

2022

Special Rates and Charges





Overall Plan - Thallon 2022-23

1.0 Legislative Authority

Local Government Act 2009

Local Government Regulation 2012

2.0 Background

The *Local Government Regulation 2012* imposes a requirement on Council to publish an Overall Plan which clearly establishes the principles used by Council levying special rates or charges.

To levy special rates or charges Council must, by resolution, identify:-

- The rateable land to which the special rates or charges apply; and
- The overall plan for the service, facility or activity to which the special rates or charges apply.

The Overall Plan is a document that:-

- Describes the service, facility or activity; and
- Identifies the rateable land to which the special rates or charges apply; and
- States the estimated cost of carrying out the overall plan; and
- States the estimated time for carrying out the overall plan.

3.0 Policy Principles

3.1 The levying of Special Rates and Charges

Thallon Rural Fire Levy

To fund the operation of the Thallon Town Rural Fire Brigade, Council has resolved to levy a special rate on those rateable properties contained in the benefited area (shown in the Revenue Statement at Appendix A). This special rate shall be levied on the property assessment and not individual land parcels.

Properties will be classified in the same manner as that utilised by the Queensland Emergency Management Levy Scheme and detailed in the Fire Legislation Amendment Regulation applicable to the relevant financial year.

Council, at its budget meeting, after consultation with the Thallon Town Rural Fire Brigade, will set an annual per unit charge. Net funds (after discount) raised from the levy, less an administration charge, will be remitted to the Thallon Town Rural Fire Brigade who will apply such funds towards the continued operation of their service including maintenance, administration and capital replacement. The estimated cost for 2022/2023 is \$7,600.00. The estimated time for implementing the annual plan is 1 (one) year commencing 1 July 2022 and ending 30 June 2023.

3.0 Related Documents

Revenue Statement 2022/2023

Budget 2022/2023



Overall Plan – Urban Animal Management 2022/2023

1.0 Legislative Authority

Local Government Act 2009

Local Government Regulation 2012

2.0 Background

The *Local Government Regulation 2012* imposes a requirement on Council to publish an Overall Plan which clearly establishes the principles used by Council levying Special rates or charges.

Council, by resolution to levy special rates or charges must identify:-

- The rateable land to which the special rates or charges apply; and
- The overall plan for the service, facility or activity to which the special rates or charges apply.

The Overall Plan is a document that:-

- Describes the service, facility or activity; and
- Identifies the rateable land to which the special rates or charges apply; and
- States the estimated cost of carrying out the overall plan; and
- States the estimated time for carrying out the overall plan.

3.0 Policy Principles

3.1 The levying of Special Rates and Charges

Urban Animal Management

Council will levy a special charge on all ratable assessments in Rating Categories 4A and 4B, within the Balonne Shire Council boundary. Council, at its budget meeting will set an annual fixed rate charge. Funds raised from the charge, will be applied toward the continued operation of Urban Animal Management services or activities in the Shire. Interest will be charged on overdue balances and retained by the Balonne Shire Council to offset the cost of debt recovery. The estimated cost for 2022/2023 Domestic Animal Control \$221,500.00. The special charge raises approximately \$30,000 towards patrols and compliance. The estimated time for implementing the overall plan is 1 (one) year commencing 1 July 2022 and ending 30 June 2023.

3.0 Related Documents

Revenue Statement for 2022/2023

Budget for 2022/2023



Environmental Special Charges 2022/23

1.0 Legislative Authority

Local Government Act 2009

Local Government Regulation 2012

2.0 Background

The *Local Government Regulation 2012* imposes a requirement on Council to publish an Overall Plan which clearly establishes the principles used by Council levying Special rates or charges.

Council, by resolution to levy special rates or charges must identify:-

- The rateable land to which the special rates or charges apply; and
- The overall plan for the service, facility or activity to which the special rates or charges apply.

The Overall Plan is a document that:-

- Describes the service, facility or activity; and
- Identifies the rateable land to which the special rates or charges apply; and
- States the estimated cost of carrying out the overall plan; and
- States the estimated time for carrying out the overall plan.

3.0 Policy Principles

3.1 The levying of special charges

Environmental Special Charge

Council will levy a special charge on all rateable assessments as per the attached maps in Appendix F of the Revenue Statement 2022/23, within the Balonne Shire Council boundary. Council, at its budget meeting will set an annual charge. Funds raised from the charge, will be applied towards the continued operation of its landfills in St George, Thallon, Dirranbandi, Bollon, Hebel and Nindigully. Interest will be charged on overdue balances and retained by the Balonne Shire Council to offset the cost of debt recovery. The estimated operational cost for 2022/23 is \$425,000.00.

The Council adopted a Solid Waste Plan 2021-2031 on 27 May 2021 that proposes:

- To undertake a strategic framework for best management practices – 10 year period
- To undertake best management practice for waste management – capital works program
- To identify opportunities for shovel ready projects for grant funding

The 10-year capital works program for the financial year period 2022-2032 has a capital spend of \$3.08 million,



Environmental Special Charges 2022/23

that will be assessed on an annual basis.

3.0 Related Documents

Revenue Statement 2022/23

Budget 2022/23

Solid Waste Plan 2021-2031



Overall Plan – Feral Animal Management 2022-2023

1.0 Legislative Authority

Local Government Act 2009

Local Government Regulation 2012

2.0 Background

The *Local Government Regulation 2012* imposes a requirement on Council to publish an Overall Plan which clearly establishes the principles used by Council levying special rates or charges.

Council, by resolution to levy special rates or charges must identify:-

- The rateable land to which the special rates or charges apply; and
- The overall plan for the service, facility or activity to which the special rates or charges apply.

The Overall Plan is a document that:-

- Describes the service, facility or activity; and
- Identifies the rateable land to which the special rates or charges apply; and
- States the estimated cost of carrying out the overall plan; and
- States the estimated time for carrying out the overall plan.

3.0 Policy Principles

3.1 The levying of Special Rates and Charges

Feral Animal Management

Council will levy a special rate on all rateable assessments in Rating Categories Cat 100, 79,80,81 and all properties > or = 1000 Hectares in Cat 200 and Cat 300 within the Balonne Shire Council boundary. Council, at its budget meeting will set an annual rate in the dollar on the land valuation. Funds raised from the special rate, will be applied toward the continued operation of Feral Animal Management services or activities in the Shire. (as outlined in Table 1 and 2 below) Interest will be charged on overdue balances and retained by the Balonne Shire Council to offset the cost of debt recovery.

The estimated cost for Feral Animal Management in 2022-23 is approximately \$130,000.00. The estimated time for implementing the overall plan is 1 (one) year commencing 1 July 2022 and ending 30 June 2023. The Feral Animal Management program is guided by Council's adopted Biosecurity Plan.

The Feral Animal Management special rate will be reviewed and monitored as Council completes the roll out of funding and special rate scheme for Wild Dog Exclusion Fencing across the Shire.



Overall Plan – Feral Animal Management 2022-2023

Table 1: Overall Plan – Feral Animal Management Special Rate 2022/23

<p>Description of the service, facility or activity delivered by the <i>Feral Animal Management Special Rate 2022/2023</i>:</p>	<p>The purpose of the <i>Feral Animal Management Special Rate 2023/2023</i> will be applied toward the continued operation of Feral Animal Management services or activities in the Shire, including:</p> <ul style="list-style-type: none"> • The provision of a wild dog scalp bounty for all wild dogs captured in the Balonne Shire Council local government area; • The provision of a wild dog scalp trapper retainer program limited for wild dog scalps caught by Council registered wild dog trappers within the Balonne Shire Council local government area; • The provision of a 1080 baiting service, including the provision of free meat baits (to a max of 40kg), be provided to all eligible landholders within the Balonne Shire Council local government area; and • The provision of Rural Services staff wages to deliver the <i>Feral Animal Management Special Rate 2022/2023</i> program and additional Feral Animal Management activities within the Shire.
<p>Rateable land to which the special rates or charges apply:</p>	<p>The <i>Feral Animal Management Special Rate 2022/2023</i> applies to all rateable assessments in Rating Categories 100, 79,80,81 and all properties > or = 1000 hectares in Cat 200 and Cat 300 within the Balonne Shire Council boundary.</p> <p>Interest will be charged on overdue balances and retained by the Balonne Shire Council to offset the cost of debt recovery.</p>
<p>Estimated cost of carrying out the overall plan</p>	<p>The estimated cost for delivering the <i>Overall Plan – Feral Animal Management Special Rate 2022/2023</i> is approximately \$130,000 for 2022/2023 period.</p>
<p>Estimated time for carrying out the overall plan</p>	<p>The estimated time for implementing the <i>Overall Plan – Feral Animal Management Special Rate 2022/2023</i> is 1 (one) year commencing 1 July 2022 and ending 30 June 2023.</p>



Overall Plan – Feral Animal Management 2022-2023

Table 2: Overall Plan – Feral Animal Management Special Rate 2022/2023 budget

Overall Plan - Feral Animal Management 2022/23	Budget Amount
Wild Dog Scalp Bounty	\$15,000
Wild Dog Scalp Retainer Program	\$14,000
1080 baiting programs	\$35,000
Rural Services Officer wages	\$66,000

3.0 *Related Documents*

Revenue Statement 2022-23

Budget 2022-23



Overall Plan – Wild Dog Exclusion Fencing 2022/2023

1. LEGISLATIVE AUTHORITY

- *Local Government Act 2009* (Qld) (“**Act**”)
- *Local Government Regulation 2012* (Qld) (“**Regulation**”)

(See **part 3** below for relevant provisions of the Act and Regulation)

2. BACKGROUND

Council adopted the Overall Plan for Wild Dog Exclusion Fencing at its budget meeting on 28 June 2019. Council may at any time, by resolution, amend an overall plan or the annual implementation plan. This document represents an amendment to the Overall Plan.

- (a) Over recent years wild dogs have contributed to (along with other factors) reduced confidence in the rural economy of the Council’s area.
- (b) Council wishes to facilitate improved confidence in the rural economy of the Council’s area and is of the opinion that this can be achieved by facilitating the installation of wild dog exclusion fencing (as more fully described below at **part 4.1, “Planned Infrastructure”**) on certain properties within Council’s local government area.
- (c) At the Council meeting on 21 February 2019, the following governance matters were brought before Council to meet legislative requirements:
 - (i) Council’s wild dog exclusion fence scheme Business Case was presented and adopted;
 - (ii) Council has made a borrowing application to the Department of Local Government Racing & Multicultural Affairs;
 - (iii) Council sought expressions of interest from landholders to identify the properties that would benefit, and if approved, incur a special charge for its wild dog exclusion fence scheme; and
 - (iv) Council ran a procurement process to attract fencing contractors and suppliers for a preferred supplier arrangement.
- (d) Council has investigated the legislative issues in relation to the construction of infrastructure on landholders’ properties and the recovery of this cost through the levy of a special charge.
- (e) The Regulation imposes a requirement on Council to publish an “overall plan” which clearly establishes the principles used by Council levying “special rates or charges”.
- (f) Council completed these steps for Round 1 borrowing up to \$3.174m in funding for landholders to construct fencing in 2019-2021 (excluding capitalised interest)
- (g) Council resolved to implement Round 2 in 2020-21 financial year and borrow up to \$4.826m in funding. The total borrowed after some landholders withdrew was \$1.511m (excluding capitalised interest).



Overall Plan – Wild Dog Exclusion Fencing 2022/2023

3. POLICY PRINCIPLES

Council has investigated the legislative issues in relation to the construction of infrastructure on landholders' properties and the recovery of this cost through the levy of a special charge:

- (a) Section 94(1)(b)(i) of the Act empowers Council to levy special rates and charges. Section 92(3) of the Act described special rates and charges as follows:

“Special rates and charges are for services, facilities and activities that have a special association with particular land because:

a. the land or its occupiers

i specially benefits from the service, facility or activity; or

ii has or will have special access to the service, facility or activity; or

b. the land is or will be used in a way that specially contributes to the need for the service, facility or activity; or

c. the occupier of the land specially contributes to the need for the service, facility or activity.”

- (b) The Planned Infrastructure will create a 'special benefit' to the land or its occupier and it is on this basis that the special charges will be charged.
- (c) Section 94 of Regulation sets out the procedural requirements which must be followed when a Local government levies a special rate or charge, relevantly:
- (i) by subsection (2), the resolution levying the special charge must;
- (A) identify the rateable land to which the special rate or charge will apply; and
- (B) identify the overall plan for the service, facility or activity to which the special rate or charge will apply.
- (ii) by subsection (3), the overall plan must describe the service, facility or activity, identify rateable land to which the rate or charge will apply and state the estimated cost and time of carrying out the overall plan;
- (iii) by subsection (4), the overall plan must be adopted before, or at the same time, as when the resolution making the special rate or charge is made; and
- (iv) by subsection (5), where an overall plan is for a period of more than one (1) year, the local government must adopt an annual implementation plan for each year of the life of the overall plan.
- (d) Council must adopt the annual implementation plan before or at the budget meeting for each year of the period for carrying out the overall plan.¹
- (e) Council may at any time, by resolution, amend an overall plan or an annual implementation plan.²

¹ Regulation, s94(8)

² Regulation, s94(9)



Overall Plan – Wild Dog Exclusion Fencing 2022/2023

4. THE OVERALL PLAN

4.1 Planned infrastructure

The Planned Infrastructure:

- (a) includes wild dog exclusion fencing designed and built for the purpose of protecting individual properties or “clusters” of adjoining properties from wild dogs; and
- (b) will be constructed to minimum standards stipulated by Council to appointed contractors providing always that the fence must be constructed to withstand local conditions and to be suitable to keep wild dogs out of the properties involved in the project.

4.2 Description of the service, facility or activity

The service, facility or activity provided or facilitated by Council include:

- (a) the borrowing of the necessary funds to implement the project, subject to Treasury approval;
- (b) the purchase of materials and facilitating construction of exclusion fencing that controls pest animals for the rateable land to which the special charge shall apply; and
- (c) Council administering the delivery of the Planned Infrastructure.

4.3 Documentation

The following documentation was required:

- (a) Legal agreement with the owners of the Properties (**Landholder Agreement**);
- (b) Legal agreements with owners of land adjoining the Properties (**Adjoining Landholder Deed**); and
- (c) agreements with the successful contractors for the supply, design and construction of the Planned Infrastructure.

4.4 Identification of the rateable land to which the special rates or charges apply

- (a) The relevant rateable land is identified in Schedules A and B (**Properties**).
- (b) The levying of the special charge will commence after participants have had the benefit of 2 years of capitalised interest commencing from the date a Landholder Agreement is signed with each landholder.

Round 1 – 01/07/2019-30/06/2041

- (c) The estimated special charge expected in years 3 to 5 and years 6 to 20 (after being given a 2 year construction window) are as follows:
 - (i) Special Charge Calculation Year 3 to Year 5: \$196,069.13; and



Overall Plan – Wild Dog Exclusion Fencing 2022/2023

- (ii) Special Charge Calculation Year 6 to Year 20: \$3,815,215.91.

Full details for individual properties for Round 1 are shown at Schedule A.

Round 2 – 01/07/2020-30/06/2042

- (d) The estimated special charge expected in years 3 to 5 and years 6 to 20 (after being given a 2 year construction window) are as follows:

- (i) Special Charge Calculation Year 3 to Year 5: \$95,780.44; and

- (ii) Special Charge Calculation Year 6 to Year 20: \$1,827,958.99

- (e) Full details for individual properties for Round 2 are shown at Schedule C & D

4.5 Actual cost of carrying out the overall plan

Council received approval for borrowings up to \$8,540,987 (including capitalised interest). The total estimated cost of carrying out the overall plan therefore being no more than \$8m (excl capitalised interest).

The known cost of Round 1 is \$3.174m (excl capitalised interest)

The known cost of Round 2 is \$1.511m (excl capitalised interest)

(please see Schedules A-D for further details).

This figure includes all of the costs associated with administration by Council of the project, borrowing funds from Treasury, the purchase of materials and construction of the Project Infrastructure for the Properties to which the special charge applies.

4.6 Estimated time for carrying out the overall plan

The estimated time for carrying out the Overall Plan is 21 years, concluding 30 June 2041 for Round 1 and 30 June 2042 for Round 2.

4.7 Special benefit

- a) The properties will specially benefit from the planned infrastructure. Specifically, the properties will be protected from the migration of wild dogs from other areas as well as allow landowners to cull wild dogs (and potentially other pest animals) within the areas enclosed by planned infrastructure.
- b) Adjoining landholders to the properties will not directly benefit from the planned infrastructure as it will not provide any wild dog exclusion or control benefits to areas not enclosed by the planned infrastructure.

5. RELATED DOCUMENTS

Revenue Statement 2022-23
Annual Implementation Plan WDEF 2022/2023



Overall Plan – Wild Dog Exclusion Fencing 2022/2023

SCHEDULE A Round 1 Special Rate

Old Assessment Number	New Assessment Number	Special Charge Calculation Year 3 to 5	Special Charge Calculation Year 6 to 20
01896-00000-000	A1976	\$1,936.68	\$35,069.65
02388-00000-000	A2314	\$10,494.55	\$207,707.62
02398-00000-000	A2320	\$5,664.87	\$112,118.73
02617-00000-000	A2488	\$19,703.27	\$389,966.11
01885-00000-000	A1962	\$4,569.26	\$90,434.67
01839-40000-000	A2558	\$14,758.56	\$292,055.71
02323-00000-000	A2278	\$10,752.74	\$212,817.58
02650-00000-000	A2521	\$12,089.09	\$239,266.69
02149-00000-000	A2153	\$22,576.07	\$446,824.48
02513-00000-000	A2405	\$8,494.15	\$168,115.72
02492-00000-000	A2389	\$7,878.07	\$151,893.94
02471-00000-000	A2377	\$4,624.70	\$91,531.84
02410-00000-000	A2330	\$7,378.70	\$146,038.77
02484-50000-000	A2950	\$6,216.05	\$119,849.23
02486-00000-000	A2387	\$18,385.26	\$354,478.93
02267-00000-000	A2233	\$18,512.11	\$335,219.87
01825-00000-000	A1910	\$8,486.41	\$153,673.20
01849-00000-000	A1930	\$3,454.66	\$68,374.56
01900-00000-000	A1981	\$4,324.86	\$85,597.52
01854-00000-000	A1935	\$5,769.07	\$114,181.09



Overall Plan – Wild Dog Exclusion Fencing 2022/2023

Schedule B Round 1 - Details of Each Project – Actuals

Old Assessment Number	New Assessment Number	Km	Loan Amount (net)
01896-00000-000	A1976	4.4	\$28,730.21
02388-00000-000	A2314	28.85	\$173,350.59
02398-00000-000	A2320	15.678	\$93,573.15
02617-00000-000	A2488	42.1	\$325,461.63
01885-00000-000	A1962	10.6	\$75,475.80
01839-40000-000	A2558	26.43	\$243,784.07
02323-00000-000	A2278	19.297	\$177,615.34
02650-00000-000	A2521	24.031	\$199,689.50
02149-00000-000	A2153	38.915	\$372,915.04
02513-00000-000	A2405	25.05	\$140,307.64
02492-00000-000	A2389	13.86	\$126,313.23
02471-00000-000	A2377	11.2	\$76,391.51
02410-00000-000	A2330	17	\$121,882.44
02484-50000-000	A2950	10.98	\$99,665.19
02486-00000-000	A2387	31.89	\$294,780.55
02267-00000-000	A2233	32.2	\$274,622.68
01825-00000-000	A1910	14.623	\$125,893.87
01849-00000-000	A1930	8	\$57,064.65
01900-00000-000	A1981	7	\$71,438.76
01854-00000-000	A1935	15.4	\$95,294.36



Overall Plan – Wild Dog Exclusion Fencing 2022/2023

SCHEDULE C Round 2 Special Rate

Old Assessment Number	New Assessment Number	Special Charge Calculation Year 3 to 5	Special Charge Calculation Year 6 to 20
02616-00000-000	A2487	\$8,369.11	\$168,552.61
02105-00000-000	A2126	\$3,456.19	\$69,607.02
01896-00000-000	A1976	\$1,226.46	\$24,700.63
02307-40000-000	A2268	\$8,190.49	\$164,955.21
02258-00000-000	A2228	\$17,644.25	\$355,352.37
02520-00000-000	A2410	\$4,944.65	\$99,584.47
01737-50000-000	A1815	\$4,164.39	\$65,388.70
02288-00000-000	A2250	\$2,225.28	\$44,816.87
02214-00000-000	A2199	\$1,313.13	\$20,616.61
02254-00000-000	A2224	\$8,926.25	\$179,773.27
02156-00000-000	A2156	\$18,032.17	\$363,165.09
02552-00000-000	A2436	\$8,860.07	\$139,114.26
02217-00000-000	A2201	\$1,172.01	\$18,400.77
02240-00000-000	A2213	\$6,256.10	\$98,229.81
02210-00000-000	A3159	\$999.89	\$15,701.30

SCHEDULE D Round 2 Details of Each Project - Actuals

Old Assessment Number	New Assessment Number	Km	Loan Amount (net)
02616-00000-000	A2487	18.08	\$140,848.28
02105-00000-000	A2126	26	\$58,166.00
01896-00000-000	A1976	2.8	\$20,640.69
02307-40000-000	A2268	18.4	\$137,842.15
02258-00000-000	A2228	29.53	\$296,944.53
02520-00000-000	A2410	11.78	\$83,216.15
01737-50000-000	A1815	11.37	\$51,656.00
02288-00000-000	A2250	5.97	\$37,450.50
02214-00000-000	A2199	2.21	\$16,288.39
02254-00000-000	A2224	33.54	\$150,224.64
02156-00000-000	A2156	33.4	\$303,473.09
02552-00000-000	A2436	23.65	\$109,902.06
02217-00000-000	A2201	2.07	\$14,537.80
02240-00000-000	A2213	17.75	\$77,601.93
02210-00000-000	A3159	1.0	\$12,402.90

Date of Adoption >> 28 June 2022
 Next Review Date>> 30 June 2023



Annual Implementation Plan – Wild Dog Exclusion Fencing 2022-23

1. LEGISLATIVE AUTHORITY

- *Local Government Act 2009* (Qld) (“**Act**”)
- *Local Government Regulation 2012* (Qld) (“**Regulation**”)

(See **part 3** below for relevant provisions of the Act and Regulation)

2. BACKGROUND

Council adopted the Overall Plan for Wild Dog Exclusion Fencing at its budget meeting on 28 June 2019. Council may at any time, by resolution, amend an overall plan or the annual implementation plan. This document represents the Annual Implementation Plan 2022-23 and is consistent with the amended Overall Plan.

- (a) Over recent years wild dogs have contributed to (along with other factors) reduced confidence in the rural economy of the Council's area.
- (b) Council wishes to facilitate improved confidence in the rural economy of the Council's area and is of the opinion that this can be achieved by facilitating the installation of wild dog exclusion fencing (as more fully described below at **part 4.1**, “**Planned Infrastructure**”) on certain properties within Council's local government area.
- (c) At the Council meeting on 21 February 2019, the following governance matters were brought before Council to meet legislative requirements:
 - (i) Council's wild dog exclusion fence scheme Business Case was presented and adopted;
 - (ii) Council has made a borrowing application to the Department of Local Government Racing & Multicultural Affairs;
 - (iii) Council sought expressions of interest from landholders to identify the properties that would benefit, and when approved, incur a special charge for its wild dog exclusion fence scheme; and
 - (iv) Council ran a procurement process to attract fencing contractors and suppliers for a preferred supplier arrangement.
- (d) Council has investigated the legislative issues in relation to the construction of infrastructure on landholders' properties and the recovery of this cost through the levy of a special charge.
- (e) The Regulation imposes a requirement on Council to publish an “overall plan” which clearly establishes the principles used by Council levying “special rates or charges”.

Round 1 – 01/07/2019 – 30/06/2041

- (f) Round 1 borrowing of \$3.175M has been completed. There has been 100% of materials order under Round 1 and delivered onsite. 75% of landholders have commenced to construct. Some Landholders have several rateable properties involved in Round 1 of the scheme. Council has issued variations of construction time due to rainfalls and flooding that has occurred throughout the Shire and there has been a shortage of fencing contractors/labourers. Another contributing factor is the stress that landholders are feeling as there are still



Annual Implementation Plan – Wild Dog Exclusion Fencing 2022-23

properties that have not received the rainfall that other areas have and are still feeding stock which has left them time poor and unable to construct their fence. The variations are up to 31 December 2022. There has been no sale of properties (change of ownership) under round 1 of the Special Rate Scheme. Six (6) properties have been issued practical completion letters and 14 properties are 75% or more completed. Only 3 properties have not commenced, and this is due to having multiple properties in the scheme. The Round 1 properties are at 63% completed, totalling 246.2km of fencing installed and inspected.

Round 2 – 01/07/2020 – 30/06/2042

- (g) Council intended to borrow up to the remaining \$4.826M in 2020-21 which resulted in borrowings of \$1.511m (excl capitalised interest). Council called for applications and approved the property assessments at its Special Budget meeting on 27 June 2020. In 2021-22 Council commenced performing inspections and monitoring the construction of fences. Under Round 2 of the special rate scheme Council approved 15 properties and have signed agreements totalling 215.72km of exclusion fencing to be constructed. Round 2 is now in the construction phase with 100% of landholders signed up and 100% of materials delivered to site. Council has progressed the sale of one property under the Special Rate Scheme Round 2, which was completed with minimal issues or concerns from the purchaser.

3. POLICY PRINCIPLES

Council has investigated the legislative issues in relation to the construction of infrastructure on landholders' properties and the recovery of this cost through the levy of a special charge:

- (a) Section 94(1)(b)(i) of the Act empowers Council to levy special rates and charges. Section 92(3) of the Act described special rates and charges as follows:

“Special rates and charges are for services, facilities and activities that have a special association with particular land because:

a. the land or its occupiers

i specially benefits from the service, facility or activity; or

ii has or will have special access to the service, facility or activity; or

b. the land is or will be used in a way that specially contributes to the need for the service, facility or activity; or

c. the occupier of the land specially contributes to the need for the service, facility or activity.”

- (b) The Planned Infrastructure will create a 'special benefit' to the land or its occupier and it is on this basis that the special charges will be charged.
- (c) Section 94 of Regulation sets out the procedural requirements which must be followed when a Local government levies a special rate or charge, relevantly:
- (i) by subsection (2), the resolution levying the special charge must;
- (A) identify the rateable land to which the special rate or charge will apply; and
- (B) identify the overall plan for the service, facility or activity to which the special rate or charge will apply.



Annual Implementation Plan – Wild Dog Exclusion Fencing 2022-23

- (ii) by subsection (3), the overall plan must describe the service, facility or activity, identify rateable land to which the rate or charge will apply and state the estimated cost and time of carrying out the overall plan;
 - (iii) by subsection (4), the overall plan must be adopted before, or at the same time, as when the resolution making the special rate or charge is made; and
 - (iv) by subsection (5), where an overall plan is for a period of more than one (1) year, the local government must adopt an annual implementation plan for each year of the life of the overall plan.
- (d) The overall plan must be adopted before, or at the same time as, Council first resolves to levy the special charges.¹
- (e) If an overall plan is for more than 1 year, Council must also adopt an “annual implementation plan” for each year of the overall plan.²
- (f) Council must adopt the annual implementation plan before or at the budget meeting for each year of the period for carrying out the overall plan.³
- (g) Council may at any time, by resolution, amend an overall plan or an annual implementation plan.⁴

4. THE ANNUAL IMPLEMENTATION PLAN

4.1 Planned infrastructure

The Planned Infrastructure:

- (a) includes wild dog exclusion fencing designed and built for the purpose of protecting individual properties or “clusters” of adjoining properties from wild dogs; and
- (b) will be constructed to minimum standards stipulated by Council to appointed contractors providing always that the it must be constructed to withstand local conditions and to be suitable to keep wild dogs out of the properties involved in the project.

4.2 Description of the service, facility or activity

The service, facility or activity provided or facilitated by Council include:

- (a) the borrowing of the necessary funds to implement the project, subject to Treasury approval;
- (b) the purchase of materials and facilitating construction of exclusion fencing that controls pest animals for the rateable land to which the special charge shall apply; and
- (c) Council administering the delivery of the Planned Infrastructure.

¹ Regulation, s94(4).

² Regulation, s94(6).

³ Regulation, s94(8)

⁴ Regulations, s94(9)



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4.3 Documentation

The following documentation is required to implement the special rate scheme:

- (a) Legal agreement with the owners of the Properties (**Landholder Agreement**);
- (b) Legal agreements with owners of land adjoining the Properties (**Adjoining Landholder Deed**); and
- (c) agreements with the successful contractors for the design and construction of the Planned Infrastructure.

4.4 Identification of the rateable land to which the special rates or charges apply

- (a) The relevant rateable land is identified in Schedule A and B (**Properties**).
- (b) The levying of the special charge will commence after participants have had the benefit of 2 years of capitalised interest commencing from the date a Landholder Agreement is signed with each landholder.

Round 1 – 01/07/2019-30/06/2041

- (c) The estimated special charge expected in years 3 to 5 and years 6 to 20 (after being given a 2 year construction window) are as follows:
 - (i) Special Charge Calculation Year 3 to Year 5: \$196,069.13; and
 - (ii) Special Charge Calculation Year 6 to Year 20: \$3,815,215.91

Full details for individual properties for Round 1 are shown at Schedule A.

Round 2 – 01/07/2020-30/06/2042

- (d) The estimated special charge expected in years 3 to 5 and years 6 to 20 (after being given a 2 year construction window) are as follows:
 - (i) Special Charge Calculation Year 3 to Year 5: \$95,780.44; and
 - (ii) Special Charge Calculation Year 6 to Year 20: \$1,827,958.99.
- (e) Full details for individual properties for Round 2 are shown at Schedule B

4.5 Actual cost of carrying out the overall plan

Council had approved borrowings approved up to \$8,540,987 (including capitalised interest). The total estimated cost of carrying out the overall plan therefore being no more than \$8M (excl capitalised interest).

The known cost of Round 1 is \$3.174M (excl capitalised interest)

The estimate cost of carrying out Round 2 was \$4.711M (excl capitalised interest) and resulted in \$1.511m (excl capitalised interest) with a number of landholders withdrawing.



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(please see Schedules A-B for further details).

This figure includes all of the costs associated with administration by Council of the project, borrowing funds from Treasury, the purchase of materials and construction of the Project Infrastructure for the Properties to which the special charge applies.

4.6 Estimated time for carrying out the overall plan

The estimated time for carrying out the Overall Plan is 21 years, concluding 30 June 2041 for Round 1 and 20 years, concluding 30 June 2042 for Round 2; and approval was obtained from the Queensland Treasury Corporation.

The Annual Implementation Plan for the 2022-23 financial year will be Council:

Round 1 – follow up inspections, ensure all variations are finalised and issue certificates of practical completion, the first payment of rates equivalent to interest only was received in the February 2022 levy and will due again in the 2022/23 financial year; and

Round 2 – monitoring progress and inspect works to complete exclusion fencing on each property that is participating in the scheme, issue certificates of practical completion, consider any variations and the first payment of rates equivalent to interest only will be rated in the 2022/23 financial year.

4.7 Special benefit

- (a) The properties will specially benefit from the planned infrastructure. Specifically, the properties will be protected from the migration of wild dogs from other areas as well as allow landowners to cull wild dogs (and potentially other pest animals) within the areas enclosed by planned infrastructure.
- (b) Adjoining landholders to the properties will not directly benefit from the planned infrastructure as it will not provide any wild dog exclusion or control benefits to areas not enclosed by the planned infrastructure.

5. RELATED DOCUMENTS

Revenue Statement 2022-23

Budget 2022-23

Overall Plan for Wild Dog Exclusion Fencing Scheme



Annual Implementation Plan – Wild Dog Exclusion Fencing 2022-23

SCHEDULE A ROUND 1 - 1/07/2019 – 30/06/2041

Old Assessment Number	New Assessment Number	Km	Loan Amount (net)
01896-00000-000	A1976	4.4	\$28,730.21
02388-00000-000	A2314	28.85	\$173,350.59
02398-00000-000	A2320	15.678	\$93,573.15
02617-00000-000	A2488	42.1	\$325,461.63
01885-00000-000	A1962	10.6	\$75,475.80
01839-40000-000	A2558	26.43	\$243,784.07
02323-00000-000	A2278	19.297	\$177,615.34
02650-00000-000	A2521	24.031	\$199,689.50
02149-00000-000	A2153	38.915	\$372,915.04
02513-00000-000	A2405	25.05	\$140,307.64
02492-00000-000	A2389	13.86	\$126,313.23
02471-00000-000	A2377	11.2	\$76,391.51
02410-00000-000	A2330	17	\$121,882.44
02484-50000-000	A2950	10.98	\$99,665.19
02486-00000-000	A2387	31.89	\$294,780.55
02267-00000-000	A2233	32.2	\$274,622.68
01825-00000-000	A1910	14.623	\$125,893.87
01849-00000-000	A1930	8	\$57,064.65
01900-00000-000	A1981	7	\$71,438.76
01854-00000-000	A1935	15.4	\$95,294.36

Date of Adoption >> 28 June 2022
Next Review Date>> 25 June 2023



Annual Implementation Plan – Wild Dog Exclusion Fencing 2022-23

SCHEDULE B ROUND 2 - 1/07/2020 – 30/06/2042

Old Assessment Number	New Assessment Number	Km	Loan Amount (net)
02105-00000-000	A2126	26.00	\$58,166.00
02156-00000-000	A2156	33.40	\$303,473.09
02240-00000-000	A2213	17.75	\$77,601.93
01737-50000-000	A1815	11.37	\$51,656.00
02214-00000-000	A2199	2.21	\$16,288.39
02288-00000-000	A2250	5.97	\$37,450.50
02616-00000-000	A2487	18.08	\$140,848.28
02258-00000-000	A2228	29.53	\$296,944.53
02254-00000-000	A2224	33.54	\$150,224.64
02552-00000-000	A2436	23.65	\$109,902.06
01896-00000-000	A1976	2.80	\$20,640.69
02217-00000-000	A2201	2.07	\$14,537.80
02520-00000-000	A2410	11.78	\$83,216.15
02307-40000-000	A2268	18.40	\$137,842.15
02210-00000-000	A3159	1.00	\$12,402.90