry Sheep Equivalents (DSE), where a 50 kg wether is the accepted standard. In the context of rural small holdings, stocking rates refer to the numbers of livestock that can be consistently kept on an area of pasture all year round with minor additional feed and without causing environmental degradation such as wind or water erosion, tree decline, or increasing nutrients in waterways or groundwater.</i> <i>A horse is 10 DSE.</i>	Noted.	Nil.

		The mapped soil landscape units for the property are outlined in Table 1. Table 1: Soil landscape units for the property <table> <tr> <th>Soil name</th><th>Soil label</th><th>Unit code</th><th>Dry stocking rate (DSE/ha)</th><th>Irrigated stocking rate (DSE/ha)</th></tr> <tr> <td>Bassendean phase 7</td><td>212Bs_7</td><td>SR3</td><td>2</td><td>10</td></tr> <tr> <td>Bassendean phase 5+6</td><td>212Bs_5+6</td><td>SR3</td><td>2</td><td>10</td></tr> </table> <i>Only areas of open pasture can be counted when assessing the area available for livestock. Areas covered by infrastructure (e.g. houses, sheds, tracks, roads, debris etc) and native vegetation cannot be included in the available area.</i> <i>Bare areas of ground are by default zero DSE/ha and cannot be stocked or included in the calculation of available area.</i> <i>The open pasture area is approximately 10 ha, which can support 20 DSE. Therefore, the property can support 2 horses.</i> <i>Irrigation requires very large amounts of water (up to 15,000 kL/ha/year) and requires a water licence and associated water allocation. Irrigation systems must also be professionally designed and installed to ensure an even coverage of groundcover across the irrigated area. Water licensing is administered by the Department of Water and Environmental Regulation (DWER). A search of the online Water Register shows that the property has a groundwater licence (Licence number 202714) for 17,000 kL.</i> <i>There must be a minimum of 50% groundcover maintained evenly across the property at all times of the year to prevent land degradation through soil erosion, with a target of at least 70% groundcover.</i> <i>Any clearing requires a relevant permit from DWER. Damage to vegetation caused by livestock is considered to be clearing. This includes direct damage and damage caused by compaction of the surrounding soil which affects the roots of the trees.</i>	Soil name	Soil label	Unit code	Dry stocking rate (DSE/ha)	Irrigated stocking rate (DSE/ha)	Bassendean phase 7	212Bs_7	SR3	2	10	Bassendean phase 5+6	212Bs_5+6	SR3	2	10		
Soil name	Soil label	Unit code	Dry stocking rate (DSE/ha)	Irrigated stocking rate (DSE/ha)															
Bassendean phase 7	212Bs_7	SR3	2	10															
Bassendean phase 5+6	212Bs_5+6	SR3	2	10															

		<i>Native vegetation must be fenced off to protect the vegetation from the livestock. DPIRD does not support clearing of native vegetation on small rural holdings.</i> <i>Western Australia has a mandatory livestock ownership, identification, and movement system, known as the National Livestock Identification Scheme (NLIS).</i> <i>This requires owners of animals, including horses, to register even if these animals are kept as pets. DPIRD's Brands Office then allocates a property identification code (PIC) to owners, to indicate who owns the animals and where they are kept.</i> <i>This is important for managing any outbreaks of emergency animal diseases such as foot and mouth disease. More information about the NLIS can be found online on the DPIRD website.</i> Attachment 1: <i>Google Earth Street View image showing a pile of cleared vegetation.</i> 		
3.	DWER	The submitter provides the following general comment: <i>The Department of Water and Environmental Regulation has assessed the below referral and has no objections.</i>	Noted.	Nil.
4.	DFES	The submitter provides the following general comment:		

		<i>It is unclear from the documentation provided if the Shire of Gingin has applied State Planning Policy 3.7 – Planning in Bushfire Prone Areas (SPP 3.7) to this proposal.</i> <i>Exemptions from the requirements of SPP 3.7 should be applied pragmatically by the decision maker and are identified in Guidelines for Planning in Bushfire Prone Areas (section 2.6).</i> <i>Should you apply SPP 3.7 then, we request the relevant information pursuant to this policy be forwarded to DFES to allow us to review and provide comment prior to the Shire's endorsement of the proposed scheme amendment.</i> <i>If there is some other reason which has given you cause to consider a referral to DFES, could you please provide further detail on your 'Referral to DFES Checklist'.</i>	Noted. The Shire has not applied SPP 3.7 as the development footprint is not identified as being bushfire prone.	Nil.
5.	DBCA	The submitter provides the following general comment: <i>The Department of Biodiversity Conservation and Attractions - Swan Region Office has no comments on the proposed amendment.</i>	Noted.	Nil.
6.	David and Cathrine Temple – 63 Teal Park Place, Neergabby	The submitter supports the application and provides the following general comment: <i>We refer to the abovementioned scheme amendment and advise we SUPPORT the amendment for the following reasons:</i> <i>• The proposed use will have a little to no impact on surrounding residents and broader locality as it does not emit any noise, does not result in increased vehicle traffic, does not cause vibration or odour and will not require the removal of any vegetation.</i> <i>• Any perceived impact to visual amenity can be addressed through installation of landscaping at the development application stage.</i> <i>• The use will not fetter the balance of the land being used for rural purposes.</i> <i>• The proposed use will allow the landowners to make use of their land for commercial purposes, in a manner which is less intensive than many surrounding rural uses. (surrounding rural uses operate noisy machinery early in the morning and late in the evening, plough fields</i>	Noted.	Nil.

		<i>in windy conditions resulting in excessive dust impacts to neighbours, spray unidentified chemicals).</i> <i>• The soil quality in this area is very poor, and water availability is very scarce therefore the ability for the land to be used for intensive rural pursuits in a financially viable manner is not possible.</i> <i>• The surrounding area has a diverse range of businesses including a mechanical repair business, caravan park, bird park/restaurant, commercial premises and market gardens.</i> <i>• The proposed use will attract visitors to the Shire of Gingin, creating an opportunity to increase visitor spending in the local area.</i> <i>• The proposed use provides a cost-effective storage solution which is in demand given decreasing lot sizes within suburban areas requiring residents to store vehicles and goods elsewhere.</i>		

15 REPORTS - OPERATIONS AND ASSETS

Nil

16 MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

16.1 CR STEWART – RELEASE OF DRAFT DUNE REHABILITATION DESIGN DOCUMENT

File	ENV/17
Author	Scott Wildgoose – Chief Executive Officer
Reporting Officer	Scott Wildgoose - Chief Executive Officer
Refer	Item 16.1 19 August 2025
Appendices	{attachment-list}

DISCLOSURES OF INTEREST

Nil

PURPOSE

To address a Motion submitted by Cr Stewart in relation to the release of the draft Dune Rehabilitation design document.

Councillor Motion

That Council resolve to release the full copy of the Draft Dune Rehabilitation Design as mentioned in a Shire of Gingin Facebook post on 25 August 2025.

Reason for Motion

On Tuesday 19 Aug, I moved a motion at the Ledge Point council meeting that Council resolve to undertake immediate emergency mitigation measures, such as the installation of protective matting over the dune area generally near the Lancelin Sands Hotel and extending towards the Hinchliffe Lookout Dune. This mitigation action is to be implemented immediately as an emergency measure to stabilise the dune and prevent further loss of the dune system until the engineer's report is received and medium-term solutions can be considered.

In accordance with the requirements of the Shire of Gingin Meeting procedures this motion was supported by Myself, Cr Weeks and Cr Peczka.

The motion was Blocked by President Balcombe, Deputy President Kestel, Cr Vis, Cr Woods, Cr Sorenson and Cr Johnson.

An alternative motion was moved by Cr Vis for the following –

That Council: 1. Acknowledge the emergency works support and funding provided by the Minister for Transport; 2. Acknowledge that the administration is currently working with qualified technical specialists to develop a dune management activity and benefit distribution analysis for the area and agree that the undertaking of uninformed works is not a recommended course of action when dealing with coastal issues; 3. Amend the Shire budget to allocate a larger provision to coastal surveys. Remove the coastal surveys grant income and increase the expenditure to \$47,588, with the administration to manage the increased expenditure as part of the budget review process once more operational expenditure is known; and 4. Immediately implement the closure to vehicles of the area of beach from the Hinchcliffe Carpark heading south to the southern end of Harold Park, approximately adjacent to the Harold Park toilet block.

This motion was carried and voted for by Cr Vis, Cr Balcombe, Cr Kestel, Cr Sorenson and Woods.

The motion was blocked by Cr Stewart, Cr Weeks, Cr Peczka, and Cr Johnson.

Keeping in mind that this council meeting occurred on Tuesday 19th Aug 2025. Just a few days later the shire commenced works on the sand dune area in front of the Lancelin Sands hotel.

Our rate payers are rightfully very confused that workers were present at the site on 21st Aug after the council meeting and had commenced full construction works to install the Geo textile matting and rock bags to protect the area in front of the Lancelin Sands hotel. These were short term measures mentioned as viable options during debate by myself, Cr Weeks and Cr Peczka as part of my motion on the Tuesday prior.

There is serious angst amongst our communities about why this was voted down but then put into action against council resolution.

There seems to be a lot of contradictions between information provided by our shire in the officer's report for my original motion, Facebook posts made by various councillors on the Shire of Gingin Facebook Page and information relayed to council and the public by the administration. Some of the information posted by councillors and the shire Facebook page was not provided to council up until, and before the Ledge Point council meeting.

In the interest of transparency and accountability, and to ensure no reputational harm is caused to our shire, (required under act) I urge council to review these documents in depth prior to this council meeting on Tuesday 16th Sep and resolve to release these documents to the public to provide examples of the detailed advice previously provided to our shire, measures recommended by engineers on how to best safeguard our town from the current, and or potential coastal erosion threats in the future, and explain to residents why such steps were taken and what prompted us to install short term stabilisation measures. Our communities must be kept informed of the information being provided to council that influences our decisions, and they must be the major contributors to influencing our decisions in a quasi-judicial manner.

Sections under the act allowing us to release the information to the public include,
Section 2.10(a) - Represent the interests of the electors, ratepayers and residents.
Section 2.10(b) - Provide leadership and guidance to the community in the district
Section 2.10 (c) - Facilitate communication between the community and the council
Section 3.1 (1) - Provide for the good governance of persons in the district

Council should make an informed decision after reviewing the documents to determine releasing them to the public.

Officer Comment

Releasing copies of a draft document for public consumption is ill-advised and generally regarded as bad practice. Consultants share draft information with their clients within the realms of a commercial relationship to allow the concepts and ideas to be discussed and critiqued by the client to allow for a better outcome. These draft documents are not designed to be publicly released and doing so would likely undermine the relationship between the Shire and the consultant.

Whilst unlikely to cause legal or seriously damaging outcomes in this case, a draft report is not a final approved document, and its premature release can be misleading, damaging, and potentially lead to a loss of trust and/or legal repercussions.

As such, on the principle that Cr Stewart's motion represents bad practice it is not supported by the Officer.

In terms of the reasoning provided by Cr Stewart, the key considerations of the officer commentary on 19 August 2025 in relation to his previous motion were:

1. Limited time had been provided so the report was unlikely to be as comprehensive or detailed as a report where the administration had multiple weeks or a whole month to respond to the motion, or at least the four clear working days under the local law.
2. The motion itself lacked clarity that would provide clear direction to the administration without the need for further technical advice. The motion was not based on professional coastal engineering advice and was vague and open to misinterpretation.
3. Background on the site erosion and a summary of the body of work underway based on an approved project and budget. In the officer's opinion there was no need for the Councillor Motion on the matter, at that time, given Council approved the project and budget in early August, and a significant amount of work was underway.

Cr Stewart's motion was moved, seconded, debated, and lost. The motion was not blocked.

The alternate motion acknowledged the project currently underway before the Councillor Motion was moved. The resolution did not direct the administration not to act; it just supported a course of action with appropriate technical advice.

The works undertaken were consistent with the resolution, the Shire's engineers had a number of discussions with consultant engineers and engineers at other local governments with experience working with erosion events. Key distance indicators had been discussed with the coastal engineers, and whilst Cr Stewart's Motion specifically mentioned the Lancelin Sands Hotel and the Hinchcliffe Lookout, it was the area around the North End Caravan Park that triggered action as this had been identified as a breach point and inundation risk by the coastal engineers. The Shire was made aware, after more unexpected erosion, that the caravan park dune area only had one metre remaining before it was breached. This triggered action to occur.

The communications released by the Shire referencing a draft dune rehabilitation design are below:

*The Shire was hopeful that the erosion had slowed to a point that would allow dune rehabilitation works to be undertaken without any other actions, however the area was further impacted during the evening of Wednesday 20 August and morning of Thursday 21 August, with the erosion just one metre from breaching the North End Caravan Park. Fortunately, together with our Coastal Engineer we had already prepared a draft dune rehabilitation design **for this area** and as a result, were able to engage and mobilise local contractors to act swiftly.*

It is noted that the communications discussed the dune design and the area specific (emphasis added to the communications extract above) to the caravan park breach point – essentially this body of work was the introduction of 860 tonne of sand back into this area on the caravan park side of the dune to provide an inundation barrier.

The risk point for the hotel's foundations was identified as 10 metres from the building and the dune was 14 metres away at the time of the works. The Shire's Executive Manager Operations and Assets has been an active participant in Northern Beach Alliance Meetings for the whole of 2025, and the Alliance provided valuable insights at their meeting on 12 August 2025.

The contracted coastal engineer and technically skilled members of the Northern Beaches Alliance supported the Shire to undertake some undesigned dune reprofiling and stabilisation works (geo-textile mats and rock bags), with the view that the actions were temporary in nature, would likely increase adjacent erosion risks, and would not stay in place once a contractor can be sourced to undertake the larger dune renourishment works.

The Shire apologises if the communication released led to any public confusion, this was not intended, but hopefully the community can understand that this is a complex matter with several technical moving parts so at times it's difficult to articulate all works undertaken in a simple public statement.

The works undertaken were not against the Council resolution and were undertaken with the knowledge that Council had trusted the administration to run the short-term dune rehabilitation project utilising appropriate technical advice.

The last three paragraphs of Cr Stewart's reasoning (starting from "in the interest of transparency") are not relevant to the release of a draft design or report from the Shire's coastal engineer.

Several of Cr Stewart's quoted legislative references appear to be either inaccurate or presented out of context. Responding to a Councillor Notice of Motion is not a quasi-judicial decision and does not involve Council interpreting or enacting a legal discretionary decision, such as with Development Applications.

Cr Stewart suggests reviewing the draft document before the Council meeting at which this motion is being presented, to decide whether to release it to the public or not.

In the officer's opinion this approach is more aligned to a lack of transparency than Council not releasing the document because it isn't good practice. If Council was given the draft document to review and then voted not to release it, it could be easily inferred that the decision was made because there was something in the document Council wanted to conceal. As such the administration has not supplied Council with the Draft coastal engineer's report/design.

On 8 September 2025, Councillors were provided with the final report submitted by the coastal engineer to the Shire. This final report and design specifications are currently being used for the provision of quotes for the dune renourishment works.

Whilst the Shire administration understands the desire from the coastal community to be informed of drivers of the erosion and actions undertaken or planned, especially given the number of years spent discussing the Coastal Hazard Risk Management and Adaptation Plan, this is not the correct process to inform the community.

RISK IMPLICATIONS

Supporting this motion may expose the Shire to reputational damage with its contractors and consultants, as they don't generally provide draft documents for public release.

Not supporting the motion may add to the existing layer of angst, as the motion is in the public realm and choosing not to release the draft report may be seen as the Council withholding information. Whilst this is not the case, perception and reputational damage may occur regardless.

STATUTORY/LOCAL LAW IMPLICATIONS

Nil

POLICY IMPLICATIONS

Nil

BUDGET IMPLICATIONS

Nil

VOTING REQUIREMENTS - SIMPLE MAJORITY

COUNCILLOR MOTION

MOVED: Councillor Stewart **SECONDED:** Councillor Weeks

That Council resolve to release the full copy of the Draft Dune Rehabilitation Design as mentioned in a Shire of Gingin Facebook post on 25 August 2025.

AMENDMENT MOTION

MOVED: Councillor Peczka **SECONDED:**

That Council amend the motion by removing the word "Draft".

*The proposed amendment was not accepted by the mover of the substantive motion.
Therefore no seconder was sought and the amendment was not put to the vote.*

COUNCIL RESOLUTION/COUNCILLOR MOTION

MOVED: Councillor Stewart **SECONDED:** Councillor Weeks

That Council resolve to release the full copy of the Draft Dune Rehabilitation Design as mentioned in a Shire of Gingin Facebook post on 25 August 2025.

**LOST
3 / 4**

FOR: *Councillor Peczka, Councillor Stewart and Councillor Weeks*

AGAINST: *Councillor Kestel, Councillor Sorensen, Councillor Vis and Councillor Woods*

17 COUNCILLORS' OFFICIAL REPORTS

Nil

18 NEW BUSINESS OF AN URGENT NATURE

Nil

19 MATTERS FOR WHICH MEETING IS TO BE CLOSED TO THE PUBLIC

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Woods

SECONDED: Councillor Vis

That Council move into a Confidential Session to discuss Item 19.1 Gingin Medical Centre Lease Renewal.

CARRIED UNANIMOUSLY
7 / 0

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

The meeting was closed to the public and the public recording was suspended at 4.31pm. All members of the public present in the Gallery left Council Chambers.

19.1 GINGIN MEDICAL CENTRE LEASE RENEWAL

File	HLT/12
Author	Rachael Wright - Executive Manager Corporate Services
Reporting Officer	Scott Wildgoose - Chief Executive Officer Rachael Wright - Executive Manager Corporate Services
Refer	Nil
Appendices	2. Lease Renewal Request - Dr Aladapo Alegbe [19.1.1 - 3 pages]

Reasons for Confidentiality

This report is confidential in accordance with Section 5.23(2) of the *Local Government Act 1995* which permits the meeting to be closed to the public for business relating to the following:

- e. a matter that if disclosed, would reveal –
 - i. a trade secret;
 - ii. information that has commercial value to a person; or
 - iii. information about the business, professional, commercial or financial affairs of a person where the trade secret is held by, or is about, a person other than the local government.

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Vis **SECONDED:** Councillor Peczka

That Council:

1. Supports Option 2 as outlined in the body of this report;
2. Authorises the Chief Executive Officer to vary and negotiate the lease renewal for the Gingin Medical Centre, located on a portion of Lot 600 (1) Lily King Place, Gingin with Dr Aladapo Alegbe trading as Aurora Delta Pty Ltd, based on the parameters outlined in the body of this report; and
3. Authorises the Chief Executive Officer to execute the lease renewal and variation for the Gingin Medical Centre in accordance with the Execution of Documents Policy.

**CARRIED UNANIMOUSLY
7 / 0**

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart, Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

COUNCIL RESOLUTION/OFFICER RECOMMENDATION

MOVED: Councillor Weeks **SECONDED:** Councillor Vis

That the meeting be re-opened to the public.

**CARRIED UNANIMOUSLY
7 / 0**

FOR: *Councillor Kestel, Councillor Peczka, Councillor Sorensen, Councillor Stewart,
Councillor Vis, Councillor Woods and Councillor Weeks*

AGAINST: *Nil*

The meeting re-opened to the public at 4.43pm. No members of the public returned to the Gallery.

20 CLOSURE

There being no further business, the Presiding Member declared the meeting closed at 4.44pm.

The next Ordinary Council Meeting will be held in Council Chambers at the Shire of Gingin Administration Centre, 7 Brockman Street, Gingin on 21 October 2025, commencing at 3.00pm.