MACRI PARTNERS

Chartered Accountants

PARTNERS
Anthony Macri CA FCPA
Domenic Macri CA CPA
Connie De Felice CA CPA

INDEPENDENT AUDITOR'S REPORT

TO THE COUNCIL OF CITY OF ARMADALE

Report on the Audit of the Statements of Income and Expenditure

Opinion

We have audited the accompanying Statement of Income and Expenditure, (the "Statement") of the **City of Armadale: North Forrestdale Development Contribution Plan** for the year ended 30 June 2026, which is stamped for identification purposes.

In our opinion:

(I) The Statement of Income and Expenditure has been properly drawn up so as to present a true and fair view of the operations of the City of Armadale: North Forrestdale Development Contribution Plan for the year ended 30 June 2026; and

(II) The City of Armadale has administered the funds in accordance with the requirements of the Development Contribution Plan No 03 of the City of Armadale's TPS No 04 as at 30 June 2026.

Basis for Opinion

We conducted our audit in accordance with Australian Auditing Standards. Our responsibilities under those standards are further described in the *Auditor's Responsibilities for the Audit of the Statement of Income and Expenditure* section of our report. We are independent of the City of Armadale in accordance with the auditor independence and ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110: *Code of Ethics for Professional Accountants* (the Code) that are relevant to our audit of the Statements in Australia. We have also fulfilled our other ethical responsibilities in accordance with the Code.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Basis for Accounting and Restriction of Distribution

The Statement has been prepared to assist the Council of City of Armadale to meet the financial reporting requirements under Development Contribution Plan No 03 of the City of Armadale's TPS No 4. As a result, the Statement may not be suitable for another purpose.

Our report is intended solely to the Council of City of Armadale and should not be distributed to or used by parties other than the Council of City of Armadale.

Responsibilities of the Management for the Statement of Income and Expenditure

Management is responsible for the preparation and fair presentation of the Statement and the information contained therein that gives a true and fair view and for such internal controls as management determines is necessary to enable the preparation of the Statement in accordance with the requirements of the Development Contribution Plan No 03 of the City of Armadale's TPS No 04.

INDEPENDENT AUDITOR'S REPORT (Cont'd)

Auditor's Responsibilities for the Audit of the Statement of Income and Expenditure

Our objectives are to obtain reasonable assurance about whether the Statement as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with the Australian Auditing Standards will always detect a material misstatement when it exists.

As part of an audit in accordance with the Australian Auditing Standards, we exercise professional judgement and maintain professional scepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the Statement, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control.

- Evaluate the appropriateness and the reasonableness of accounting estimates and related disclosures made by the management.

- Evaluate the overall presentation of the Statement, including the disclosures, and whether the Statement represents the underlying transactions and events in a manner that achieve fair presentation.

We communicate with management regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

MACRI PARTNERS
CHARTERED ACCOUNTANTS
SUITE 2, 137 BURSWOOD ROAD
BURSWOOD WA 6100

A MACRI
PARTNER

PERTH
DATED THIS 27th DAY OF OCTOBER 2026.

City of Armadale
Development Contribution Plan No.3 - NF
Statement of Income & Expenditure 2025 / 2026

INCOME:		Amount
	Development Cost Contributions	
	Operating Owner Cost Contributions	324,918.40
	Receipting Owner Cost Contributions	(8,994,565.17)
	NF Owner Cash Contributions	8,994,565.17
	Transfers and Adjustments	0.00
	Subtotal	324,918.40
	TOTAL INCOME	324,918.40
EXPENDITURE:		
	Capital Expenditure	
	9e Powerline Reconfiguration	-
	4b Mason Road Upgrade	-
	10b wetland land acquision	2,986,174.85
	8e Sporting and Community Facilities	67,210.05
	Subtotal	3,053,384.90
	Other Expenditure	
	General Works - DCP Administration	246,442.40
	7e Water Monitoring	78,476.00
	Subtotal	324,918.40
	TOTAL EXPENDITURE	3,378,303.30
	Previous Year Balance	32,025,829.47
	Interest Earnings	1,353,093.61
	Transfer to Reserve	8,994,565.17
	Transfer from Reserve	(4,753,137.58)
	Balance Carried Forward	37,620,350.67

Note 1

The above special purpose financial report has been prepared using an accrual basis of accounting and in respect of the Development Contribution Plan No. 3 in Schedule 9 of the City of Armadale's TPS No. 4 for the period 1 July 2025 to 30 June 2026, and in accordance with the requirements of the Development Contribution Plan.

