Ordinary Council Meeting

6 August 2026

Commencing at 5:30 PM

AGENDA

Notice of Meeting.

To: The President and Councillors.

The next Ordinary Council Meeting of the Shire of Toodyay will be held at the Shire of Toodyay Council Chambers, 15 Fiennes Street, Toodyay WA 6566 on the above-mentioned date and time.

Alan Hart

TEMPORARY CHIEF EXECUTIVE OFFICER

Information

Disclaimer

The business conducted at a Council Meeting may include a range of matters for consideration and decision by Council. Any discussion, statement or comment made by a Councillor or Officer during the course of the meeting is not to be taken as an indication or notice of a decision of Council unless and until a formal resolution is made.

No person should place reliance on any discussion or information contained in this agenda or arising during the meeting unless and until Council has resolved the matter and formal written notification of the decision has been issued.

Personal information contained in this agenda has been included in accordance with the Council's statutory functions and applicable legislation.

Availability of Agendas and Minutes

Information about Council Meetings, Agendas and Minutes is available on the Shire's website under Council Meetings:

http://www.toodyay.wa.gov.au/Council/Council-Meetings

http://www.toodyay.wa.gov.au/Council/Council-Meetings/Agendas-Minutes-and-Notes

Conduct of Members of the Public at Council Meetings

Members of the public attending Council meetings must comply with the Shire's meeting procedures, including the *Shire of Toodyay Standing Orders Local Law 2008*, and follow any directions given by the Presiding Member to ensure the orderly conduct of the meeting.

CONTENTS

ATTACHMENTS can be found in the Attachments Paper on the Council website alongside this agenda.

1 DECLARATION OF OPENING / ANNOUNCEMENT OF VISITORS

The Presiding Member is to run through the Preliminaries on the previous page of the Agenda, and to declare the Ordinary Meeting of Council open.

Acknowledgement of Country: "*I acknowledge the Ballardong Noongar people and the Yued and Whadjuk people, the traditional custodians of the land where we meet today within the Shire of Toodyay. I pay my respect to their Elders, past and present.*"

2 RECORDS OF ATTENDANCE

2.1 APOLOGIES

2.2 APPROVED LEAVE OF ABSENCE

Cr M Dival – 30 July 2026 to 4 September 2026 inclusive;

2.3 APPLICATIONS FOR LEAVE OF ABSENCE

Nil.

3 DISCLOSURE OF INTERESTS

4 PUBLIC QUESTIONS

4.1 RESPONSES TO PREVIOUS PUBLIC QUESTIONS TAKEN ON NOTICE

Nil.

4.1 PUBLIC QUESTION TIME

5 APPLICATIONS FOR LEAVE OF ABSENCE

6 CONFIRMATION OF MINUTES

6.1 Ordinary Meeting of Council held on 2 July 2026

OFFICER'S RECOMMENDATION

That the Unconfirmed Minutes of the Ordinary Council Meeting held on 2 July 2026 be confirmed.

7 PETITIONS / DEPUTATIONS / PRESENTATIONS / SUBMISSIONS

7.1 PETITIONS

A petition is to be addressed to the Shire President and is to be presented by a Councillor.

7.2 DEPUTATIONS

A deputation must be applied for, to the CEO in writing at least 5 working days prior to the Meeting.

7.3 PRESENTATIONS

A presentation can only be made with prior approval of the CEO.

7.4 SUBMISSIONS

A submission can be made ad hoc, but it is preferred that notice be given by midday on the day of the Meeting.

8 BUSINESS FROM PREVIOUS MEETING (IF ADJOURNED)

Nil.

9 ANNOUNCEMENTS BY THE PRESIDING MEMBER (WITHOUT DISCUSSION)

Nil.

10 OFFICER REPORTS

10.1 PLANNING AND REGULATORY SERVICES

10.1.1 Retrospective Development Approval at 125 Stirling Terrace, Toodyay

Date of Report:	1 July 2026
Applicant or Proponent:	Kym Dalrymple – BDEG Toodyay Pty Ltd T/as The Rec
File Reference:	A4350/301STIT
Author:	J Ngedup – Town Planner
Responsible Officer:	P Nuttall – Executive Manager Planning and Regulatory Services
Previously Before Council:	No
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Quasi-Judicial
Attachments:	1. Site Location Plan ⇨ 2. Drawing Details ⇨ 3. Heritage Impact Statement ⇨

PURPOSE OF THE REPORT

To consider a retrospective development application for works undertaken at 125 Stirling Terrace, Toodyay, comprising the construction of a pergola within the rear courtyard, the installation of a door opening onto the rear courtyard, and the erection of a wall enclosing the existing lean to roof adjacent to the rear kitchen. **(Attachment 1)**

BACKGROUND

A retrospective development application for works comprising of construction of pergola, installation of door and erection of wall was received.

The works were undertaken without the required planning approvals. Consequently, the Shire advised the property owners that development approval was required and requested that a retrospective development application be submitted. In response, the applicant lodged a retrospective development application seeking approval for the completed works.

The premises at 125 Stirling Terrace, Toodyay are currently occupied and operated by BDEG Toodyay Pty Ltd, trading as *The Rec*.

The subject site is zoned *Commercial* under the Shire of Toodyay Local Planning Scheme No. 5 and has a site area of approximately 1,695m². The property is also located within Special Control Area 5 – Landscape Protection and Special Control Area 3 – Central Toodyay Heritage.

As the site is situated within Special Control Area 3 – Central Toodyay Heritage, officers do not have the delegated authority to determine an approval or refusal within this special control area. Accordingly, the application has been referred to Council for determination.

COMMENTS AND DETAILS

Site Visits

A site inspection was conducted by officers to assess the nature and extent of the proposal. During the site inspection, officers became aware that the works had been undertaken without the required development approval or building permit. As a result, the landowners were advised of the approval requirements and requested to submit a retrospective development application for the completed works.

Site Location

The subject site is located at 125 Stirling Terrace, Toodyay, within the town centre of Toodyay. The property is developed with an existing commercial building currently occupied by *The Rec*. The site has frontage to Stirling Terrace and is situated within the Central Toodyay Heritage Area. (Special Control Area 3).

Description of Works

The retrospective development application seeks approval for the following works undertaken at the site **(Attachment 2)**:

- Construction of a 90mm timber stud wall clad in weatherboard, enclosing part of the existing lean to roof adjacent to the rear kitchen. The wall measures approximately 4.33 metres in length and 2.67 metres in height.
- Installation of new glazed timber French doors providing access between the building and the rear courtyard area.
- Construction of two timber framed flat roof pergola structures within the rear courtyard area. The structures have a combined area of approximately 16.225m², with overall dimensions of approximately 5.5 metres by 2.95 metres and a maximum height of 2.9 metres.

Heritage Impact Statement

A heritage impact statement was also submitted along with the application since the proposed works were in SCA 3. **(Attachment 3)**

The retrospective works area assessed to have a minimal heritage impact, as they are located primarily at the rear of the building and do not alter the principal street facing façade or diminish the site's contribution to the Central Toodyay Heritage Area.

IMPLICATIONS TO CONSIDER

Retrospective Approval

Some of the development works had already commenced when they were identified by Shire officers. Consequently, the applicants were directed to stop works and apply for a retrospective development approval application with the Shire. Upon approval of this item, the applicant is required to apply for the appropriate building licences to recommence the completion of the stated works.

Local Planning Policy 20: Central Toodyay Heritage

The scale, form and materials of the additions are generally sympathetic to the existing building, and the works support the continued operation and maintenance of the premises. Accordingly, the proposal is considered consistent with the objectives of Local Planning Policy No. 20 and is unlikely to adversely affect the heritage significance of the place or surrounding heritage streetscape.

Consultative:

Consultation with neighbouring lots was not deemed necessary as this proposal is deemed unlikely to cause any significant amenity impacts on neighbouring properties.

Strategic:

Outcome 5.1 – Provide Responsible Planning and Development

Policy related:

- *Local Planning Policy 20: Central Toodyay Heritage*

This policy provides guidance for development within the Central Toodyay Heritage Area to ensure that new buildings and works are sympathetic to the historic character of the precinct. It requires that development demonstrates a standard of design that responds to the scale, form, materials, and architectural detailing of the surrounding heritage context.

- *Special Control Area 3 – Toodyay Town Centre Precinct*

This control within the Town Planning Scheme No.5 sets out criteria for the assessment and management of development within the town centre to protect its heritage significance and character. This scheme requirement places a stronger level of responsibility on a developer to ensure that new development, alterations, and signage respect the historic streetscape, architectural integrity, and amenity of the precinct while promoting its role as the Town Centre of the Shire.

Financial:

Nil

Legal and Statutory:

Planning and Development Act 2005

Schedule 7 – Matters which may be dealt with by planning scheme.

Planning and Development (Local Planning Schemes) Regulations 2015

Shire of Toodyay Local Planning Scheme No. 5

Risk related:

Nil

Workforce related:

Nil

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council approve the Retrospective Development application at 125 Stirling Terrace which comprises the construction of a pergola within the rear courtyard, the installation of a door opening onto the rear courtyard, and the erection of a wall enclosing the existing lean to roof adjacent to the rear kitchen.

10.1.2 Consent to advertise, dedication a portion of Burt Parkway, Nunile.

Date of Report:	1 July 2026
Applicant or Proponent:	Shire of Toodyay
File Reference:	RV48170
Author:	P Nuttall – Executive Manager Planning and Regulatory Services
Responsible Officer:	P Nuttall – Executive Manager Planning and Regulatory Services
Previously Before Council:	Nil
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Executive
Attachments:	Nil

PURPOSE OF THE REPORT

To request Council to commence advertising for the excision of land from Reserve 48170 to become a dedicated public road, known as Burt Parkway.

BACKGROUND

Reserve 48170 (C Class) is a reserve for *Public Recreation* vested to the Shire of Toodyay under a Management Order. While it is not unusual for a Crown Reserve to contain a road or carpark, in this case the land is proposed to form a new dedicated access route that connects the road network through the Foggarthorpe Structure Planning area.

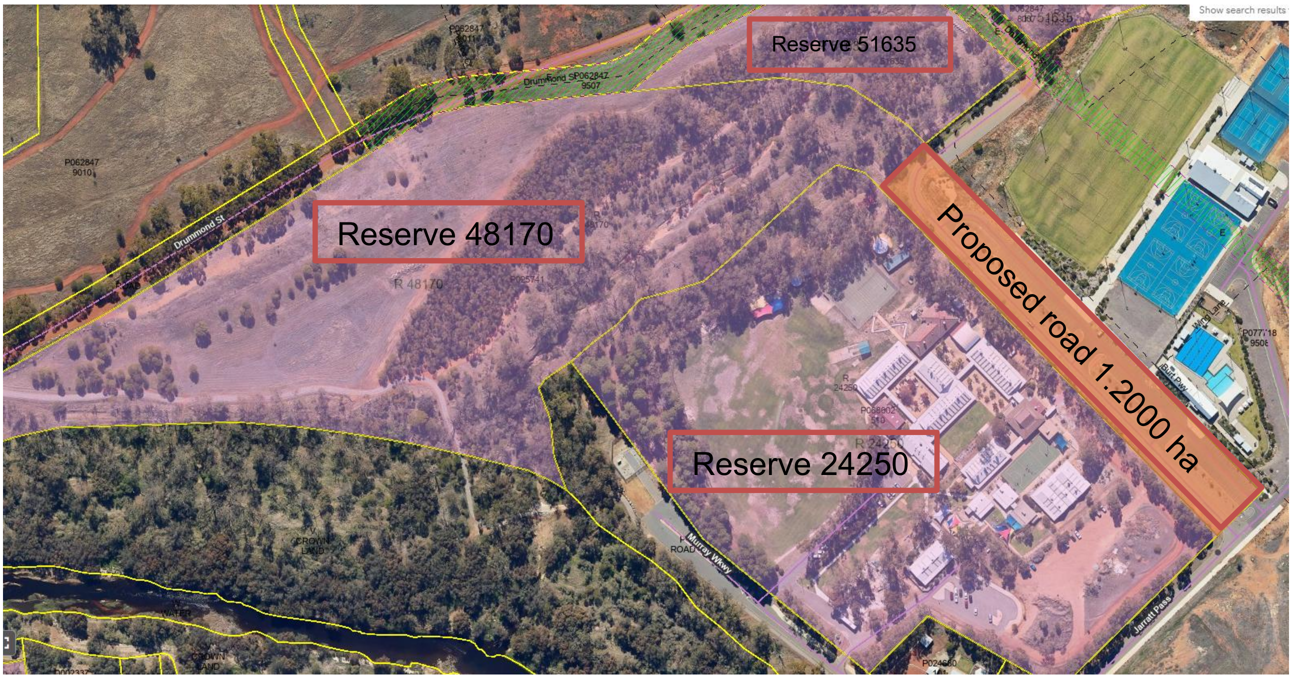
There is no additional burden upon the Shire in supporting this change to land tenure, as the transfer of the carpark and roadway from the reserve to a public road, as they both will remain Shire responsibilities. As this formed carriageway is not dedicated, it creates complications for service authorities wishing to installation of service infrastructure. Also, it creates issues for the purposes of bushfire planning. currently this route requires an exemption, because it is not a public road.

Within the original Foggarthorpe Structure Plan this land was intended as a parkland buffer between houses and the school. With the Amendment 1 to that Structure Plan and the use of the land as a recreation and aquatic centre, a perimeter road and carpark was constructed around the facility. The creation of Burt Parkway to form a perimeter road was not anticipated but now creates an informal trafficable road linking Drummond Street to the north and the River Hills Estate to the south. Dedication of this land thus supports a continuous public road network.

COMMENTS AND DETAILS

Reserve 48170 has an existing land area of about 9.2839 ha and is proposed to be reduced by about 1.2000 ha for the proposed road dedication. This is about 13% of the total reserve area. It should be noted that Reserve 48170 is unsurveyed, and a Crown land Survey will be required to complete this action.

Without this portion of land being dedicated as a public Road, various service authorities will be hesitant in installing service infrastructure in this corridor, potentially creating easements and delays to future development to the north.



Actions

For the Shire to effectuate the dedication of this portion of road as a public road, we must request the Minister for Lands to dedicate a portion of Crown Reserve 48170 as a road pursuant to s.56 of the *Land Administration Act 1997*. This will require a modification to Reserve 48170 to reduce its area by this action.

IMPLICATIONS TO CONSIDER

Consultative:

Regulation 8 of the *Land Administration Act regulations 1998 - Part 2* sets out the procedures to be followed for advertising of this action. 30 days of public advertising is required to satisfy the Minister of Lands.

An advert requesting comment will be needed to be published in a local newspaper.

Strategic:

5.1 - Provide responsible planning and development.

6.1. Keep a persistent focus on building a safe, efficient road network.

Financial:

Nil. For this stage of the process.

After advertising, and consent of Council, the Shire will Indemnify the Minister for Lands against any claim for compensation related to the request, pursuant to s.56(4) of the *Land Administration Act 1997*.

Legal and Statutory:

Actions for the dedication of a Road and the modification of a Crown Reserve are conducted under the *Land Administration Act 1997* and its associated regulations.

Risk related:

The risk to the Shire is **Low** when the correct procedures are followed. The Risk in progressing this Crown Land Action is **Low** as the land is already deemed to be a public road, this action formalises correct procedures to dedicate a road.

Workforce related:

Nil

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council commence advertising for a period of no more than 30 days for the proposed dedication of Burt Parkway, Nunile as a public road.

10.1.3 Consent to Advertise Revised Local Planning Policy 13 - Non-Habitable Structures

Date of Report:	24 February 2026
Applicant or Proponent:	Shire of Toodyay
File Reference:	LPP13
Author:	J Ngedup – Town Planner
Responsible Officer:	P Nuttall – Executive Manager Planning and Regulatory Services
Previously Before Council:	07 May 2026
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Review
Attachments:	1. Current Local Planning Policy 13:Non-Habitable Structures ⇨ 2. Revised LPP13: Non-Habitable Structures (no Track Changes) ⇨ 3. Revised LPP13: Non-Habitable Structures (with Track Changes) ⇨

PURPOSE OF THE REPORT

To request consent to advertise the Draft Local Planning Policy 13: Non-Habitable Structures **(Attachment 2)** for relevant stakeholder and public consultation.

BACKGROUND

The current LPP13 Non-Habitable Structures was last reviewed and adopted on 22 February 2023. (**Attachment 1**)

The previous version of the policy was based on Local Planning Scheme No. 4. Since then, the Shire has adopted a revised updated scheme called the Shire of Toodyay Local Planning Scheme No. 5. As a result, the policy required further review to ensure it appropriately reflects the current scheme.

The review and subsequent update of the policy were also necessary to address contemporary needs and requirements.

COMMENTS AND DETAILS

There is an increasing need to review and update the current policy. As development trends evolve, the demand for non-habitable structures continues to change, including variations in their scale, dimensions, and visual appearance. It is therefore important for the Shire to ensure that its policy framework remains responsive to contemporary practices and reflects on-ground realities.

The Shire has also experienced a growing number of applications for outbuildings and similar structures that exceed the requirements set out in the policy. In many cases, the permitted standards such as wall height, ridge height, and floor area are not proportionate to the size of the proposed lot when assessing applications.

Even where proposals present reasonable justification, they are often required to be referred to Council for determination. In some instances, applications may also be refused at the officer level prior to a Council meeting due to significant variation to requirements in current policy. This outcome may not align with the Shire's objective of facilitating practical and community-responsive development outcomes.

The revised policy balances contemporary development demands with the need for consistent and equitable outcomes across the Shire of Toodyay, while preserving its local and cultural values.

Key elements of the revised policy are as follows:

1. Expanded zoning coverage to more zones ensuring consistency with current scheme.
2. Updated floor area and height limits.
3. Clarifications of exemption criteria tying them to R-Codes and Scheme Provisions.
4. Clarity on shipping containers and its conditions of approvals.
5. Explicit bond requirement retained and clarified.
6. Strengthening of visual amenity controls.

<u>Introduction to more zones</u>

As per current Shire of Toodyay Local Planning Policy No.5, there are a total of 14 developmental zones in Toodyay. A non-habitable structure is very common among all forms of development and therefore provisions are needed for all zones.

New zones that have been introduced to the policy include:

1. Mixed Used Zone
2. Environmental Conservation Zone
3. Rural Enterprise Zone
4. Commercial Zone
5. Service Commercial Zone
6. Industrial Zones

<u>Increase in permitted floor area and structure heights</u>

The revised policy introduces increased maximum floor area allowances and greater wall and ridge height limits across most zones when compared to the existing policy. These changes have been informed by observed development trends and assessment experience, particularly the increasing need to accommodate modern vehicles, caravans, boats, agricultural machinery and commercial equipment.

The previous policy often resulted in maximum floor areas being reached quickly, even on large lots, which did not reasonably reflect the scale or use of the land. The updated standards adopt a more proportional approach. This allows for functional and practical structures while ensuring that development remains subordinate to the primary land use and does not result in overdevelopment.

In addition, increased height limits allow for improved internal functionality of sheds and outbuildings without necessitating repeated applications for council approval. Height increases remain controlled through thresholds and are subject to visual amenity and siting considerations.

Relaxations and specific considerations.

The revised policy continues to allow for targeted relaxations and discretionary considerations where strict compliance is impractical or unnecessary. These include allowances for mono-pitched roof designs, sloping sites, and structures intended to accommodate larger vehicles such as caravans, boats and motorhomes in specific residential zones.

Importantly, the revised policy clearly articulates the circumstances under which such relaxations may be supported, providing greater certainty for applicants while maintaining appropriate development controls. This approach enables flexibility without undermining the policy’s objectives or creating precedent-based outcomes.

Strengthened Policy Direction for Shipping Containers

The revised policy introduces clearer and more robust provisions that distinguish between temporary and longer-term installations.

Under the revised policy, shipping containers continue to require development approval, with explicit limitations on duration, number, size and location. Containers are clearly defined as temporary structures, generally limited to a maximum approval period of 24 months unless otherwise approved by Council. Conditions also restrict their use to storage purposes only and expressly prohibit habitation.

The revised policy strengthens visual amenity requirements by mandating low-visibility siting, prohibiting advertising signage, and clarifying when containers may be required to be visually modified through cladding, painting or screening. Importantly, containers that are permanently fixed to the ground are now clearly defined as outbuildings and must comply with the relevant outbuilding provisions of the policy.

The bond requirement of $2,000 has been retained and clarified to ensure compliance with approval conditions and secure the removal of containers if owners’ default. This provides the Shire with an effective enforcement mechanism while offering transparency and certainty to applicants.

Previous Council Meeting

This item was presented to the Ordinary Council Meeting held on 07 May 2026. However, a Procedural Motion (Council Resolution No. OCM071/05/26) was carried to proceed to the next item of business, resulting in the matter being deferred without a determination.

Accordingly, this report is resubmitted for Council’s consideration at this month’s Ordinary Council Meeting. As the matter remains unresolved, a decision to grant approval or refusal has to be made by Council during this council meeting.

IMPLICATIONS TO CONSIDER

Consultative:

Councillors were invited to review and provide feedback on the revised Non-Habitable Structures Policy at a workshop held on 15 January 2026. During the session, several questions were raised regarding the proposed changes and their potential implications. The policy has since been refined to address this feedback.

Where a local government resolves to introduce or amend a local planning policy, the relevant Regulations require the proposed policy to be publicly advertised, unless otherwise agreed by the WAPC. Such advertising must be undertaken for a minimum period of twenty-one (21) days. In instances where a deemed-to-comply provision of the R-Codes is proposed to be amended or replaced, consultation with the WAPC is also required.

Strategic:

Shire of Toodyay *Plan for the Future 2023-2033*

5.1. Provide responsible planning and development.

5.2. Enable access to affordable, sustainable, and diverse housing options.

Policy related:

- Clause 3, Division 2 of schedule 2(the deemed provisions)

  The local government may prepare a local planning policy in respect of any matter related to the planning and development of the Scheme area.

- Local Planning Policy 13 – Non-Habitable Structures

  This local planning policy is subjected to currently being revised to adhere to modern standards and align with current Shire of Toodyay Local Planning Scheme No.5

Financial:

Local Planning Policies are required to undergo a formal public advertising process, which includes publication in a locally circulating newspaper. The cost to the Shire will be limited to a single advertisement.

Legal and Statutory:

Planning and Development Act 2005 – Part 5

Planning and Development (Local Planning Schemes) Regulations 2015 - Division 2 of Schedule 2

Local Planning Policies

Division 2 of Schedule 2 ('the deemed provisions') provides the statutory basis for local planning policies and outlines the procedure for making, amending, and revoking local planning policies.

Local planning policies are guidelines used to assist the local government in making decisions under the local planning scheme. Although local planning policies are not part of the local planning scheme, they must be consistent with, and cannot vary, the intent of the scheme provisions, including the R-Codes, unless otherwise permitted by the R-Codes and/or approved by the WAPC.

A local planning policy is not part of the local planning scheme and does not bind the local government in respect of any application for development approval, however, the local government is to have due regard to the provisions of the policy and the objectives which the policy is designed to achieve before making its determination.

Risk related:

Review of a policy is essential to good governance as it demonstrates the Shire's ability to adapt to changing circumstances to ensure that its policies remain contemporary and relevant. The Shires risk is reduced to **Low** if the correct procedures are followed. However, there could be **Medium** risk to the Shire's reputation if procedures are not correctly followed.

There is a **Low** risk to the Council when new local planning policies are developed, and proper community consultation is undertaken.

<u>Workforce related:</u>

Reviews of this nature place additional yet necessary additional demands on workforce time and resources.

However, a benefit of successful and regular reviews of policies will ensure the Shire is operating as efficiently as possible by aligning these documents with the prevailing community expectations and state government frameworks of the day. This ultimately will reduce the burden on the workforce moving forward.

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council pursuant to Clause 4 of Schedule 2 (Deemed Provisions) of the *Planning and Development (Local Planning Schemes) Regulations 2015*, resolves to advertise the draft revised Local Planning Policy 13 – Non-Habitable Structures, as contained in Attachment 2, for public consultation.

10.1.4 Adoption of Local Planning Policy 2 - Ancillary Dwellings Policy (2026)

Date of Report:	13 July 2026
Applicant or Proponent:	Shire of Toodyay
File Reference:	LPP2
Author:	P Nuttall – Executive Manager Planning and Regulatory Services
Responsible Officer:	P Nuttall – Executive Manager Planning and Regulatory Services
Previously Before Council:	18 December 2025 7 May 2026
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Legislative
Attachments:	1. Current Ancillary Accomodation Policy (2008); ⇨ 2. Revised LPP2 Draft Ancillary Dwellings Policy as advertised; ⇨ 3. Table of Summissions LPP2; and ⇨ 4. Final Ancillary Dwellings policy ⇨

PURPOSE OF THE REPORT

To consider adoption of a revised Local Planning Policy (**Attachment 4**) into the Local Planning Policy Suite of documents.

This final Ancillary Dwellings Policy is the result of community advertising and contains refinements made after community consultation and discussion with the Toodyay community stakeholders.

BACKGROUND

The current LPP2 Ancillary Accommodation policy was last reviewed 13 May 2010 and was presented to Council as an Ancillary Dwelling policy for advertisement in June 2022. This did not progress.

That version of policy predated the new planning Scheme No.5 which has required the policy to be reviewed again to consider the current Local Planning Scheme. The review of the current policy incorporated changes to State Government legislation that have occurred since 2008, as well as incorporating an alignment to Local Planning Scheme No.5 provisions approved in August 2024. This new policy proposes substantial changes to the way the Shire has previously assessed and assessed ancillary dwellings.

After community consultation, the final adjustments are being presented to Council for adoption.

COMMENTS AND DETAILS

After many conversations with rural landowners, and with the attached submissions (**Attachment 3**), it has become clear that many rural landowners are unaware of their housing options. These are existing options within the Scheme and within the new modified local planning policy 2.

These options fall under two general categories, those options available through rural land subdivision, and Shire of Toodyay scheme provisions and local planning policies.

<u>Subdivision of rural land as an option</u> – *State Planning Policy 2.5 Rural Planning and DC Policy 3.4 Subdivision of rural land.*

- ❖ General Subdivision

  The State government (WAPC) are the sole determiner of land subdivision in WA. They operate under the State Planning Policy 2.5 which sets the guidance of rural land Subdivision, with additional support from Development Control policy 3.4.

  This is also guided through the Shire of Toodyay Local Planning Scheme No.5 which sets the objectives for rural subdivision, Clause 32 (11-13). There is no stated minimum lot sizes for general subdivision in a Rural zone, unlike other zone objectives in Clause 16(2) of the scheme, State Planning Policy criteria therefore applies. However, the State is generally opposed to the fragmentation of rural land, as this reduces economies of scale and efficiency. There is a general acceptance that a 40ha minimum is the smallest size of a rural lot.

- ❖ Homestead Lots

  "A small lot generally ranging from one to four hectares but may be up to 20 hectares in size depending on site specific circumstances, which is excised from a larger farm holding for separate occupation, such as by a retiring farmer wishing to remain in an approved existing dwelling". Clause 6.6, DC Policy 3.4

  This approach to generational divestment of rural land has been available for a long time and has been used repeatedly across the Shire. With most lots being 4ha or less, the remaining farm is sold, and the land remains agriculturally productive. These divestments may be to family members and when this processes is complete permits an additional home to be built on the balance lot. This clause can only be utilised once.

<u>Use of Local Planning Scheme No.5</u>

The current scheme has many options to the local farming community in the Shire, but it was made clear in discussions that many of these options were not widely known. These options are unique to each farmers situation and may not be suitable in all cases.

- ❖ Second house clause

  The current and past local planning schemes have generously and considerately made provisions for up to two (2) dwellings to be built without subdivision under Clause 32 (11)1, for lots greater than 40 hectares.

- ❖ Farm accommodation for workers

  This can be achieved where there is a permanent or temporary need for workers accommodation on farm. There is a land use term called, caravan park or Tourist Accommodation that can be used to grant ongoing permission for a portion of the farm to be used seasonally or permanently for worker accommodation.

❖ Ancillary Dwellings Local Planning Policy (2026)

The new policy broadens the size of the ancillary dwellings permitted on a property, while removing the locational tie to the main house. There is also the removal of the cap on the number of bedrooms in those dwellings.

The new policy also permits an ancillary dwelling to be approved per main dwelling, leading to a possible situation where rural lots over 40ha (100 acres) will be able to have two main dwellings and two ancillary dwellings per property.

The New Ancillary Dwelling Policy

There have been a series of small changes to the advertised policy, many typographical, but the effect is to fine tune the policy provisions.

The key change is the flip of the proportionality to make the ancillary dwelling 60% of the size of the main house. This still clearly defines proportionality but in a less severe way.

Where	Clause as written	Changed to	Reason
1.2 (c)	Appropriate landscaping be provided to reduce the visual impact to the landscape of the area. (SCA5 and all other areas).	Appropriate landscaping may be required to reduce the visual impact to the landscape of the area. (SCA5 and all other areas).	Makes the need for landscaping discretionary
1.3 (a)	no more than 40% of the floorspace of the primary dwelling (lots over 4ha), or	no more than 60% of the floorspace of the primary dwelling (lots over 4ha), or	The ancillary dwelling is to be 40% smaller than the main dwelling rather than being only 40% of the size of the main dwelling
1.3 table	R-codes chapter 5.5	R-codes chapter 5.5, with exception to R5 or less codes 100m2	Allows large format residential lots to have larger homes
1.3 table	Rural Residential / Rural Enterprise <4ha <100m^2	Rural Residential / Rural Enterprise <4ha <100m^2 or <60% of the primary dwelling's area	Now adjusts for smaller lots with larger houses
1.5	All the examples have been recalculated		This reduces the size differences particularly for smaller homes becoming ancillary
1.6	A new clause to reduce the risk of inadvertently approving a Grouped Dwelling		Required to reduce planning risk or approval by stealth.
1.7	Relationship with the R-Codes		Clarification of the use of performance criteria

Recommended change table

From comments made and submissions received the proportionality issue was most discussed. While there is a need to clearly set parameters for proportionality, what was advertised was deemed too severe. By changing the proportionality ratio to 60% of the main dwelling size, there is still a clear difference in dwelling sizes, and this change will consequently support larger ancillary dwellings.

New Clause 1.6

This clause has been added to clarify the differentiation between a "grouped dwelling" and a right to an ancillary dwelling. If proportionality between two houses cannot be made, then applications will be considered a grouped dwelling. There is a need to clarify in the policy that where proportionality cannot be demonstrated, a refusal can be issued.

In most cases Grouped Dwellings are not permitted in Rural zones, except for the use of Clause 32 (11)1.

New Clause 1.7

Toodyay has many areas that are zoned residential but are low density codes. Without clarification and a new exemption, many of these lots would be limited in dwelling size to that mandated by the R-Codes.

This clause will now permit these low density R2, R2.5 & R5 lots to have larger dwellings, under performance criteria. This now widens the number of "near town" lots that can have larger dwellings.

IMPLICATIONS TO CONSIDER

Consultative:

Any changes to a Local Planning Policy which proposes to amend or replace a deemed-to-comply provision of the R-Codes must be given consent by the Western Australian Planning Commission. Local Law, which will be effectively superseded by this amended Local Planning Policy.

Consultation has been received from the department, and no negative comment has been received.

Public advertisement of this local Planning Policy commenced 23 December 2025 and closed 2 March 2026, being a total of **69** days. The extended period reflected the need to cover the Christmas and New year local government shutdown. This far exceeds the required advertising period for a local planning policy.

Strategic:

Shire of Toodyay *Plan for the Future 2023-2033*

5.1. Provide responsible planning and development.

5.2. Enable access to affordable, sustainable, and diverse housing options.

Policy related:

Pursuant to Clause 3, Division 2 of Schedule 2 ('the deemed provisions'), the local government may prepare a local planning policy in respect of any matter related to the planning and development of the Scheme area.

However, with regards to any matters where the R-Codes are involved, there is a caveat. A local planning policy local planning policy, will only be a relevant consideration in the exercise of judgement where it is:

(a) specifically sanctioned by a provision of the R-Codes Volume 1;

(b) consistent with the design principles of the R-Codes Volume 1; and

(c) consistent with the objectives of the R-Codes Volume 1.

Consultation has been received from the department, and no negative comment has been received in this regard.

Financial:

It is a requirement that Local Planning Policies undergo a formal advertising process which includes publication in a locally circulating newspaper. Cost to the Shire will relate to one advertisement and this has been allocated for in the Shire's adopted budget.

Legal and Statutory:

Planning and Development Act 2005 – Part 5

Planning and Development (Local Planning Schemes) Regulations 2015 - Division 2 of Schedule 2

Local Planning Policies

Division 2 of Schedule 2 ('the deemed provisions') provides the statutory basis for local planning policies and outlines the procedure for making, amending, and revoking local planning policies.

Local planning policies are guidelines used to assist the local government in making decisions under the local planning scheme. Although local planning policies are not part of the local planning scheme, they must be consistent with, and cannot vary, the intent of the scheme provisions, including the R-Codes, unless otherwise permitted by the R-Codes and/or approved by the WAPC.

A local planning policy is not part of the local planning scheme and does not bind the local government in respect of any application for development approval, however, the local government is to have due regard to the provisions of the policy and the objectives which the policy is designed to achieve before making its determination.

Risk related:

Review of a policy is essential to good governance as it demonstrates the Shire's ability to adapt to changing circumstances to ensure that its policies remain contemporary and relevant. The Shires risk is reduced to **Low** if the correct procedures are followed. However, there could be **Medium** risk to the Shire's reputation if procedures are not correctly followed.

There is a **Low** risk to the Council when new local planning policies are developed and proper community consultation is undertaken.

The addition of clause 1.6 reduces the risk of the Shire inadvertently approving a Grouped Dwelling by stealth, reducing that risk to **Low**.

Workforce related:

Reviews of this nature place additional yet necessary additional demands on workforce time and resources.

However, a benefit of successful and regular reviews of policies will ensure the Shire is operating as efficiently as possible by aligning these documents with the prevailing community expectations and state government frameworks of the day. This ultimately will reduce the burden on the workforce moving forward.

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council

1. Receives the table of submissions as presented (**Attachment 3**);
2. Adopt the final Ancillary Dwellings Policy No.2 (**Attachment 4**) into the Shires suite of policy documents; and
3. Authorises the Chief Executive Officer to make any typographical amendments prior to publication.

10.1.5 Valuations of multiple properties for sale (OCM 2 April 2026)

Date of Report:	15 July 2026
Applicant or Proponent:	Shire of Toodyay
File Reference:	PLA1
Author:	P Nuttall – Executive Manager Planning and Regulatory Services
Responsible Officer:	P Nuttall – Executive Manager Planning and Regulatory Services
Previously Before Council:	OCM 22 March 2023 OCM 22 June 2022 OCM 22 June 2021 OCM 26 July 2016 OCM 24 November 2015 OCM 2 April 2026 (Item 10.1.4)
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Review
Attachments:	1. Valuation report (confidential) *Section 5.23 (4) (g) (Reg.4A (a)) prescribed information as per Regulation 4A of the Local Government (Administration) Regulations 1996 that for the purposes of section 5.23(4)(g) the following is prescribed:* *r.4A (a) the price, or potential price, for the sale or purchase of property by the local government and any information relating to the price or potential price.* 2. Valuation Properties (confidential) *Section 5.23 (4) (g) (Reg.4A (a)) prescribed information as per Regulation 4A of the Local Government (Administration) Regulations 1996 that for the purposes of section 5.23(4)(g) the following is prescribed:* *r.4A (a) the price, or potential price, for the sale or purchase of property by the local government and any information relating to the price or potential price.*

PURPOSE OF THE REPORT

To provide Council with valuations of properties approved for sale at an Ordinary Council Meeting (OCM) held on April 2026 and to also provide valuations on two other properties that are required for administrative purposes.

BACKGROUND

A report to Council was presented on 2 April 2026 to inform Council on the progress made in selling a selection of properties, which included some properties made from previous resolutions. An additional 6 properties were added to the disposal list.

The reasons for requiring the valuation of these properties is to understand the expected market sale price.

COMMENTS AND DETAILS

Attached to this report are the valuations of several properties that have been identified for sale.

The valuation report also includes two properties not for disposal, but are required for administrative purposes.

Obtaining the valuations on these properties that Council have previously authorised to be sold now enables the sale process to commence as per the requirements of the Local Government Act.

IMPLICATIONS TO CONSIDER

Consultative:

Nil

Strategic:

9.2. Govern Shire finances, assets, and operations responsibly.

Policy related:

Nil

Financial:

A fee of $10,800 (ex GST) was charged for the valuation of the properties listed in this report.

Legal and Statutory:

Section 3.58 of the Local Government Act (1995) as amended

Risk related:

For the sale of properties, a valuation is required so that the Shire can understand if the asset is being sold at a fair price. Having a valuation report reduces the risk to the Shire as **LOW** as proper processes have been undertaken.

The risk to the Shire of selling a property below market valuation is reduced to **LOW** as this report now informs the fair market price for the properties.

Workforce related:

Nil

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council:

1. Notes the independent valuations undertaken for the properties as detailed in the Valuation and Risk Advisory Valuation Report dated 2 June 2026 in **Confidential Attachment 1.**
2. Pursuant to section 3.58(4)(c)(ii) of the *Local Government Act 1995 (WA)*, determines that the valuation(s) referred to above continue to represent a true indication of the current market value of the property/properties at the time of the proposed disposition.
3. Adopts the following market value(s) for the purpose of the proposed sale of the properties authorised for disposal as detailed in the Valuation and Risk Advisory Valuation Report dated 2 June 2026 in **Confidential Attachment 1.**

10.1.6 Agency referal - Subdivision 35 Burt Parkway, Nunile

Date of Report:	22 July 2026
File Reference:	WAPC 203661
Author:	P Nuttall – Executive Manager Planning and Regulatory Services
Responsible Officer:	P Nuttall – Executive Manager Planning and Regulatory Services
Previously Before Council:	Nil
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Review
Attachments:	1. WAPC 2023661 application plan ⇨ 2. WAPC referal request letter ⇨

SUMMARY

Applicant: **Shire of Toodyay**

Owner: **Shire of Toodyay**

Proposal: **Subdivision of land to create 19 lots and associated road reserves.**

Location: **35 Burt Parkway, Nunile**

PURPOSE OF THE REPORT

To review officer recommendations

BACKGROUND

The responsibility of processing of subdivision referrals from the Western Australian Planning Commission in the Shire of Toodyay is not delegated to officers, where there are more than 10 lots created.

Delegation PRS13

CONDITIONS

Subject to consistency with the Scheme, relevant Local Planning Policies, and/or WAPC/State Planning Policies, applications that were they approved by the WAPC, might result in a net increase of more than 10 lots, a recommendation to the WAPC may only be made under delegated authority if-

a) *The application is consistent with a structure plan approved by the WAPC, a local development plan approved by Council, or other plan endorsed by Council, or which forms part of the Scheme and/or a Local Planning Policy; and/or*

b) *The application is for amended plans for an application that has been considered by Council within the last two years and the amendments are, in the opinion of the delegated officer, of a minor nature.*

COMMENTS AND DETAILS

Referrals from the WAPC are sent to relevant agencies for comments. Only authorised planning codes can be used, and the referral agency is not the determining body for subdivisions.www.wa.gov.au/system/files/2025-12/model_subdivision_conditions_schedule_dec2025_210521.pdf

Requests for planning enhancements and responsibilities are determined by the WAPC and there are no appeal rights for agencies.

As most of the subdivision conditions relate to the Local Government's responsibilities no planning codes will be entered into the online portal for the WAPC referral.

IMPLICATIONS TO CONSIDER

Consultative:

Consultation is undertaken solely by the WAPC

Strategic:

5.1. Provide responsible planning and development.

Policy related:

Nil

Financial:

Nil

Legal and Statutory:

Planning and Development Act 2005

Model Subdivision Conditions Schedule (December 2025)

Shire of Toodyay Delegation PRS13

Risk related:

Referrals to the WAPC are **Low** Risk, as the Shire is not the determining body for subdivisions. If officers diligently undertake their responsibilities, then the Risk is also **Low**

Workforce related:

Nil

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council:

1. Not impose any subdivision conditions for this application.
2. Enter this response into the Planning Online Portal for subdivision applications.

10.2 FINANCE AND CORPORATE SERVICES

10.2.1 2026/27 Differential General Rates and General Minimum Payments

Date of Report:	12 June 2026
Applicant or Proponent:	N/A
File Reference:	FIN36
Author:	C Delmage – Acting Executive Manager Finance and Corporate Services
Responsible Officer:	C Delmage – Acting Executive Manager Finance and Corporate Services
Previously Before Council:	18 June 2026 Item No. 6.1.1
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Executive
Attachments:	1. Statement of Object and Reasons for Differential Rates 2026/27 Financial Year ⇨

PURPOSE OF THE REPORT

For Council to consider any submissions received from the advertising of the Shire's Intention to Impose Differential Rates for the 2026/2027 Financial Year.

BACKGROUND

At its meeting held 18 June 2026, Council resolved:

That Council:

1. *Approves the proposed 2026/2027 differential rate categories, rate in the dollar and minimum payments for advertising prior to adoption of the 2026/2027 Annual Budget as follows:*

Basis of Rating	***Current 2025/2026 Rate in $***	***Proposed 2026/2027 Rate in $***
GRV Residential	*0.122530*	*0.129230*
GRV Commercial	*0.124950*	*0.167060*
GRV Industrial	*0.117740*	*0.131820*
GRV Rural	*0.126300*	*0.124210*
GRV Rural Residential	*0.158350*	*0.118820*
UV General	*0.010628*	*0.010096*
UV Rural	*0.005380*	*0.005290*

Basis of Rating	*Current 2025/2026 Rate in $*	*Proposed 2026/2027 Rate in $*
MINIMUM RATES		
GRV Residential	*1,495.00*	*1,577.00*
GRV Commercial	*1,495.00*	*1,577.00*
GRV Industrial	*1,495.00*	*1,577.00*
GRV Rural	*1,495.00*	*1,577.00*
GRV Rural Residential	*1,495.00*	*1,577.00*
UV General	*1,495.00*	*1,577.00*
UV Rural	*1,495.00*	*1,577.00*

2. *Endorses the Objects and Reasons for proposed differential rates for the 2026/2027 financial year to be published on the Shire's website. (Attachment 1); and*
3. *Approves advertising for public comment of the differential rates, and minimum payments, as per the requirements of section 6.36 of the Local Government Act 1995.*

COMMENTS AND DETAILS

As of 15 July 2026, no submissions were received.

IMPLICATIONS TO CONSIDER

Consultative:

Advertising occurred via the West Australian Newspaper, the Toodyay Herald, the Shire's Website and Shire Facebook Page.

Strategic:

Differential rates represent a strategic approach to rating. Rates are a major revenue source of Council, used to achieve the objectives of the Shire's Council Plan. The purpose of levying rates is to meet the Shire's budget requirements to deliver services and projects each financial year.

Shire of Toodyay Plan for the Future – Council Plan 2023-2033

Outcome 9. Responsible and effective leadership and governance

9.1 Provide strong, clear, and accountable leadership.

9.2 Govern Shire finances, assets, and operations responsibly.

Policy related:

Significant Accounting Policy

Financial:

There are no Financial related implications at the time of writing this report.

Legal and Statutory:

Sections 6.33, 6.34 and 6.36 of the *Local Government Act 1995* apply.

Risk related:

There are no Risk related implications at the time of writing this report.

Workforce related:

There are no Workforce related implications at the time of writing this report.

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council notes that no submissions were received from the advertising of the Shire of Toodyay's Intention to Impose Differential Rates for 2026/2027.

10.2.2 List of Payments - June 2026

Date of Report:	6 July 2026
Applicant or Proponent:	Shire of Toodyay
File Reference:	FIN32
Author:	U Prill – Accounts Payable Officer
Responsible Officer:	C Delmage – Acting Executive Manager Finance and Corporate Services
Previously Before Council:	N/A
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Legislative
Attachments:	1. List of Payments - June 2026 ⇨

PURPOSE OF THE REPORT

For Council to receive the list of payments for the months of June 2026.

BACKGROUND

This information is provided to Council on a monthly basis in accordance with provisions of the *Local Government Act 1995* and *Local Government (Financial Management) Regulations 1996.* A local government is to develop procedures for the authorisation of any payment of accounts to ensure that there is effective security for which money or other benefits may be obtained.

COMMENTS AND DETAILS

The schedule of payments has been compiled for the month of June 2026 and is attached. These payments have already occurred, and Council are not making a decision as to whether payments are to be made.

IMPLICATIONS TO CONSIDER

Consultative:

Nil

Strategic:

Plan for the Future: Shire of Toodyay Council Plan 2023-2033

Outcome 9. Responsible and effective leadership and governance.

O9.1: Govern Shire finances, assets, and operations responsibly.

Policy related:

Purchasing Policy and Delegation CS1.

Financial:

Expenditure is in accordance with s6.8(1) (a) of the *Local Government Act 1995*.

Legal and Statutory:

Local Government Act 1995

s.5.42 allows the local government to delegate its powers to the Chief Executive Officer.

s.6.8(1)(a) states a local government must not incur expenditure for an additional purpose except where it is incurred before the adoption of the annual budget.

Local Government (Financial Management) Regulations 1996

r.13 states that if the local government has delegated to the CEO the exercise of its power to make payments from the municipal fund or the trust fund, a list of accounts paid by the CEO is to be prepared for each month and presented to Council.

Risk related:

There is a legislative requirement to present the list of payments to Council. Failure to do so would pose a minor compliance risk. This report and its attachments help to mitigate this risk.

Workforce related:

Nil.

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council receives the list of accounts as presented and listed below, for the month of June 2026:

Description	Amount $
Municipal Cheques	$519.15
Electronic Funds Transfer Payments	$1,515,882.95
Payroll	$261,837.18
Credit Cards	$6,110.28
Other (Including Direct Debits)	$206,386.32
Total	**$1,990,735.88**

10.2.3 Monthly Financial Statements - June 2026

Date of Report:	15 July 2026
Applicant or Proponent:	Shire of Toodyay
File Reference:	FIN32
Author:	C Delmage – Acting Executive Manager Finance and Corporate Services
Responsible Officer:	C Delmage – Acting Executive Manager Finance and Corporate Services
Previously Before Council:	N/A
Author's Disclosure of Interest:	Nil.
Council's Role in the matter:	Legislative
Attachments:	1. EOM Financial Statements - June 2026 ⇨

PURPOSE OF THE REPORT

To present to Council the Monthly Financial Statements for June 2026.

BACKGROUND

Regulation 34(1) of the *Local Government (Financial Management) Regulations 1996* requires a local government to prepare each month a statement of financial activity including the sources and applications of funds, comparing actuals against annual budget and year-to-date budget.

A statement of financial activity and any accompanying documents are to be presented at an ordinary meeting of the Council within two months after the end of the month to which the statement relates.

COMMENTS AND DETAILS

Local governments are required to present to Council the Statement of Financial Activity to comply with Australian Accounting Standards (AAS) and the amended *Local Government (Financial Management) Regulations 1996.*

The Statement of Financial Activity, contained within the monthly financial statements, summarises the Shire's operating and capital activities and provides an indication of the Shire's financial performance as the year progresses. Officers have also provided additional supplementary information.

IMPLICATIONS TO CONSIDER

Consultative:

Nil

Strategic:

Plan for the Future: Shire of Toodyay Council Plan 2023-2033

Outcome 9. Responsible and effective leadership and governance.

9.2 Govern Shire finances, assets and operations responsibly.

Policy related:

Financial Governance

Financial:

Financial implications are reported in accordance with the approved material variances reporting threshold as adopted by Council; (+) or (-) $10,000 or 10%, whichever is the greater.

Workforce related:

Nil.

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council receives the Monthly Financial Statements for June 2026 **(Attachment 1)**.

10.2.4 Adoption Of Shire Of Toodyay 2026/2027 Annual Budget

Date of Report:	16 July 2026
Applicant or Proponent:	N/A
File Reference:	FIN34
Author:	C Delmage – Acting Executive Manager Finance and Corporate Services
Responsible Officer:	A Hart – Temporary Chief Executive Officer
Previously Before Council:	Nil
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Executive
Attachments:	1. 2026/27 Annual Budget ⇨ 2. Final Draft 2026/2027 Capital Expenditure ⇨ 3. 2026/27 Schedule of Fees and Charges ⇨

PURPOSE OF THE REPORT

For Council to consider and adopt the 2026/2027 Annual Budget for the Shire of Toodyay.

BACKGROUND

Section 6.2(1) of the *Local Government Act 1995* requires each local government to prepare and adopt by 'Absolute majority' a budget for the following financial year. The Act prescribes this must be done between 1 June and 31 August for the financial year ending 30 June.

The 2026/2027 Budget includes:

- Statutory financial statements, incorporating:
  - Statement of comprehensive Income;
  - Statement of cash flows;
  - Statement of financial activity; and
  - Notes to and forming part of the budget.
- Schedule of Fees and charges; and
- Capital Works Projects.

COMMENTS AND DETAILS

The 2026/2027 Annual Budget is presented in its statutory form for Council adoption Pursuant to the *Local Government Act 1995*, the *Local Government (Financial Management) Regulations 1996* and the Australian Accounting Standards.

The 2026/2027 Annual Budget is a balanced budget developed to consider the Shire's overall financial position, asset maintenance requirements resulting from ageing infrastructure, continued supply chain challenges and inflationary pressure pushing up cost of materials and contracts.

Capital Projects

The significant capital expenditure projects included in the 2026/2027 Budget are:

Project	Budget $
Road Construction - Various Roads	3,769,419
Julimar Fire Station Replacement x 2 Water Tanks	108,753
Key Worker Accommodation	596,700
Batty Pass Land Development	2,146,944
Standpipe – Upgrades / Refurbishments	160,000
Newcastle Park Accessible Public Toilet	110,000
Toodyay Cemetery – Replace Niche Wall	30,000

Rates

At a Special Meeting of Council held 18 June 2026, Council resolved to approve differential rates and minimum payment for 2026/2027 for advertising by public notice.

The proposed differential rates were calculated using the following parameters.

- An increase in the rate in the dollar from 2026/2027 of 5.5%

The advertised minimum payment was $1,577.00 being an increase of $82 from 2025/2026.

The 2026/2027 Annual Budget as presented for consideration and adoption has been created with a total rate revenue increase of 5% with minimum payment of $1,570.

Rates in the dollar have been adjusted accordingly.

Fees and Charges

Increases to fees and charges have been kept to a minimum of 4.8%.

Additional fees have been included as required and some fees deleted for services no longer offered.

Statutory fees and charges have been changed as required.

IMPLICATIONS TO CONSIDER

Consultative:

A total of 3 budget workshops/briefing were held with Councillors.

Strategic:

Plan for the future: Shire of Toodyay Council Plan 2023-2033

Outcome 9 Responsible and effective leadership and governance

9.1 Provide, strong, clear and accountable leadership

9.2 Govern Shire finances, assets and operations responsibility.

Statutory implications

Section.6.2 of the *Local Government Act 1995* requires that not later than 31 August in each financial year, or such extended time as the minister allows, each local government is to prepare and adopt, (absolute majority required) in the form and manner prescribed, a budget for its municipal fund for the financial year ending on the following 30 June.

Section.5.63(1)(b) of the *Local Government Act 1995* specifically excludes the need for Elected members to 'declare a financial interest' in imposing a rate, charge or fee.

Division 5 and 6 *Local Government Act 1995* refers to the setting of budgets and raising of rates and charges. *The Local Government (Financial Management) Regulations 1996* details the form and content of the budget. The Draft 2024/2025 Municipal Budget as presented is considered to meet statutory requirements.

There are no legislative requirements to re-advertise differential rates, even if they are changed from the advertised figures.

Section.6.35 of the *Local Government Act 1995* – Council imposing on any rateable land, a minimum payment greater than the general rate otherwise payable.

Regulations 34(5) *Local Government (Financial Management) Regulations 1996* requires each financial year, a local government is to adopt a percentage or value, calculated in accordance with the Australian Accounting Standards, to be used in statements of financial activity for reporting material variances.

Sections.6.33 and 6.36 of the *Local Government Act 1995* – Council's intention to levy differential rates for 2026/2027 financial year, as per it's published Statement of Objects and Reasons for Differential Rating.

Policy related:

Local Government Payments and Gifts to Members Council Policy

Financial:

The financial implications of the 2026/2027 Budget are based upon the objective of achieving a balanced budget on 30 June 2027 after carrying out normal operational requirements and an extensive capital program.

Legal and Statutory:

Section.6.2, section.6.33, section.6.35 and section.6.36 of the *Local Government Act 1995*.

Risk related:

There are significant financial, compliance and reputational risks to be considered when developing the annual budget. By not adopting the budget incorporating rates and minimum payments, cashflow implications would more than likely arise and Council operations and capital projects proposed for 2026/2027 could be jeopardised. The risk would be major (4), which would be between a moderate (8) risk rating to a high rating of (16). This report mitigates the risk.

Workforce related:

Nil

VOTING REQUIREMENTS

Absolute Majority

OFFICER'S RECOMMENDATION

That Council:

1. Pursuant to the provision of section 6.2 of the *Local Government Act 1995* and Part 3 of the *Local Government (Financial Management) Regulations 1996*, adopt the 2026/2027 Municipal Budget as attached, which includes the following:

   (i) Statement of comprehensive income;
   (ii) Statements of cash flows;
   (iii) Rates setting statement by type;
   (iv) Notes to and forming part of the budget; and
   (v) Capital expenditure program;

2. For the purpose of yielding the deficiency disclosed by the municipal fund budget adopted at part 2 above, Council, pursuant to section 6.32, 6.33, 6.34 and 6.35 of the *Local Government Act 1995*, impose the following differential general and minimum rates on Gross Rental and Unimproved Values

General Rates

Gross rental valuations	**Rate in the Dollar**	**Minimum**
GRV Residential	0.128120	1,570.00
GRV Commercial	0.159567	1,570.00
GRV Industrial	0.131057	1,570.00
GRV Rural	0.123655	1,570.00
GRV Rural Residential	0.117645	1,570.00
Unimproved valuations		
UV General	0.010046	1,570.00
UV Rural	0.005260	1,570.00

3. Pursuant to section 6.45 of the *Local Government Act 1995* and regulation 64(2) of the *Local Government (Financial Management) Regulations 1996*, adopt the following due dates for the payment in full and by instalments.

Option 1 – payment in full

Due Date	30 September 2026

Option 2 – payment by instalments

1st Instalment Due	30 September 2026
2nd Instalment Due	29 November 2026
3rd Instalment	28 January 2027
4th Instalment	28 March 2027

4. That Council resolves to impose:

   (a) In accordance with section 6.45(3) of the *Local Government Act 1995*, an additional charge of $10.00 per instalment notice and interest rate of 5.5% applicable to rates and charges paid by the four instalments payment option.

   (b) In accordance with section 6.13 of the *Local Government Act 1995*, a rate of interest of 11% applicable to any amount owing to the local government (other than rates or services charges) with interest calculated from the due date, which is 35 days from the date of issue shown on the account for payment.

(c) In accordance with section 6.51(1) of the *Local Government Act 1995*, a rate of interest of 11% applicable to overdue and unpaid rates, with interest calculated from the due date, which is 35 days from the date of issue shown on the account for payment.

(d) In accordance with Section 67 of the *Waste Avoidance and Resource Recovery Act 2007* (as amended) an annual rubbish and recycling charge is imposed:

$382.00 Domestic Service - once per week single bin pickup and once per fortnight single recycle bin pickup

$105.00 Domestic - additional fortnightly recycle bin pickup

$285.00 Domestic - additional mobile garbage pin pickup

$446.25 Commercial/Light Industrial - once per week single bin pickup and once per fortnight single recycle bin pickup

$129.00 Commercial/Light Industrial - additional fortnightly recycle bin pickup

$343.74 Commercial/Light Industrial - additional mobile garbage pin pickup

(e) In accordance with Section 66 of the Waste Avoidance and Resource Recovery Act 2007 (as amended) impose the following differential waste transfer levy and minimum on Gross Rental and Unimproved Values:

Gross rental valuations	**Rate in the Dollar**	**Minimum**
GRV Residential	0.0040257	111.00
GRV Commercial	0.0040257	111.00
GRV Industrial	0.0040257	111.00
GRV Rural	0.0040257	111.00
GRV Rural Residential	0.0040257	111.00
Unimproved valuations		
UV General	0.0000124	111.00
UV Rural	0.0000124	111.00

5. Pursuant to section 6.16 of the *Local Government Act 1995*, adopt the Schedule of Fees and Charges included in the 2026/2027 Budget as attached effective 1 July 2026.

6. Grant a rates concession of 100% of the 2026/2027 year to the following properties:

   A202037 – 101 Stirling Terrace, Toodyay

   A203276 – 15 Anzac Terrace, Toodyay

   A202509 – 2 Henry Street, Toodyay

   A201983 – 1A D Harper Road, Toodyay

A9017, 7 Clinton Street, Toodyay

A3020, 120A C Stirling Terrace, Toodyay

(Note: the ratepayer is responsible for the payment of all rubbish charges, ESL levies and Waste Transfer Levies)

7. In accordance with regulation 34 (5) of the *Local Government (Financial Management) Regulations 1996* and AASB 1031 Materiality, the level to be used in statements of financial activity in 2026/2027 for reporting material variances shall be 10% or greater or $10,000 of the current budget, whichever is the greater. In addition, the material variance limit be applied to total revenue and expenditure for each nature and type classification and capital income and expenditure in the Statement of Financial Activity.

10.2.5 Sale of land – rates and charges outstanding for more than three (3) years

Date of Report:	4 June 2026
Applicant or Proponent:	N/A
File Reference:	RAT9
Author:	K Christiansen – Rates Officer
Responsible Officer:	C Delmage – Acting Executive Manager Finance and Corporate Services
Previously Before Council:	N/A
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Executive
Attachments:	1. Local Government Operational Guidelines No. 22 - Possession Of Land For Recovery Of Rates ⇨ 2. Sale of Land - Rates & Charges Outstanding For More Than Three Years (confidential) *Section 5.23 (4) (b) information relating to the personal affairs of an individual;*

PURPOSE OF THE REPORT

To consider the sale of land under the *Local Government Act 1995*, section 6.56 or 6.64 – recovery of rates in arrears for a period of three (3) or more years.

BACKGROUND

Local governments may take action to sell land to recover rates and/or service charges outstanding for at least three years. The three years are calculated from the date they became due. There is a legislative process that must be followed to comply with the requirements of the *Local Government Act 1995*. This includes giving public notice, advertising the sale and allocation of the sale proceeds. It is anticipated the process will take approximately six to eighteen months for sale of land. It is important to note at any time to the point of sale the owners may pay their rates and charges in full, and all further action will cease. This report has been prepared using the Department of Local Government, Sport and Cultural Industry's Guideline: Possession of Land for recovery of rates and service charges (Attachment 1).

COMMENTS AND DETAILS

Recovery of these property debts has been unsuccessful using all available resources and information at hand by AMPAC, then checked and attempted by Cloud Payment Group. External searches have occurred, and field agents have attempted to contact rate payers, but there has been avoidance with little contact made from these rate payers. These properties are at risk of becoming four years and more in arrears, when legislation allows for the sale at three years in arrears.

Council must be seen to be proactive in debt recovery action to ensure all ratepayers are responsible and treated equally. Unrecoverable debts need to be cleared as early as possible to lessen the financial implication on ratepayers. Section 6.64 of the *Local Government Act 1995* has given three years to rate payers, which is enough time to apply for hardship, early release of superannuation or to set up a payment arrangement with the Shire. Rate payers who do not pay their rates, has a negative impact on the provision of services to those that do.

It is proposed that Council utilise Cloud Payment Group to sell the following parcel of lands for overdue council rates exceeding three years in arrears in accordance with the Section 6.64 of the *Local Government Act 1995*.

IMPLICATIONS TO CONSIDER

Consultative

Cloud Payment Group

Strategic

Plan for the future: Council Plan 2023-2033

Outcome 9. Responsible and effective leadership and governance.

9.2. Govern Shire finances, assets, and operations responsibly.

Policy related

Debt Collection

Financial Governance

Financial Hardship

Financial

At the time of writing this report, the sale of these properties will result in a decrease in of outstanding rates and charges of approximately **$91,853.46**.

Additional interest and charges will continue to accrue until such time as the property is sold and the debt paid in full.

Legal and Statutory

The proposed action must be made in strict accordance with Part 6, Subdivision 6 and Schedule 6.3 of the *Local Government Act 1995*.

6.56. Rates or service charges recoverable in court

(1) If a rate or service charge remains unpaid after it becomes due and payable, the local government may recover it, as well as the costs of proceedings, if any, for that recovery, in a court of competent jurisdiction.

(2) Rates or service charges due by the same person to the local government may be included in one writ, summons, or other process.

6.64. Actions to be taken

(1) If any rates or service charges which are due to a local government in respect of any rateable land have been unpaid for at least 3 years the local government may, in accordance with the appropriate provisions of this Subdivision take possession of the land and hold the land as against a person having an estate or interest in the land and

— (a) from time to time lease the land; or (b) sell the land; or (c) cause the land to be transferred to the Crown; or (d) cause the land to be transferred to itself.

(2) On taking possession of any land under this section, the local government is to give to the owner of the land such notification as is prescribed and then to affix on a conspicuous part of the land a notice, in the form or substantially in the form prescribed.

(3) Where payment of rates or service charges imposed in respect of any land is in arrears the local government has an interest in the land in respect of which it may lodge a caveat to preclude dealings in respect of the land and may withdraw caveats so lodged by it.

6.69. Right to pay rates, service charges and costs, and stay proceedings

(1) Up to 7 days prior to the time of the actual sale of any land for non-payment of rates or service charges a person having an estate or interest in the land may pay the rates or service charges and the costs and expenses incurred to that time in proceedings relating to the proposed sale.

(2) At any time after the 7 days referred to in subsection (1) but prior to the time of the actual sale of any land the local government may, upon such terms and conditions as are agreed between the parties, accept payment of the outstanding rates or service charges.

(3) On payment being made under subsection (1) or (2) the proceedings relating to the proposed sale are stayed and the local government is required to make such notifications and take such measures as are prescribed in relation to the payment and the cancellation of the proposed sale.

Risk related

This matter has a risk score of Moderate (3) being a reputational risk for the Shire related to handling of these types of matters. The risk is High (12) regardless of the action taken in this matter. This report mitigates that risk.

Workforce related

Nil

VOTING REQUIREMENTS

Simple Majority

OFFICER'S RECOMMENDATION

That Council:

1. Resolves, in accordance with the *Local Government Act 1995* and pursuant to sections 6.56 or 6.64 to proceed to sell A407, A1852, A1873, A1937, A1508, A2493 which have rates and charges in arrears for three (3) or more years and recover from the proceeds the outstanding balance which currently totals $91,853.46.
2. Authorises the Temporary Chief Executive Officer to act on Council's behalf to commence proceedings to sell properties A407, A1852, A1873, A1937, A1508, A2493 to recover outstanding monies owed to the Shire.

10.3 ECONOMIC DEVELOPMENT AND COMMUNITY SERVICES

10.3.1 Shire of Toodyay Community Funding Program 2026/27

Date of Report:	22 July 2026
Applicant or Proponent:	Shire of Toodyay
File Reference:	CSD13
Author:	S Ambrose – Executive Manager Economic Development and Community Services
Responsible Officer:	A Hart – Temporary Chief Executive Officer
Previously Before Council:	N/A
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Executive
Attachments:	1. Community Funding Program Applications (confidential) *Section 5.23(4) (b) information relating to the personal affairs of an individual;*

PURPOSE OF THE REPORT

To consider applications received under the Shire of Toodyay Community Funding Program for 2026/27 and determine funding allocations in accordance with the Community Funding Policy.

BACKGROUND

The Community Funding Policy provides a framework for allocating financial assistance to initiatives that deliver social, cultural, environmental and economic benefits to the Toodyay community. The 2026/27 funding round opened on 9 March 2026 and closed on 20 April 2026. Eleven applications were received under the Community Funding Program. Of these, one application was determined to be ineligible, and one application was withdrawn prior to assessment. A further two applications, from the Toodyay Race Club and the Toodyay Club, were requests for capital purchases and/or improvement of Council facilities, which will be considered for inclusion in Council's 2026/27 Annual Budget. The remaining seven eligible applications were assessed against the criteria contained within the Community Funding Policy. This report presents the outcome of the assessment process and seeks Council determination on funding allocations for inclusion in the 2026/27 Annual Budget.

COMMENTS AND DETAILS

A total of eleven applications were received during the 2026/27 funding round.

- One application was determined to be ineligible;
- One application was withdrawn by the applicant;
- two applications were referred for consideration in Council's 2026/27 Annual Budget;
- seven applications proceeded to assessment.

Applications were assessed against eligibility requirements, demonstrated community benefit, alignment with Council Plan priorities and value for money.

Applications Recommended for Funding

Applicant	Project	Funding
Arts Toodyay	Avon Valley Arts Trail	$3,000
Arts Toodyay	Toodyay Art Prize Exhibition	$2,500
Arts Toodyay	Community Workshop Program	$3,000
Noongar Kaartdijin Aboriginal Corporation	Targeted vegetation management along the Noongar Trail – focusing on Boyagerring Learning Space	$6,200
Toodyay Naturalists Club	Julimar Wildflower Brochure	$2,000
Toodyay Race Club	Heritage Race Picnic Day	$2,500
Ad-hoc funding	Requests during the financial year	$5,000
Total Recommended Funding		**$24,200**

Ad-Hoc Community Funding

An allocation of $5,000 is recommended for ad-hoc funding requests during the financial year, administered by the CEO under delegation.

IMPLICATIONS TO CONSIDER

Consultative:

The funding round was promoted through Shire communications and information sessions. Assessment outcomes were discussed at a Council Workshop on 21 May 2026.

Strategic:

Plan for the future, Shire of Toodyay Council Plan 2023-2033

Outcome 1 A safe and healthy community

Outcome 2 An inclusive and connected community

Outcome 3 A strong, diverse and sustainable economy

Outcome 8 Toodyay is a popular tourism destination.

Policy related:

Community Funding Policy.

Financial:

Total proposed allocation for Community Grant Funding is $22,200.

Legal and Statutory

Funded projects must comply with relevant legislative and approval requirements.

Risk related:

Risk is considered low. Successful applicants will be subject to acquittal and reporting requirements.

Workforce related:

Administration and monitoring will be undertaken within existing resources.

OPTIONS

Council may approve, amend or decline the recommended allocations.

VOTING REQUIREMENTS

Absolute Majority

OFFICER'S RECOMMENDATION

That Council

1. Approve a total allocation of $24,200 for the 2026/27 Community Funding Program as follows:
   - Arts Toodyay –Avon Valley Arts Trail - $3,000
   - Arts Toodyay – Toodyay Art Prize Exhibition - $2,500
   - Arts Toodyay – Community Workshop Program - $3,000
   - Noongar Kaartdijin Aboriginal Corporation – Noongar trail - $6,200
   - Toodyay Naturalists Club – Julimar Wildflower Brochure - $2,000
   - Toodyay Race Club – Heritage Race Picnic Day - $2,500
   - Ad-Hoc Community Funding under CEO delegation - $5,000
2. Note that approved activities must be completed within the 2026/27 financial year and recipients must comply with acquittal requirements.

10.4 EXECUTIVE SERVICES

10.4.1 Stage Three: Activities in Thoroughfares and Public Places and Trading Local Law 2026 – Consideration of Submissions and Adoption

Date of Report:	15 July 2026
Applicant or Proponent:	Shire of Toodyay
File Reference:	F26/49-08 (D26/5922)
Author:	M Rebane – Governance Coordinator
Responsible Officer:	A Hart – Temporary Chief Executive Officer
Previously Before Council:	05/03/2026
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Executive
Attachments:	1. Schedule of Submissions; ⇨ 2. Activities in Thoroughfares and Public Places and Trading Local Law (track changed). ⇨

PURPOSE OF THE REPORT

That Council, pursuant to section 3.12(4) of the Local Government Act 1995:

1. *Considers the submission received during the public consultation period for the proposed Activities in Thoroughfares and Public Places and Trading Local Law 2026;*
2. *Notes that the submission has been considered and minor drafting amendments have been made that do not alter the intent or effect of the local law (and are not significantly different from what was proposed);*
3. *Resolves to make the Activities in Thoroughfares and Public Places and Trading Local Law 2026 as attached (Attachment 2); and*
4. *Authorises the Chief Executive Officer to arrange execution under the Common Seal and publish notice of the making of the local law in the Government Gazette in accordance with statutory requirements.*

BACKGROUND

Under section 3.12 of the *Local Government Act 1995*, Council is required to advertise a proposed local law and consider submissions prior to making the local law.

At the Ordinary Council Meeting held on 7 May 2026, Council resolved to advertise the proposed *Activities in Thoroughfares and Public Places and Trading Local Law 2026*.

The proposed local law was developed to:

- replace the existing *Activities on Thoroughfares and Trading in Thoroughfares and Public Places Local Law 2001*; and

- provide a contemporary and enforceable framework for regulating activities on thoroughfares and public places within the Shire.

The proposed local law was advertised for a minimum period of six (6) weeks, during which submissions were invited.

COMMENTS AND DETAILS

One submission was received during the advertising period (**Attachment 1**).

Council is requested to consider the submission, note the matters raised, and proceed to make the local law with minor drafting amendments only.

The submission primarily raised:

- formatting and presentation matters (e.g. headings, numbering and layout);
- drafting inconsistencies (e.g. clause numbering and terminology); and
- minor grammatical and typographical errors.

These matters have been reviewed and addressed where appropriate. The amendments made improve clarity, consistency and usability and do not alter the intent, scope or operation of the local law.

Importantly no submissions raised objections to the intent or operation of the local law.

Where suggested changes would have introduced inconsistency within the local law or limited the effectiveness of provisions, they were not supported.

The amendments incorporated into the final version are administrative and are not considered "significantly different" for the purposes of section 3.12(4) of the *Local Government Act 1995*.

Accordingly, the local law is considered suitable for Council to resolve to make.

IMPLICATIONS TO CONSIDER

Consultative:

Public advertising (Stage Two of the Local Law Process) was undertaken in accordance with statutory requirements. One submission was received and has been considered.

Strategic:

The Shire regulates compliance with legislation, regulations, local laws and policies.

Outcome 5. High quality town planning complements our rural ambience and heritage.

5.1. Provide responsible planning and development.

Outcome 9. Responsible and effective leadership and governance.

9.1. Provide strong, clear, and accountable leadership.

Policy related:

Nil.

Financial:

Nil.

Legal and Statutory:

Section 3.12 of the *Local Government Act 1995*

Section 3.12(4) – Consideration of submissions and making of local law

Section 3.12(4) of the *Local Government Act 1995* provides that, after the last day for submissions, the local government is to consider any submissions made and may make the local law as proposed or make a local law that is not significantly different from what was proposed.

Accordingly, Council may proceed to make the local law under section 3.12(4).

Section 3.12(5)(a) – Publication in the Government Gazette

Section 3.12(5)(a) requires that, after making a local law, the local government must publish the local law in the Government Gazette.

Section 3.12(5)(b)(i) – Notification to the Departmental CEO (LGIRS)

Section 3.12(5)(b)(i) requires that, after making a local law, the local government must give a copy of the local law to the Departmental CEO (Director General of the Department of Local Government, Industry Regulation and Safety).

Section 3.12(5)(b)(ii) – Notification to other relevant Departments

Where a department of the Public Service other than LGIRS assists in the administration of an Act under which the local law is made, section 3.12(5)(b)(ii) requires that a copy of the local law also be provided to the CEO of that department.

Section 3.12(6) – Public notice after gazettal

Section 3.12(6) requires that, after publication in the Gazette, the local government must give public notice stating:

- the title of the local law;
- a summary of its purpose and effect (including commencement date); and
- where the local law may be inspected or obtained.

Risk related:

Minor amendments to a local law correct drafting errors; resolve inconsistencies; and improve clarity and enforceability without altering intent, scope or operation.

Such amendments are not considered “significantly different” and do not require re-advertising.

Failure to update this local law may result in regulatory gaps; reduced enforcement capability; and inconsistency with current legislation. This report mitigates these risks.

Workforce related:

Nil.

VOTING REQUIREMENTS

Absolute Majority

OFFICER’S RECOMMENDATION

That Council:

1. Notes the submission received during the public consultation period for the proposed *Activities in Thoroughfares and Public Places and Trading Local Law 2026;*
2. Determines that the submission has been duly considered **(Attachment 1)**;
3. Notes that minor drafting amendments have been made to the *Activities in Thoroughfares and Public Places and Trading Local Law 2026* as presented (**Attachment 2**) to improve clarity and consistency, and that these amendments do not alter the intent or effect of the local law (and are not significantly different from the proposed *Activities in Thoroughfares and Public Places and Trading Local Law 2026* that was advertised); and
4. **Makes** the *Activities in Thoroughfares and Public Places and Trading Local Law 2026* pursuant to section 3.12 of the *Local Government Act 1995* as attached (**Attachment 2**); and
5. Authorises the Chief Executive Officer to:
   (a) affix the Common Seal of the Shire to the *Activities in Thoroughfares and Public Places and Trading Local Law 2026* ;
   (b) arrange publication of the local law in the Government Gazette in accordance with section 3.12(5)(a);
   (c) notify the Director General of the Department of Local Government, Industry Regulation and Safety and any other relevant Department or Minister in accordance with section 3.12(5)(b); and
   (d) give public notice of the local law in accordance with section 3.12(6) of the *Local Government Act 1995*.

10.5 INFRASTRUCTURE, ASSETS AND SERVICES

Nil.

10.6 COMMITTEE REPORTS

10.6.1 Audit Risk Improvement Committee Resolution No. ARIC053/07/026

Date of Report:	15 July 2026
Applicant or Proponent:	ARIC
File Reference:	COC2
Author:	C Delmage – Acting Executive Manager Finance and Corporate Services
Responsible Officer:	C Delmage – Acting Executive Manager Finance and Corporate Services
Previously Before Council:	2 April 2026 & 7 May 2026
Author's Disclosure of Interest:	Nil
Council's Role in the matter:	Executive
Attachments:	1. Updated ARIC Workplan ⇨

PURPOSE OF THE REPORT

To present the Audit, Risk and Improvement Committee (ARIC) Resolution No. ARIC53/07/26 to Council.

BACKGROUND

At its meeting held 9 July 2026, a Notice of Motion was presented to ARIC along with an updated ARIC Work Plan and Schedule for review and consideration.

COMMENTS AND DETAILS

Nil

IMPLICATIONS TO CONSIDER

Consultative:

Nil

Strategic:

Shire of Toodyay Council Plan 2023-2033

Outcome 9. Responsible and effective leadership and governance.

9.1. Provide strong, clear and accountable leadership

Policy related:

Nil

Financial:

Nil implications at the time of writing this report.

Legal and Statutory:

Local Government Act 1995

Risk related:

Nil implications at the time of writing this report.

Workforce related:

Nil implications at the time of writing this report.

VOTING REQUIREMENTS

Simple Majority

ARIC RECOMMENDATION NO. ARIC053/07/26

That Council receives the updated Audit, Risk and Improvement Committee Work Plan and Schedule as endorsed by the Audit, Risk and Improvement Committee on 9 July 2026.

11 MOTIONS OF WHICH PREVIOUS NOTICE HAS BEEN GIVEN

Nil.

12 NOTICES OF MOTION GIVEN AT THE MEETING FOR CONSIDERATION AT NEXT MEETING

13 QUESTIONS OF MEMBERS OF WHICH DUE NOTICE HAS BEEN GIVEN

Nil.

14 NEW BUSINESS OF AN URGENT NATURE INTRODUCED BY DECISION OF MEETING

14.1 MEMBERS

Nil.

14.2 EMPLOYEES

Nil.

15 CONFIDENTIAL BUSINESS

Nil.

16 NEXT MEETINGS

Meeting	Date	Time
Ordinary Council Meeting	3 September 2026	5.30pm
Audit & Risk Committee Meeting	13 August 2026	10.30am
Bushfire Advisory Committee Meeting	10 September 2026	5.30pm
Infrastructure & Works Committee Meeting	13 August 2026	5.30pm
Local Emergency Management Committee Meeting	10 September 2026	10.30am

17 CLOSURE OF MEETING