

CITY OF ARMADALE

AGENDA

OF CORPORATE SERVICES COMMITTEE TO BE HELD IN THE COMMITTEE ROOM, ADMINISTRATION CENTRE, 7 ORCHARD AVENUE, ARMADALE ON TUESDAY, 15 APRIL 2025 AT 7.00PM.

A meal will be served at 6:15 p.m.

OFFICIAL OPENING & ACKNOWLEDGEMENT OF COUNTRY

PRESENT:

Cr S J Mosey (Chair)
Cr S Peter JP (Deputy Chair)
Cr M J Hancock
Cr J Joy JP
Cr L Sargeson
Cr G J Smith
Cr S S Virk

APOLOGIES:

Cr M J Hancock (Leave of Absence)

OBSERVERS:

IN ATTENDANCE:

PUBLIC:

“For details of Councillor Membership on this Committee, please refer to the City’s website – [www.armadale.wa.gov.au/your council/councillors](http://www.armadale.wa.gov.au/your_council/councillors).”

DISCLAIMER

The Disclaimer for protecting Councillors and staff from liability of information and advice given at Committee meetings to be read.

DECLARATION OF MEMBERS' INTERESTS

QUESTION TIME

Public Question Time is allocated for the asking of and responding to questions raised by members of the public.

Minimum time to be provided – 15 minutes (unless not required)

Policy and Management Practice EM 6 – Public Question Time has been adopted by Council to ensure the orderly conduct of Public Question time and a copy of this procedure can be found at <http://www.armadale.wa.gov.au/PolicyManual>

It is also available in the public gallery.

The public's cooperation in this regard will be appreciated.

DEPUTATION

CONFIRMATION OF MINUTES

RECOMMEND

Minutes of the Corporate Services Committee Meeting held on 18 March 2025 be confirmed.

ITEMS REFERRED FROM INFORMATION BULLETIN

Items in Issue No. 5

Progress Report

Progress Report on Contingency, Operational & Strategic Projects

Outstanding Matters & Information Items

Report on Outstanding Matters – Corporate Services Committee

Economic Development

Tourism & Visitor Centre Report

Report of the Common Seal

If any of the items listed above require clarification or a report for a decision of Council, this item to be raised for discussion at this juncture.

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CORPORATE SERVICES COMMITTEE

15 APRIL 2025

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1.1 - LIST OF ACCOUNTS PAID - FEBRUARY 2025

WARD : ALL
FILE No. : M/186/25

DATE : March 2025
REF : MH
RESPONSIBLE : Executive Director
MANAGER : Corporate Services

In Brief:

- The report presents, pursuant to Regulation 13(1), (2) and (3) and 13A (1) and (2) of the *Local Government (Financial Management) Regulations 1996*, the List of Accounts paid for the period 1 February to 28 February 2025 as well as the credit card and fuel card statements for the month of February 2025.

Tabled Items

Nil.

Decision Type

- ☐ **Legislative** The decision relates to general local government legislative functions such as adopting/changing local laws, town planning schemes, rates exemptions, City policies and delegations etc.
- ☒ **Executive** The decision relates to the direction setting and oversight role of Council.
- ☐ **Quasi-judicial** The decision directly affects a person's rights or interests and requires Councillors at the time of making the decision to adhere to the principles of natural justice.

Officer Interest Declaration

Nil.

Strategic Implications

4. Leadership
- 4.3 Financial Sustainability
- 4.3.2 Undertake active financial management to ensure that the annual budget is achieved and any variances are promptly identified and addressed.

Legal Implications

Section 6.10 (d) of the *Local Government Act 1995* refers, ie.

6.10 Financial management regulations

Regulations may provide for —

- (d) *the general management of, and the authorisation of payments out of —*
 - (i) *the municipal fund; and*
 - (ii) *the trust fund, of a local government.*

Regulation 13(1), (2) & (3) and 13A (1) and (2) of the *Local Government (Financial Management) Regulations 1996* refers, ie.

13. *Payments from municipal fund or trust fund by CEO, CEO's duties as to etc.*

- (1) *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 each month showing for each account paid since the last such list was prepared —*
 - (a) *the payee's name;*
 - (b) *the amount of the payment;*
 - (c) *the date of the payment; and*
 - (d) *sufficient information to identify the transaction.*
- (2) *A list of accounts for approval to be paid is to be prepared each month showing -*
 - (a) *for each account which requires council authorization in that month —*
 - (i) *the payee's name; and*
 - (ii) *the amount of the payment; and*
 - (iii) *sufficient information to identify the transaction;*
 - and*
 - (b) *the date of the meeting of the Council to which the list is to be presented.*
- (3) *A list prepared under subregulation (1) or (2) is to be —*
 - (a) *presented to the Council at the next ordinary meeting of the Council after the list is prepared; and*
 - (b) *recorded in the minutes of that meeting.*

13A *Payments by employees via purchasing cards*¹

- (1) *If a local government has authorised an employee to use a credit, debit or other purchasing card, a list of payments made using the card must be prepared each month showing the following for each payment made since the last such list was prepared -*
 - (a) *the payee's name;*
 - (b) *the amount of the payment;*
 - (c) *the date of the payment; and*
 - (d) *sufficient information to identify the payment*
- (2) *A list prepared under subregulation (1) is to be —*
 - (a) *presented to the Council at the next ordinary meeting of the Council after the list is prepared; and*
 - (b) *recorded in the minutes of that meeting.*

¹ [Regulation 13A inserted: SL 2023/106 r. 6.]

Council Policy/Local Law Implications

Nil.

Budget/Financial Implications

All accounts paid have been duly incurred and authorised for payment as per approved payment procedures.

Consultation

Nil.

BACKGROUND

Pursuant to Section 5.42 of the *Local Government Act 1995* (***Delegation of some powers and duties to CEO***), Council has resolved to delegate to the CEO (*Delegation Payment from Municipal and Trust Funds refers*) the exercise of its powers to make payments from the municipal and trust funds.

COMMENT

The List of Accounts paid for the period 1 February to 28 February 2025 is presented as an attachment to this report as well as the credit card statements for the period ended 25 February 2025 and the monthly fuel card statements for the period ended 28 February 2025.

RECOMMEND

That Council note the List of Accounts paid as presented in the attachment to this report and summarised as follows:

Municipal Fund

Accounts paid totaling \$9,505,738.12, including direct debit payments, cheque numbers 451 to 461, transactions 28034 to 28744 and Payrolls dated 2 February and 16 February 2025.

Credit Cards

Accounts paid totalling \$13,168.74 for the period ended 25 February 2025.

Fuel Cards

Accounts paid totalling \$16,542.28 for the month ended 28 February 2025.

ATTACHMENTS

1. [↓](#) Monthly Cheque and Credit Card Report - February 2025
2. [↓](#) Monthly Fuel Card Transactions - Period Ending 28 February 2025

****1.2 - STATEMENT OF FINANCIAL ACTIVITY - FEBRUARY 2025**

WARD : ALL
FILE No. : M/187/25

DATE : March 2025
REF : MH
RESPONSIBLE : Executive Director
MANAGER : Corporate Services

In Brief:

- This report presents the City's Monthly Financial Report for the eighth (8) month period ended 28 February 2025.
- This report recommends accepting the Financial Report for the eighth (8) month period ended 28 February 2025, noting there are reportable actual to budget material variances for the period.

Tabled Items

Nil.

Decision Type

- ☐ **Legislative** The decision relates to general local government legislative functions such as adopting/changing local laws, town planning schemes, rates exemptions, City policies and delegations etc.
- ☒ **Executive** The decision relates to the direction setting and oversight role of Council.
- ☐ **Quasi-judicial** The decision directly affects a person's rights or interests and requires Councillors at the time of making the decision to adhere to the principles of natural justice.

Officer Interest Declaration

Nil.

Strategic Implications

4. Leadership
- 4.3 Financial Sustainability
- 4.3.2 Undertake active financial management to ensure that the annual budget is achieved, and any variances are promptly identified and addressed.

Legal Implications

*Local Government Act 1995 – Part 6 – Division 3 – Reporting on Activities and Finance
Local Government (Financial Management) Regulations – Part 4 – Financial Reports.*

Local Government Act 1995 – s.6.11 Reserve accounts

- (1) Subject to subsection (5), where a local government wishes to set aside money for use for a purpose in a future financial year, it is to establish and maintain a reserve account for each such purpose.*
- (2) Subject to subsection (3), before a local government —*
 - (a) changes* the purpose of a reserve account; or*
 - (b) uses* the money in a reserve account for another purpose, it must give one month's local public notice of the proposed change of purpose or proposed use.*

** Absolute majority required.*
- (3) A local government is not required to give local public notice under subsection (2) -*
 - (a) where the change of purpose or of proposed use of money has been disclosed in the annual budget of the local government for that financial year; or*
 - (b) in such other circumstances as are prescribed.*
- (4) A change of purpose of, or use of money in, a reserve account is to be disclosed in the annual financial report for the year in which the change occurs.*
- (5) Regulations may prescribe the circumstances and the manner in which a local government may set aside money for use for a purpose in a future financial year without the requirement to establish and maintain a reserve account.*

Council Policy/Local Law Implications

Nil.

Budget/Financial Implications

The Statement of Financial Activity, as presented, refers and explains.

Consultation

Nil.

BACKGROUND

A local government is required to prepare a statement of financial activity reporting on the revenue and expenditure as set out in the annual budget for that month. The details in the statement are those as prescribed and the statement is to be reported to Council.

COMMENTS

Presented as an attachment this month, is the eighth monthly financial statement for the new financial year (presented in nature and type format) prepared from information posted in the OneCouncil system.

For the purposes of reporting other material variances from the Statement of Financial Activity, the following indicators, as resolved by Council, have been applied.

Revenue

Material variances are identified where, for the period being reported, the actual varies to the budget by an amount of (+) or (-) \$100,000 and in these instances an explanatory comment has been provided.

Expense

Material variances are identified where, for the period being reported, the actual varies to the budget by an amount of (+) or (-) \$100,000 and in these instances an explanatory comment has been provided.

For the purposes of explaining each Material Variance, a three part approach has been taken.

The parts are:

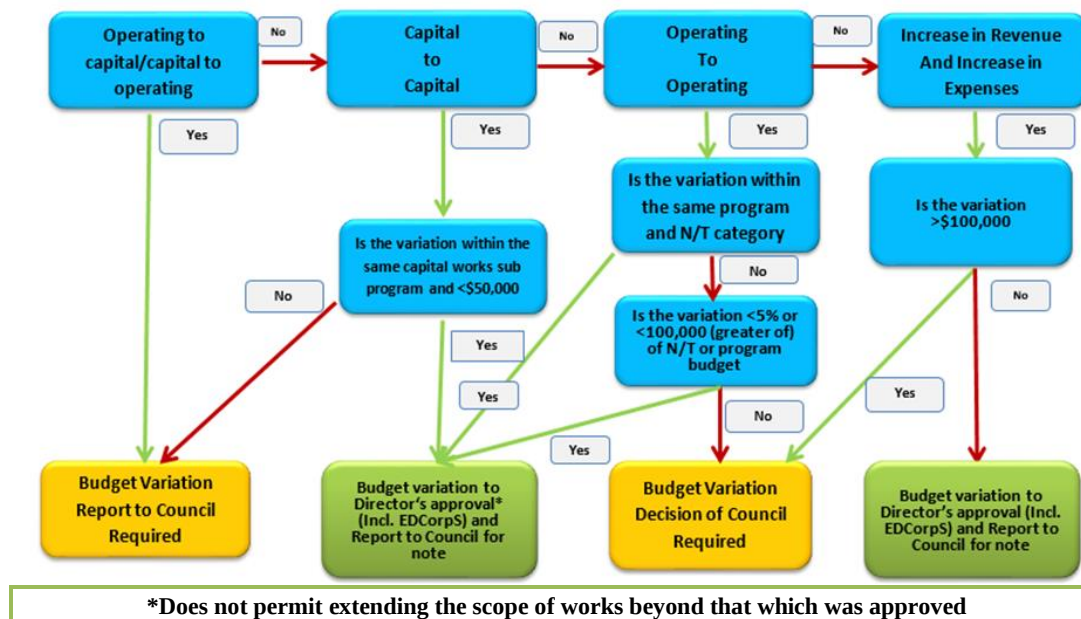
1. **Period Variation**
Relates specifically to the value of the Variance between the Budget and Actual figures for the period of the report.
2. **Primary Reason**
Explains the primary reasons for the period Variance. As the report is aimed at a higher level analysis, minor contributing factors are not reported.
3. **Budget Impact**
Forecasts the likely dollar impact on the Annual Budget position. It is important to note that figures in this part are 'indicative only' at the time of reporting, for circumstances may subsequently change.

At the 24 June 2024 Ordinary Meeting, Council adopted the Budget Variations Process Map which kept the Capital variation at \$50,000 and the Operating to Operating variation at \$100,000 to align with the overall adopted material variation threshold. Budget variations are presented to Council for authorisation by 'Absolute Majority' in circumstances where a forecast variation requires a movement from:

- Operating to Capital.
- Capital to Capital over \$50,000.
- Capital to Operating.
- Operating to Operating for amounts greater than 5% or \$100,000 (whichever is greater).



Budget Variation Process Map



The June 2024 decision of Council also permitted the Chief Executive Officer to amend a grant funded capital works budget, if there was a corresponding increase in the grant funding.

The Chief Executive Officer is authorised to approve amendments to capital budgets that are fully funded by external sources and that require an increase cost, commensurate with an increase in funding, but do not necessarily change scope. This caters for circumstances where Developer Contribution Works (which are pre-approved by Council) can be varied in terms of timing of delivery, if required.

DETAILS

Presented as an attachment is the Monthly Statement of Financial Activity for the eighth (8) month period ended 28 February 2025. The Monthly Statements are based on the model statements provided to the sector, which have been developed by Moore Australia, in conjunction with the Department of Local Government, Sport and Cultural Industries.

Capital Program Update

Included in the monthly report as an attachment is the list of the capital program as at the end for February 2025. Attachments are provided separately for projects above \$250K and projects under \$250K. At the end of January, actual spend plus commitments totalled \$12.6M.

	Budget (incl C/Fwds)	Actuals (Feb 2025)	Commitments (Feb 2025)	Total (Spend plus commitments)
Under \$250k	\$7,631,000	\$2,597,688	\$685,895	\$3,283,583
Over \$250K	\$46,123,000	\$4,499,075	\$4,854,081	\$9,353,156
Total	\$53,754,000	\$7,096,763	\$5,539,976	\$12,636,739

Noteable Variations

The variations noted in the Attachment – *Statement of Financial Activity* present the February YTD Budget and Actuals. The preparation of the February Monthly Financial Statements also coincides with the preparation of the Budget Review, which was submitted to and decided by Council at the Ordinary Meeting in March. As such, an additional column has been listed in this edition of the Financial Statements to indicate the Budget as amended in March.

Commentary on the variations for YTD to February was detailed in the Budget Review report.

Rates Debtors

Outstanding rate debtors over one year, greater than \$250 outstanding and without any form of payment arrangement is summarised below.

Feb-25		Non Pensioner							
		One Year		Two Years		Three + Years		TOTAL	
		#	\$	#	\$	#	\$	#	\$
ALL	Year One	420	560,904	150	342,945	176	519,516	746	1,423,365
ALL	Year Two				196,228		338,333		534,561
ALL	Year Three						0		0
TOTAL		420	560,904	150	539,173	176	857,849	746	1,957,926

Change from last month -39 -\$90,266 -34 -\$147,970 -40 -\$340,878 -113 -\$579,114

YTD Change -1,021 -\$1,699,317 -203 -\$1,038,496 -163 -\$1,303,879 -1,387 -\$4,041,692

Another strong collection month in February has seen a further \$579k collected from debtors who are currently not on payment arrangements. \$4m has now been collected since July 1 and the focus remains on collection of these before the next rates strike in July.

A separate report in this agenda on the actions recommended for the oldest and largest of these debts is provided.

Sundry Debtors

The total of Sundry Debtors 120+days has remained the same at \$0.84M. The breakdown for the 120 day plus category is:

- \$676K is with Fines Enforcement Registry for collection
- \$36K relate to Waste commercial customers which is currently under review
- A further \$47K relate to Planning and Building debtors, which should be collected
- A number of community organisations make up the balance.

RECOMMEND

That Council:

- 1. Pursuant to Regulation 34 of the *Local Government (Financial Management) Regulations 1996* accept the Statement of Financial Activity for the eighth (8) month period ended 28 February 2025.**
- 2. Note that there are reportable actual to budget material variances for the year-to-date period ending 28 February 2025.**
- 3. Note the \$312.32 small rates debts written off under Delegation 1.1.22 and Sub Delegation 1.2.22.**

ABSOLUTE MAJORITY RESOLUTION REQUIRED

ATTACHMENTS

1. [↓](#) Monthly Financial Report - February 2025
2. [↓](#) Capital Program Update - February 2025 (\$250k plus)
3. [↓](#) Capital Program Update - February 2025 (\$250k and under)
4. [↓](#) Small Balance Write Off - Rates - February 2025

1.3 - NOTICE OF INTENTION TO IMPOSE DIFFERENTIAL RATES 2025

WARD : ALL
FILE No. : M/184/25
DATE : 13 March 2025
REF : MH
RESPONSIBLE MANAGER : Executive Director
Corporate Services

In Brief:

- The report presents the draft Statement of Rating Objects and Reasons, including the proposed General, Differential and Specified Area Rates.
- The proposed rates were originally formulated on the LTFP adopted by Council in February, and more recently after a review of the latest Local Government Cost Index (released December 2024).
- A Councillor workshop held in April informed Councillors of the current Rating Strategy and matters for consideration.
- The Report recommendation is to give local public notice (21 days) of Council's intention to impose differential rates in the gross rental value area of the district, based on a 3.6% increase and balanced budget, seeking comments on the information contained in the Statement of Rating Objects and Reasons.

Tabled Items

Nil.

Decision Type

☒ **Legislative**

The decision relates to general local government legislative functions such as adopting/changing local laws, town planning schemes, rates exemptions, City policies and delegations etc.

☐ **Executive**

The decision relates to the direction setting and oversight role of Council.

☐ **Quasi-judicial**

The decision directly affects a person's rights or interests and requires Councillors at the time of making the decision to adhere to the principles of natural justice.

Officer Interest Declaration

Nil.

Strategic Implications

This Report is informed by:

- The Long Term Financial Plan (LTFP) adopted in February 2025
- The Strategic Community Plan 2020-2030 and the FY24 to FY27 Corporate Business Plan.

Legal Implications

6.32. Rates and service charges

- (1) *When adopting the annual budget, a local government —*
 - (a) *in order to make up the budget deficiency, is to impose* a general rate on rateable land within its district, which rate may be imposed either —*
 - (i) *uniformly; or*
 - (ii) *differentially;*
 - (b) *may impose* on rateable land within its district —*
 - (i) *a minimum payment;*

** Absolute majority required.*
- (2) *Where a local government resolves to impose a rate it is required to —*
 - (a) *set a rate which is expressed as a rate in the dollar of the gross rental value of rateable land within its district to be rated on gross rental value; and*
 - (b) *set a rate which is expressed as a rate in the dollar of the unimproved value of rateable land within its district to be rated on unimproved value.*

6.33. Differential general rates

- (1) *A local government may impose differential general rates according to any, or a combination, of the following characteristics —*
 - (a) *the purpose for which the land is zoned, whether or not under a local planning scheme in force under the Planning and Development Act 2005;*
 - (b) *a purpose for which the land is held or used as determined by the local government;*
 - (c) *whether or not the land is vacant land; or*
 - (d) *any other characteristic or combination of characteristics prescribed.*
- (3) *In imposing a differential general rate a local government is not to, without the approval of the Minister, impose a differential general rate which is more than twice the lowest differential general rate imposed by it.*

6.35. Minimum payment

- (1) *Subject to this section, a local government may impose on any rateable land in its district a minimum payment which is greater than the general rate which would otherwise be payable on that land.*
- (2) *A minimum payment is to be a general minimum but, subject to subsection (3), a lesser minimum may be imposed in respect of any portion of the district.*
- (3) *In applying subsection (2) the local government is to ensure the general minimum is imposed on not less than —*

- (a) 50% of the total number of separately rated properties in the district; or
 - (b) 50% of the number of properties in each category referred to in subsection (6), on which a minimum payment is imposed.
- (4) A minimum payment is not to be imposed on more than the prescribed percentage of —
 - (a) the number of separately rated properties in the district; or
 - (b) the number of properties in each category referred to in subsection (6), unless the general minimum does not exceed the prescribed amount.
- (5) If a local government imposes a differential general rate on any land on the basis that the land is vacant land it may, with the approval of the Minister, impose a minimum payment in a manner that does not comply with subsections (2), (3) and (4) for that land.
- (6) For the purposes of this section a minimum payment is to be applied separately, in accordance with the principles set forth in subsections (2), (3) and (4) in respect of each of the following categories —
 - (a) to land rated on gross rental value;
 - (b) to land rated on unimproved value; and
 - (c) to each differential rating category where a differential general rate is imposed.

6.36. Local government to give notice of certain rates

- (1) Before imposing any differential general rates or a minimum payment applying to a differential rate category under section 6.35(6)(c) a local government is to give local public notice of its intention to do so.
- (3) A notice referred to in subsection (1) —
 - (a) may be published within the period of 2 months preceding the commencement of the financial year to which the proposed rates are to apply on the basis of the local government's estimate of the budget deficiency;
 - (b) is to contain —
 - (i) details of each rate or minimum payment the local government intends to impose;
 - (ii) an invitation for submissions to be made by an elector or a ratepayer in respect of the proposed rate or minimum payment and any related matters within 21 days (or such longer period as is specified in the notice) of the notice; and
 - (iii) any further information in relation to the matters specified in subparagraphs (i) and (ii) which may be prescribed;
 - and
 - (c) is to advise electors and ratepayers of the time and place where a document describing the objects of, and reasons for, each proposed rate and minimum payment may be inspected.
- (4) The local government is required to consider any submissions received before imposing the proposed rate or minimum payment with or without modification.

Council Policy/Local Law Implications

Nil.

Budget/Financial Implications

In this report, rate revenue is indexed by 3.6%, based on the projected Local Government Cost Index (LGCI) for FY25.

The total rate revenue for general rates is projected to be \$93.2M, plus \$1.3M in interim rates, a total of \$94.5M in general rate revenue.

Coupled with grants, contributions, fees and charges, the rate revenue contributes to the City's total budget, enabling the delivery of City services, the provision of community facilities, the undertaking of capital works projects, the repayment of debt and transfers to cash reserves for future asset renewal and new projects.

The proposed differential rates, the subject of this report have been prepared following the rates workshop which looked at the impact of indexing. The calculation of the projected rate revenue on which the differential rates are based:

1. factors in an estimate of +800 new rateable properties in the developing areas of the City; and
2. applies an index of 3.6%, reflecting the FY25 forecast of the Local Government Cost Index (LGCI) issued by the West Australian Local Government Association in December 2024. The LGCI, including the components is discussed later in this report.

Consistent with the LGCI, the components of this index have been applied to the same components in the latest version of the LTFP to inform, the draft FY26 budget.

Higher than expected Gross Rental Value (GRV) in new commercial and industrial developments have yielded a further \$1.5M in growth revenue than that which is provided in the LTFP. The Council's Financial and Rating Strategies guide the allocation of growth funds to growing services and facilities in developing areas. This year, the growth revenue has been allocated to a number of service areas across the City to keep pace with the increased need for those services.

Consultation

- Councillors and Officers
- This report proposes that public submissions be sought on the proposed rates set out in the Statement of Rating Objects and Reasons.

BACKGROUND

Rate revenue constitutes around 62% of the City's total operating revenue of \$149M. Forecast to be \$94.5M in FY26, rate revenue enables the City to provide a range of services and facilities to the Community.

Last year, Council determined a rate increase of 3.9% based on the forecast LGCI. The actual LGCI finished the year at 3.6%.

Rating Strategy

The rating strategy adopted by Council takes into account a number of factors including equity, efficiency, capacity to pay and the benefit derived. These factors are articulated in the City's LTFP as guiding principles for deciding on the provision of services, the level of fees and charges, the extent of borrowings and cash reserves and the level of rates.

Key elements of the City's current rating strategy are:

- 1) **Differential Rating** – apply differential rating to reflect the cost/benefit of services provided to rating groups. For example, a high rate is charged to commercial properties, reflecting a higher level of amenity services in the metropolitan and district centres. (Beneficiary Principle)
- 2) **Specified Area Rates** – a specified rate is applied to fund a higher level of service in certain areas. (Beneficiary Principle)
- 3) **Diversified non-residential land use** – Facilitating economic development for land uses that are commercial, or industrial in nature, or otherwise generates economic activity, and contributes direct or indirectly towards rates. This lessens the burden on residential ratepayers to fund City services and infrastructure, which is utilised by residents, commercial, industrial entities and visitors. (Beneficiary and Affordability Principle)
- 4) **Rates growth** – Rates growth (new rateable properties in developing areas) is separately identified to ensure the rate growth revenue derived is applied to the increase in cost of providing City services and facilities to growing communities in the developing areas (Beneficiary, Reasonableness, Fairness principles)
- 5) **Level of Rates** – Council is provided with comparative information on the level of rates between suburbs and also in comparison with other Local Governments to assess the reasonableness of the rating effort. (Affordability, Reasonableness and Fairness principles)
- 6) **Level of Service** – The nature and level of service is considered in strategy, planning and budget documentation (Reasonableness)
- 7) **Fees and Charges** – Fees and charges are reviewed with respect to the Beneficiary and Affordability principle. (Beneficiary and Affordability principles)
- 8) **Other funding sources** – certain services are provided through grants and contributions, with the City allocating only a set portion of rates. (Reasonableness, Uniqueness, Efficiency, Affordability and Fairness principles)

- 9) **Rates as a portion of total operating revenue** – Council is provided with an indicator of the reliance on rates to fund services contrasted with other funding sources including grants, fees and charges. This portion is benchmarked with other local governments and ensures there is not an over-reliance on rates and conversely and under-reliance on the other funding sources. (Affordability, Beneficiary and Fairness principles)
- 10) **Cost indexing** – Council has generally adopted the approach of increasing rates in accordance with the Local Government Cost Index, or reviewing services to reduce service costs and level of rates, where a lower-than-LGCI approach is taken. (Reasonableness and Fairness principles)
- 11) **Cash Reserves** – a portion of rates raised are set aside in future works reserves to reflect consumption of the asset/facilities now and ensure the City has sufficient funds to renew the asset when required (Beneficiary and Fairness/Intergeneration Equity principles).

Rating Effort and the Level of Rates

The “rating effort”, described as the level of rates required to provide a Local Government’s range of services after deducting all other revenue streams, is a function of both the characteristics of a Local Government district and the level and range of services a Local Government provides.

In the first instance, the range of services provided, the level of service and the user pays policies will generate a funding requirement, to be supplemented by rates. However, rates are also affected by the Local Government area itself – its urban density and the proportion of residential properties to commercial and industrial properties. Put simply, if a district has a higher density or a greater proportion of commercial or industrial development, then the average residential rates will be lower.

In Armadale’s case, certain areas of the district are still developing, and the City does not have the benefit of the urban density and commercial/industrial development that are a feature in other Metropolitan Local Government districts, which assist to keep the residential rate lower. Cognisant of this fact, Council has been informed, through benchmarking against other medium to large Local Government districts of the comparative level of rates, which helps Council to form a view on the reasonableness of the required rate revenue.

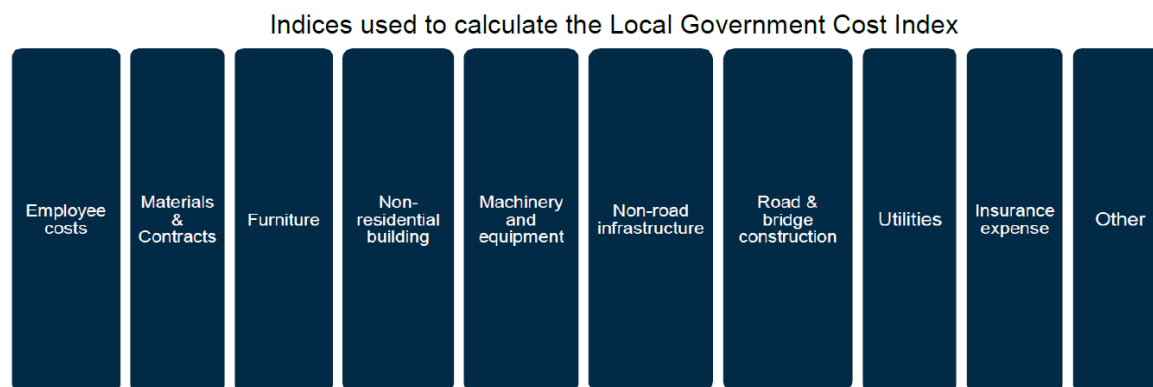
As development progresses, and in particular future commercial and industrial developments, it is likely that Council will have the ability to reduce the level of residential rates.

DETAILS OF PROPOSAL

Local Government Cost Index

The Local Government Cost Index (LGCI) is the City's "CPI" indicator. Provided by WALGA, it provides an indication of those changes in the WA economy that relate more closely to the functions of Local Government and has been used as a guide to inform Council decisions on rate and cost increases.

The LGCI is calculated on the weighted average of a number of component indices, published by the Australian Bureau of Statistics and forecast by State Treasury.



In its Economic Briefing, WALGA provides:

- a) The Actual LGCI (previous year)
- b) The Projected² LGCI (current year)
- c) The Forecast LGCI (future year).

Local Government Cost Index Table (issued December 2024)

LGCI Table

Component	Weighting	2022-23 (actual)	2023-24 (actual)	2024-25 (forecast)	2025-26 (forecast)	2026-27 (forecast)
Employee costs	35%	4.2	4.2	3.8	3.5	3.0
Materials and contracts	28%	4.3	3.2	4.0	3.8	3.5
Furniture	1%	5.8	4.7	3.7	3.5	3.2
Non-residential building	5%	1.0	4.6	3.5	3.0	2.3
Machinery and Equipment	5%	11.5	2.0	4.0	2.5	1.4
Non-road infrastructure	9%	3.3	3.2	2.8	2.7	2.6
Road and bridge construction	10%	3.8	2.1	2.8	2.7	2.8
Utilities	3%	2.5	2.5	3.0	3.0	3.0
Insurance	1%	12.4	13.1	8.6	6.0	4.0
Other	3%	6.2	4.6	3.5	3.0	2.8
LGCI	100%	4.4	3.6	3.6	3.3	3.0

Council has generally taken into account the projected LGCI for the current year (ie. FY25), mindful of the forecast (future years) LGCI, when deciding on rate increases. This is projected to be **3.6%** at the end of FY25.

In 2022 and 2023, the variability between WALGA's projected and forecast was significant due to the economic factors at the time. More recently, the variance has lessened albeit there remains uncertainty in the global economic outlook.

Council adopted a 3.9% increase for FY25 based on WALGA's projections at the time. The actual LGCI for FY24 finished the year at 3.6%³.

² Projected LGCI is differentiated from Forecast LGCI as it is calculated in part on actual economic data issued by the ABS each quarter, whilst forecast LGCI is based entirely on economic predictions. WALGA uses the term forecast for both "projected" and "forecast".

³ Confirmed in October 2024 with the release of economic data for the end of June 2024.

The Long Term Financial Plan

The Long Term Financial Plan, prepared in 2024 and adopted in February 2025 sets the basis for the preparation of the draft FY26 Annual Budget (FY26 Budget). The FY26 Budget continues City services at the same levels of service, and funded capital investment in asset renewal and new facilities utilizing borrowings, cash reserves and a fixed amount of Municipal funds. The LTFP also factored in growth in new rateable properties of 800, equating to \$1.5M, allocating those funds to growing services in developing areas and setting aside funds for future asset renewal of ‘gifted assets’ from new development.

Guided by the Budget Principles and Financial Strategies, Council was satisfied that the provision of services, the level of capital investment, and the extent of borrowings and cash reserves in the LTFP was both reasonable and sustainable.

Strategic Considerations

Council has set out a number of key objectives in the Strategic Community Plan and Corporate Business Plan that will deliver significant benefits to the community. The Long-Term Financial Plan has built capacity to deliver on these objectives, in a sustainable and balanced approach.

Noting that not all key projects were able to be catered for in the medium term, Council has decided on the priorities for the next four years. There remains a number of projects related to the City’s strategic objectives, which are yet to be funded. These include but are not limited to:

- Civic Precinct Projects
- The Armadale Regional Recreation Reserve Stages 2 onwards, which includes development of ovals and playing fields
- The Armadale and Kelmscott Public Realm projects
- Viaduct Projects outside of the Central Park project
- Other City Centre Investment Framework projects

If the Council is to maintain the financial capacity to deliver on strategic objectives and community outcomes, then it will be important to consider the impacts of Council’s strategic financial decisions over the medium to long term. The financial strategies and indicators set out in the Long Term Financial Plan provide Council with this insight, and the ability to maintain the strategic direction. The Rating Strategy ensures that the funding from rates is fair and reasonable. Decisions on the levels of rates for example should be discussed in conjunction with the Long-Term Financial Plan, and with strategic objectives and risk in mind.

Risk title	Risk Description
Operational impacts	The operating impacts of the Capital Investment requires a greater portion of Municipal funds to operate the service, maintain and renew the assets
Opportunity costs	Limited financial resources are invested in current projects, restricting available funds over the medium term for other projects in development. Investment is not optimised. A lower community value is returned on the investment.
Capacity to deliver	The timing and scheduling of the program is beyond the organisation's capacity to deliver. Projects are delayed, grant funding is jeopardised, costs escalate through project overruns.
Reputational risks (community/grant funding bodies)	Expectations of Grant Funding bodies and/or the community are not met due to delays in delivery of the program.
Economic risks	Cost escalations jeopardise service and project delivery; market supply issues delay project delivery, adding to costs.
Political risks	The City does not maximise the potential to secure grant funding from other tiers of government. Grant funding opportunities are foregone.

A final point for Council to consider is that historically, Armadale has general increased rates on or around the LGCI. It has, through prudent financial planning and budget management, avoided the 'rate shock' that has occurred in other Local Government's where rates have not necessarily kept pace with changing community expectations, inflationary costs and a higher provision of services, facilities and assets.

Growth

At the beginning of FY25 (ie. 1 July 2024), the City had 40,662 GRV rateable properties. During the year to early March 2025, a total of 1,033 (+2.6%) new rateable properties were added, through the creation of new lots.

Growth in the total GRV across the City over the period has been \$23.8M, or 2.5%. Note that this is the total number of properties as at 15 March 2025, and interim rates will continue to be processed for the next two months. Therefore an additional provision of 100 properties has been included which increases the total to 1,133 for the financial year.

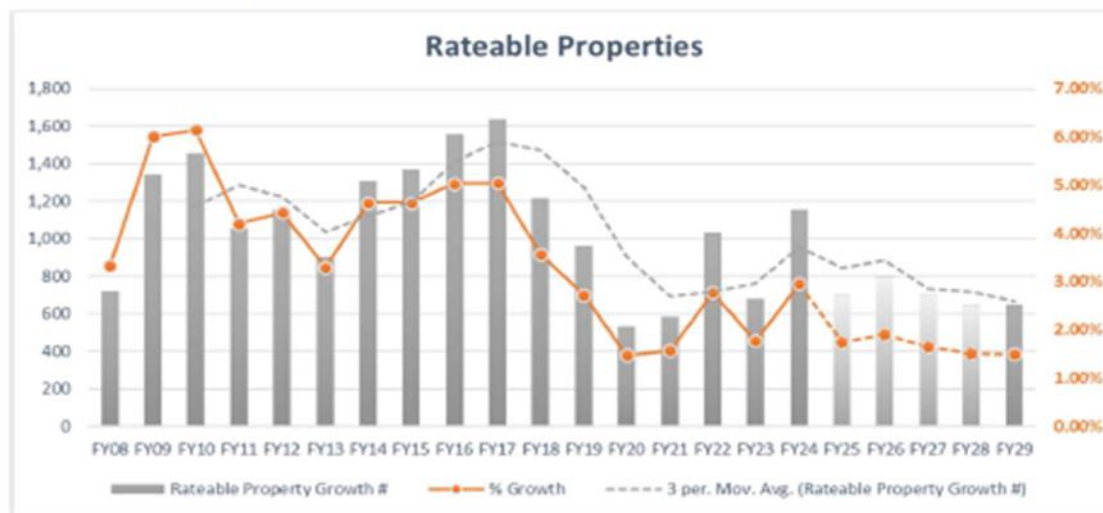
Of interest is the increase in the GRV and thus rates attributed to the growth properties. At an average of \$2,091 for residential and \$22,629 for commercial/industrial, it is significantly higher than the assumed average rate for growth properties in the LTFP. This has resulted in an additional \$1.5M for the commencement of FY26. A cautionary note however that this result is above the usual trend and reflects a number of large commercial/industrial developments being completed during the year. Consistent with the Financial and Rating Strategies, it is recommended that these funds be allocated to growing City Services and Facilities as a result of urban development.

The chart below illustrates property growth within the City.

Rateable Property Growth (GRV)	# Rateable Properties	Gross Rental Valuation \$'000	Rate Yield Annualised \$'000	Avg Rates Per Prop \$
Beginning of Year	40,538	844,603	86,328	2,130
Additions during the Year *	1,133	27,023	4,065	3,588
End of Year	41,671	871,626	90,392	2,172

*** Additions**

Vacant & Residential	1,078	26,508	3,990	2193
Business Improved	55	615	75	22629
	1,133	27,123	4,065	



COMMENT

This report proposes that Council invite submissions to be made by an elector or a ratepayer in respect of the proposed rate or minimum payment and any related matters in accordance with s6.36 of the *Local Government Act 1995* (the Act), for properties rated on a Gross Rental Valuation (GRV) basis.

These properties are differentiated on:

- Whether or not the land is vacant land (section 6.33(1)(c) of the Act refers), and
- The purpose for which land is zoned under the planning schemes in use within the district (section 6.33(1)(a) of the Act refers).

It is proposed that the three (3) differential rate categories that applied in the 2024/25 year be applied in the 2025/26 year, ie.

- **Category 1 – Vacant Land:** all vacant land
- **Category 2 – Residential Improved:** all improved land that is NOT zoned for business purposes (i.e. primarily residential land)
- **Category 3 – Business Improved:** all improved land that is zoned (pursuant to the City's Town Planning Scheme No.4, the Armadale Redevelopment Scheme 2004 and the Wungong Urban Water Redevelopment Scheme 2007) for business purposes.

The *Draft 2025/26 Statement of Rating Objects and Reasons*, the subject of this report is presented as an attachment. The document explains the Council's rating strategy and approach and proposes differential rates be imposed as follows based on a **3.6% increase**:

Differential Rate Category	Rate in the \$ (cents)	Minimum Rate
1. Vacant Land	15.6916c	\$1,265
2. Residential Improved	10.1225c	\$1,460
3. Business Improved	10.5632c	\$1,698

Note that growth in rateable properties (in FY25) accounts for +\$4.1M, and the 3.9% index (in FY25) accounts for around +\$3.3M (refer table below).

2024/2025 Financial Year Actual	
1 July 2024	\$87.1M
Plus YTD growth in rateable properties of 1033 (annualised) ⁴	\$3.9M
Plus Provision for 100 additional growth in rateable properties by year end (annualised)	\$0.2M
30 June 2025 End of Year Forecast	\$91.2M⁵
2025/2026 Financial Year Budget	
1 July 2025 (before increase)	\$91.2M
Plus Rates Increase for LGCI of 3.6%	\$3.3M
1 July 2025 (after increase)	\$94.5M
TOTAL Rate Revenue	\$94.5M⁶

Specified Area Rates

Specified Area Rates enable the enhancement of the general amenity of an area by way of increased service levels in ways like litter control, verge and streetscape maintenance, verge mowing etc.

The authority to impose specified area rates is set out in section 6.37 of the *Local Government Act 1995*. This section requires that the money raised from a SAR be used for the purpose for which the rate was imposed, with any residual amount remaining being placed in a reserve for that same purpose. If an amount is not used, a refund or credit must be made.

⁴ The LTFP anticipated \$1.4M growth in rate revenue from new rateable properties

⁵ Includes the interim rate budget, provisioned each year at \$1.1M

⁶ Includes the interim rate budget, provisioned each year at \$1.1M

The City has two categories of SARs – Townscape and Residential. Within those categories fall the following SARs localities:

The Townscape Amenity Service business/commercial areas:

- Specified Area A – Armadale Town Centre
- Specified Area B – Kelmscott Town Centre
- Specified Area C – Kelmscott Industrial Area
- Specified Area D - South Armadale Industrial Area.

The Residential Amenity Service:

- Specified Area F – North Forrestdale (Harrisdale and Piara Waters)
- Specified Area G – Champion Lakes.

For FY26, SARs costs have been indexed by 3.6% representing the estimated general increase in Local Government costs over the course of 2024/25.

Vacant Land Minimum Rates

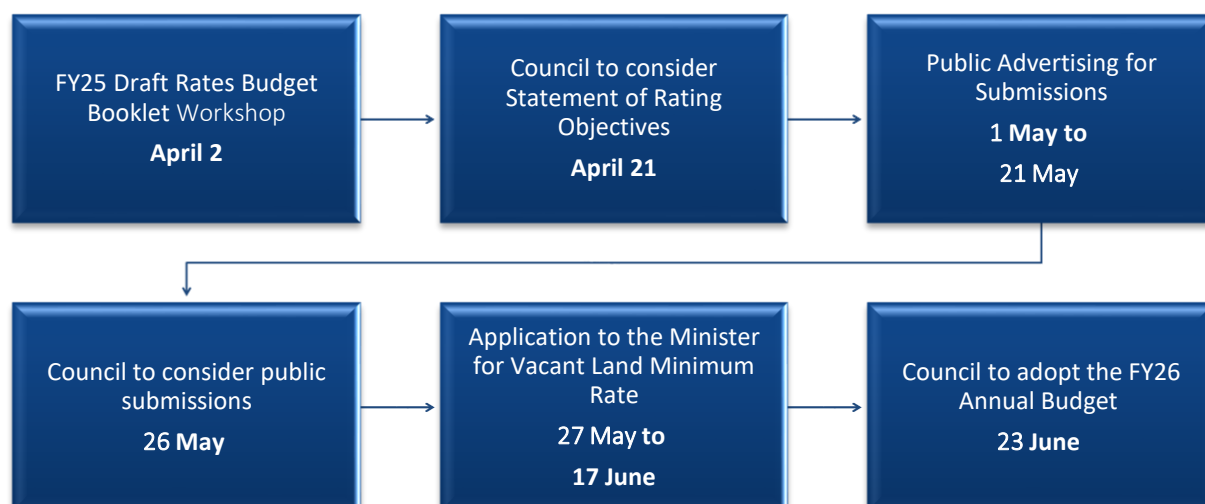
Due to continuing residential growth, the number of small to medium vacant lots on minimum rates has decreased to 1,812. This represents 51% of the total vacant lot properties, which means the Minister's approval will be required for imposing the Vacant Land differential rate.

Process

Establishing the required rate revenue for FY26 has been undertaken through a review of the Corporate Business Plan, City services and the LTFP scenarios and indexing, culminating in the production of the draft Rates Budget.

The imposition of differential rates follows a statutory process that involves the opportunity for the public to make submissions on the proposed rates, and in the case of the Vacant Land minimum rate, the approval of the Minister for Local Government.

A decision of Council in April will enable the Statement of Rating Objects and Reasons to be publicly advertised, concluding around late May. Council will consider submissions (if any) in May, before lodging an application to the Minister to impose the Vacant Land differential rate. The process concludes late June with the adoption of the annual budget.



Further Matters

Other matters pertaining to the proposed differential rates process to note include:

- Giving local public notice of the proposed differential rates does not prevent Council from subsequently imposing rates that differ from those advertised, however should that occur, there is understandably a legislative requirement upon Council to explain in the annual budget document and the rating information accompanying the rates notice, the reasons for the change.
- Local public notice of the proposed differential rates is planned to appear in the West Australian and the Examiner on Thursday 1 May 2025.
- Electors and ratepayers will have until 5pm on **Wednesday, 21 May 2025** to make written submission on the proposed rates.

CONCLUSION

Based upon the considerations and findings of the Councillor Workshop, the information presented in this Report and the attached *Statement of Rating Objects and Reasons*, it is recommended that Council invite public submissions on the following proposed differential rates which is an increase of 3.6% in order to match the expected LGCI general increase:

Differential Rate Category	Rate in the \$ (cents)	Minimum Rate
1. Vacant Land	15.6916c	\$1,265
2. Residential Improved	10.1225c	\$1,460
3. Business Improved	10.5632c	\$1,698

RECOMMEND

That Council:

1. Endorse the rating strategy, objects and reasons for each differential rating category and each minimum payment contained in the attachment to this report.
2. Pursuant to section 6.36 of the *Local Government Act 1995*, agree to provide local public notice of its intention to impose differential rates and minimum payments for the 2025/26 financial year (FY26) in accordance with the attached *Statement of Rating Objects and Reasons*, and as outlined below:

Differential Rate Category	Rate in the \$ (cents)	Minimum Rate
1. Vacant Land	15.6916c	\$1,265
2. Residential Improved	10.1225c	\$1,460
3. Business Improved	10.5632c	\$1,698

3. Prepare the draft FY26 budget with the revised cost indices outlined in this report, and an increase the project contingencies budget to balance the draft FY26 budget set out in the Statement of Financial Activity, and for further consideration by Council.

ATTACHMENTS

1. [↓](#) Draft Statement of Rating Objects and Reasons FY25-26

2.1 - DLGSC DISCUSSION PAPER - LOCAL GOVERNMENT REFORMS

WARD : ALL
FILE No. : M/43/25
DATE : 21 January 2025
REF : DB/MBL
RESPONSIBLE MANAGER : Head of City Legal

In Brief:

- On 18 December 2024 the Department of Local Government, Sport and Cultural Industries released a discussion paper to the sector proposing regulatory amendments around CEO Key Performance Indicators and online registers to be published.
- Recommend that Council provide a response to the discussion paper, as presented in this report.

Tabled Items

Nil.

Decision Type

- ☐ **Legislative** The decision relates to general local government legislative functions such as adopting/changing local laws, town planning schemes, rates exemptions, City policies and delegations etc.
- ☒ **Executive** The decision relates to the direction setting and oversight role of Council.
- ☐ **Quasi-judicial** The decision directly affects a person's rights or interests and requires Councillors at the time of making the decision to adhere to the principles of natural justice.

Officer Interest Declaration

Nil.

Strategic Implications

The City's Strategic Community Plan 2020 – 2030 contains the following relevant aspirations:

Aspiration 4 – Leadership

Outcome 4.1: Strategic Leadership and Effective Management

The recommendation of the report supports Council's objectives expressed in the Aspirations of the Strategic Community Plan.

Legal Implications

The discussion paper proposes amendments to the *Local Government (Administration) Regulations 1996*. If brought into effect, the proposals will result in more legislative compliance tasks for local governments.

Council Policy/Local Law Implications

Nil.

Budget/Financial Implications

Generally none, however officer time will be required to establish new business processes and registers of the kind contemplated by the discussion paper.

Consultation

- Executive Leadership Team.

BACKGROUND

On 18 May 2023 Assent was given to the *Local Government Amendment Act 2023* (Amendment Act), with substantial portions of the Amendment Act coming into effect on days that are yet to be proclaimed.

Numerous parts of the Amendment Act have come into effect already, examples being electoral reforms and other reforms relating to roles and responsibilities of council members and Chief Executive Officers.

The Amendment Act also contained heads of power in the *Local Government Act 1995* that have not yet come into effect, relating to:

- Requirements for local government CEO's performance criteria and performance reviews to be published.
- A requirement for local governments to publish and maintain registers on their website.

The discussion paper proposes giving effect to these heads of power by way of draft *Local Government Regulations Amendment Regulations 2024*. These draft regulations are attached to this report.

DETAILS OF PROPOSAL

The Department of Local Government, Sport and Cultural Industries (DLGSC) released a discussion paper to the sector on 18 December 2024, inviting submissions on proposed amendments to the *Local Government (Administration) Regulations 1996* (Regulations), that are proposed relating to:

- CEO employment standards (amending regulations 4, 7 to 14)
- CEO KPIs (amending regulations 5, 6 and 13)
- Online registers:
 1. Leasing register (draft regulation 29F)
 2. Grants and sponsorship register (draft regulation 29G)
 3. Applicant contributions register (draft regulation 29H)
 4. Good and services contracts register (draft regulation 29I).

This report deals with the discussion paper proposals as they relate to CEO employment standards and CEO KPIs. The DLGSC has requested feedback from the sector by 7 May 2025 and intends for the proposed changes to come into effect on 1 July 2025. The discussion paper is attached to this report. Officers generally support the reforms, qualified as detailed in the officer assessment against each proposed proposal.

PROPOSAL 1: CEO EMPLOYMENT STANDARDS

Officer assessment: supported (in part)

The discussion paper proposes amendments to the Regulations relating to local government CEOs. This will revise the existing local government CEO employment standards and allow for the publication of key performance indicators (KPIs) in relation to a CEO.

The Regulations contain the model standards for CEO recruitment, performance and termination. The following is proposed:

- The independent member of a CEO selection panel cannot be a council member of another local government; and must be drawn from the list prepared by the Departmental CEO (Director General of DLGSC).
- Clarifying the requirement that if a CEO has held their position for 10 years or more, that their contract may not be varied to extend their term and may not be renewed unless a selection process for a CEO is undertaken and they are the successful candidate.
- Requiring a local government in addition to certifying that a recruitment or termination process was consistent with the CEO standards, that a CEO contract renewal was consistent with the standards.
- In order to facilitate the publication of CEO performance criteria and reviews, providing standards in respect of performance criteria.
- Inserting provisions to clarify the application of the standards to terminations during a probationary period.

Officers have identified a range of issues with this proposal.

A panel of independent persons eligible for appointment to CEO selection committees is proposed. The proposed regulatory change is ambiguous in terms of whether an independent person on a CEO selection panel is required. The proposed amendment as it is currently written states:

“(3) If a local government is establishing a selection panel, it is for the local government (and not the Departmental CEO) to select and appoint 1 or more members of the independent persons panel to serve as an independent person on the selection panel (subject to subregulation (4) and regulation 18FAC).”

The drafting used here could be interpreted in different ways. It could be taken to mean that an independent person is required, or is optional, but is the local government’s responsibility to make the necessary arrangements. The drafting should be revised to make this clearer.

Notwithstanding the above, the basis of appointment of a person to the independent member’s panel appears to be at the discretion of the Director General of the DLGSC. In the case of other appointments to local government-specific panels and boards, the qualification and expertise requirements are expressed in the Schedules of the *Local Government Act 1995*, thus providing transparency around who is eligible to be admitted to the panel/board, and the circumstances in which they can be removed in the event of a problem. The local government will also be required to remunerate the person. The regulations should also stipulate that a candidate/interviewee must have access to a selection panel interview process that contains the independent member by default, ensuring equal consideration of the capabilities of the candidate.

Further, it is not clear if information relating to the qualifications and expertise of the panel members will be made available to local governments, the only commitment given in the proposed regulation is that the list of persons will be provided.

PROPOSAL 2: CEO CONTRACTS – 10 YEAR SUNSET CLAUSE

Officer assessment: supported

The maximum contract term of an incumbent CEO (via the CEO’s contract of employment) is already limited by the Regulations to two 5 year terms unless a recruitment process is conducted and the incumbent is the successful candidate at the expiry of the second 5 year term (Schedule 2 cl. 13 of the Regulations). An amendment to the Regulations is proposed that seeks to exclude the potential for a contract variation that would seek to extend the term of the second contract. It is understood this circumstance has occurred in the sector previously, with an objective of avoiding the 10 year sunset clause on CEO contract extensions.

Officers have no comment to make on this reform other than it appears to be a sensible measure to close what appears to be a loophole that currently exists.

PROPOSAL 3: CEO KEY PERFORMANCE INDICATORS

Officer assessment: not supported

The proposed amendment to the Regulations will require performance criteria of a CEO to be published with the minutes of the Council meeting where the criteria were approved, either as part of the CEO’s contract approval, or as an approval of additional criteria.

The proposed amendments will insert clause 15A(2) in Schedule 2 of the Regulations to provide that a CEO performance criterion must contain:

- “(a) the aspect of the CEO’s role to which the performance criterion applies;*
- (b) the indicator to be used to assess the CEO’s performance against the performance criterion;*
- (c) the target to be achieved in order for the performance criterion to be met;*
- (d) the evidence to be used for determining whether the target is achieved.”*

Given that the CEO’s role, for all practical purposes in a contemporary local government, is closely tied to actions and outcomes of Integrated Planning and Reporting frameworks (particularly the Corporate Business Plan), it would be preferable for proposed clause 15A(2)(a) referenced above, to contain some form of linkage to IPR outcomes in order to quantify the substance of the criterion. For example, instead it could read:

- “(a) the aspect of the local government’s plan for the future directly relevant to the CEO’s performance criterion”*

This would then make it a straightforward matter to determine the remainder of the requirements (b) through (d).

The DLGSC further proposes by way of new regulation 18AA to prescribe the content of a CEO’s performance review report, to contain the following against each criterion:

- “(a) the target that had to be achieved for the performance criterion to be met;*
- (b) whichever of the following applies —*
 - (i) the target was achieved;*
 - (ii) the target was not achieved;*
 - (iii) no determination could be made as to whether the target was achieved;*
- (c) if the target was not achieved — whether this was substantially because of circumstances beyond the CEO’s control and, if so, the circumstances;*
- (d) if no determination could be made as to whether the target was achieved — the reasons why this was the case.”*

A concern arises in respect of the above measures lacking balance between the target, and timeframes to meet the target. It is entirely foreseeable that a target could be met, but could be delayed because of a requirement for example, for a further report on a matter, a councillor’s workshop, or a Council decision.

PROPOSAL 4: TERMINATION IN A PROBATIONARY PERIOD

Officer assessment: not supported

Whilst the discussion paper does not present this proposed amendment, the draft regulations circulated with it (the draft *Local Government Regulations Amendment Regulations 2024*) contain the proposed insertion of clause 25 in Schedule 2 of the Regulations.

This will allow a local government to terminate the employment of a CEO without needing to comply with existing clauses 21(2) and 22 of the Regulations which effectively means, a local government can perform this action without extending procedural fairness to a CEO before termination if:

- “(a) before becoming CEO, the CEO was never an employee of the local government; and*
- (b) the CEO’s contract of employment provides —*
 - (i) for a probationary period; and*
 - (ii) for the review by the local government of the CEO’s performance during the probationary period with a view to determining whether the CEO’s employment should continue after the probationary period; and*
 - (iii) for the local government to have the option of terminating the CEO’s employment during the probationary period after reviewing the CEO’s performance as referred to in subparagraph (ii);*
- and*
- (c) the local government terminates the employment of the CEO during the probationary period —*
 - (i) after reviewing the CEO’s performance as referred to in paragraph (b)(ii); and*
 - (ii) otherwise in accordance with the contract of employment.”*

It is suggested further qualifying criteria is needed to support this measure. For example, it is foreseeable (and historical examples from the sector exist) that a Council could terminate a CEO’s employment following a local government election, if the person was on probation at the time. Such a circumstance would not be encompassed by the new caretaker provisions of the *Local Government Act 1995* as the caretaker period ends on the day the Returning Officer declares the result of the election (usually in the days after the election).

In addition, it is considered the proposed provision would be in conflict with established industrial relations case law, which courts may interpret as having precedent over the regulations.

PROPOSAL 5: PUBLICATION OF CEO PERFORMANCE CRITERIA

Officer assessment: not supported

Proposed regulation 18FAA requires that the performance criteria of a CEO must be published with the minutes of the meeting of the council where criteria was approved, either as part of the CEO’s contract approval, or as an approval of additional criteria.

Reports on the CEO’s performance, including the CEO’s response, are to be published with the minutes of the meeting at which that performance review was conducted. The City objected to this proposed reform previously in its initial response to the first round of proposed Tranche 1 amendments to the *Local Government Act 1995* (CEO1/12/21):

“This is not a current practice at any level of the public sector and the City seeks clarification on why it is proposed this practice be imposed on local governments.

A foreseeable consequence of this initiative is that CEO KPIs will become broad and vague, with the potential for unmeasurable or unworkable KPIs to be made. The Local Government Amendment Act 2019 removed the requirement for a CEO’s contract of employment to be available for public inspection. This proposal seems to contradict that.

The recent statutory changes to the CEO recruitment and performance management process has improved employment practices related to CEOs. The benefit to the publication of CEO KPIs does not appear to be a valuable benefit, and while the City will conditionally support the proposal, the requirement for this proposal is questioned. The City would welcome further detail on this proposal to make submissions.”

Officers have the view that the City’s position on this reform is unchanged. Noting that Directors General of State Government agencies are not required to publish KPIs for their own positions, the basis for this continues to be questionable and not supported by any legitimate evidence.

A further issue may potentially arise as a consequence of publishing the information, in that offensive or defamatory commentary around a person’s performance in the role may be published as it is recognised in the sector that not all performance reviews of CEOs by their respective local governments are constructive.

PROPOSAL 6: NEW ONLINE REGISTERS

As noted previously, the Amendment Acts amended the Local Government Act 1995, which provided a head of power to prescribe the content of new registers. These registers are to be maintained and published on the City’s website (prescribed via regulations), as follows:

- leases that the local government is party to
- grants of money that a local government makes to other persons or businesses
- contracts for goods and services the local government is a party to
- development applicant contributions, accounting for funds collected such as cash-in-lieu for public open space and car parking.

The City maintains registers for some of the subject matter listed above, however officers have a view that the implementation of some aspects of these registers may be unworkable. In brief, the new/modified registers will be required to display:

6.1 Leases (proposed r. 29F)

- type of agreement (lease/licence/commercial etc)
- name of the parties to the agreement
- if the local government is the lessee or lessor
- address of that property or other details that identify the property
- a summary of the permitted use under the lease
- date the lease or licence was entered into
- details about when that lease might end, such as the original fixed expiry date, details of any extensions, or the grounds for which it might be terminated
- amount of rent payable on an annual basis for that lease or licence.

Residential leases are to be excluded. The City does not possess any residential leases, however it is acknowledged in country and regional WA, local governments may be key providers of residential accommodation.

Officer assessment: supported (in part)

- In an administrative sense, straightforward to implement
- A lease register is already maintained for administrative purposes however it will require some adjustment to ensure the desired content is captured
- Officers assess that confidentiality will be an issue where mandated disclosure of names of groups leasing facilities could pose security risks for vulnerable or targeted communities
- Some leases contain confidentiality clauses – the proposed regulations could potentially result in the local government breaching these clauses

6.2 Grants and sponsorship (proposed r. 29G)

- the date the grant or sponsorship agreement was entered into
- a summary of the grant or sponsorship purpose
- the name of the grant or sponsorship recipient
- the total value of the grant or sponsorship, including monetary value and any in-kind support or waiver of fees and charges provided by the local government
- the final report date (if any) for the recipient to report on their spending
- if that date has passed, whether relevant reports or acquittals have been received.

In-kind grants or sponsorship are to be included. Grant or sponsorship agreements more than 5 years old or under \$500 are not required to be displayed.

Officer assessment: supported (in part)

- Potentially complicated given the disparate grant functions across the organisation – i.e., Economic Development, Community Development, Health Services etcetera – all for different purposes
- The \$500 threshold is considered too low – community grants (sports clubs, community groups etc) often result in grants in excess of \$500. This may occur multiple times in a week, especially if there is a new grant program running
- Publication of recipient's names – this would seemingly include publication of the name of an applicant who is a minor, which is totally unacceptable
- Lack of balance exists between improving transparency and administrative red tape, noting that one of the objectives of local government reform was reduction of red tape

6.3 Applicant contributions (proposed r. 29H)

- name of the party that gave the money
- address or description of the development location
- contribution purpose
- contribution amount
- date of payment
- date the local government must spend the money by (if applicable)
- amount of interest earned
- list of each item (infrastructure or facility) the money was spent on, including the amount or percentage of the contribution that was attributed to that infrastructure or facility.

A local government may remove the contribution amount from the register 5 years after the contribution is exhausted by the local government or refund to the contributor.

Officer assessment: supported (in part)

- Retrospective and broad drafting style of the proposed register is an issue. Some contributions in the past have been provided with limited information by developers which may not allow the register to contain the required information
- It would be more appropriate for the registers to only apply to future contributions to enable the new information required to be provided by developers and collected as the funding contribution is received.
- The proposed drafting implies that minor kerb and crossover bonds and other minor contributions are included, which would require the City to undertake additional tasks for small and common amounts, where the City is facilitating land development or housing construction. It makes sense to exclude contributions under \$5,000 and bonds for this reason.
- Road, landscape and other similar bonds should be excluded, as these are required to be undertaken by the subdivider/developer and the obligation is for the subdivider/developer to complete the works to obtain the bond. In most instances, the City can require the subdivider to undertake work before clearance, however this would delay land settlement and housing construction. Bonds are common practise proposed by the land development industry to assist in earlier release of land titles, which the Local Governments assist with facilitating.
- Contributions as part of Developer Contribution Plans should be excluded from the registers as the WAPC already has substantial reporting, templates and documentation (including audits) for the administration and management of DCPs.
- If these registers progress as proposed, similar requirements should be made for registers to be maintained for State Government agencies that collect developer contributions (including headworks).

6.4 Contracts register (proposed r. 29I)

- supplier name
- whether the contract arose from a tender process and if not, a summary of the method by which the supplier was chosen
- the contract start date
- a summary of the goods and services to be provided
- whether the contract has a fixed period, the date that period ends, including contract extensions
- contract variations, including when and for what purpose
- funds spent by the local government under that contract and the expected amount remaining to be paid.

Contracts worth less than \$50,000 are not intended to be included. However, contracts with the same supplier with a similar purpose that cumulatively exceed \$50,000 need to be listed. Contracts that have ended do not need to be listed.

Officer assessment: supported (in part)

- Already maintained by the City however will require some adjustment to ensure the desired content is captured
- The requirement to show a drawdown component is objectionable as there is currently no ability to provide this data and is not a function performed by the City
- “Contracts” above \$50,000 are not always a ‘long form’ contract (i.e. an actual contract document) and are often more involving routine purchases of goods and

services, the proposed regulations don't clearly define the term "contract" which will create ambiguity in terms of exactly what must go into the register

- There is some concern the publication of contract values and payments may make local governments and suppliers/contractors to be attractive targets for cyber attacks and scams – see the drawdown requirement in terms of how this could be exploited for scams
- Requirement to report variations needs to be clarified as some variations are non-financial
- As with other registers, there needs to be balance in terms of creating additional red tape for local governments and transparency. This balance appears to be missing

COMMENT

It is noted that the discussion paper does not present all the matters shown in the draft amendment regulations. The 'CEO termination on probation' example highlights this.

The discussion paper and proposed draft regulations will require an implementation date of 1 July 2025, with registers to be updated and published no later than every 3 months thereafter. It also appears, albeit with ambiguous drafting, that the registers are to apply retrospectively. That is, the content of the registers is to precede the implementation date.

Contrary to one of the stated intentions of the local government reforms to reduce red tape, the DLGSC has demonstrated the opposite and has shown that it is indifferent to local governments engaging with more complicated compliance requirements, for little demonstrable benefit.

The DLGSC does not appear to understand the nexus between creating additional complication for local governments and the flow on effect this has on delivering a more efficient service to residents and businesses. In short, less red tape for local governments means less red tape for residents and business to navigate.

Council is presented with this assessment of the discussion paper in order to assist it to make a submission to DLGSC on the proposals, by the 7 May due date. It is suggested that, if Council agrees, this report forms the basis of the City's submission.

Alternatively Council can decline to make a submission, or provide a submission alternative to the views expressed in this report.

RECOMMEND

That Council request the CEO to make a submission to the Department of Local Government, Sport and Cultural Industries on its discussion paper pertaining to draft *Local Government Regulations Amendment Regulations 2024*, as detailed in this report.

ATTACHMENTS

1. [DLGSC Discussion Paper - CEO KPI and online register proposals](#)
2. [Consultation draft - Local Government Regulations Amendment Regulations 2024](#)

2.2 - 2024 ANNUAL GENERAL MEETING OF ELECTORS - 26 MARCH 2025

WARD : ALL
FILE No. : M/213/25
DATE : 1 April 2025
REF : AO/DB/MBL
RESPONSIBLE MANAGER : Executive Director
Corporate Services

In Brief:

This Report:

- Presents the minutes of the AGM of Electors held on 26 March 2025 for confirmation by Council.
- Twelve (12) motions were submitted by the community at the meeting, all of which were carried by electors present.
- This report provides comment on the motions and presents recommendations for consideration by Council.

Tabled Items

Nil.

Decision Type

- ☐ **Legislative** The decision relates to general local government legislative functions such as adopting/changing local laws, town planning schemes, rates exemptions, City policies and delegations etc.
- ☒ **Executive** The decision relates to the direction setting and oversight role of Council.
- ☐ **Quasi-judicial** The decision directly affects a person's rights or interests and requires Councillors at the time of making the decision to adhere to the principles of natural justice.

Officer Interest Declaration

Nil.

Strategic Implications

- 4 – Leadership & Innovation
- 4.4 - Effective community engagement and communications
- 4.4.1 – Strive to achieve best practice community engagement

Legal Implications

Section 5.27 of the *Local Government Act 1995* requires that:

- (1) *A general meeting of the electors of a district is to be held once every financial year.*
- (2) *A general meeting is to be held on a day selected by the local government but not more than 56 days after the local government accepts the annual report for the previous financial year.*
- (3) *The matters to be discussed at general electors' meeting are to be those prescribed."*

The *Local Government (Administration) Regulations 1996* – Regulation 15 *Matters to be discussed at general meeting*, prescribes that:

"For the purposes of section 5.27(3), the matters to be discussed at a general electors meeting are, firstly, the contents of the annual report for the previous financial year and then any other general business."

Subdivision 4, Section 5.33 of the *Local Government Act 1995* states:

- (1) *All decisions made at an electors' meeting are to be considered at the next ordinary council meeting or, if that is not practicable –*
 - (a) *at the first ordinary council meeting after that meeting; or*
 - (b) *at a special meeting called for that purpose,**whichever happens first.*
- (2) *If at a meeting of the council a local government makes a decision in response to a decision made at an electors meeting, the reasons for the decision are to be recorded in the minutes of the council meeting.*

Council Policy/Local Law Implications

Nil.

Budget/Financial Implications

Nil.

Consultation

Nil.

BACKGROUND

Council at its meeting on 10 February 2025 (CEO1/2/25) accepted the Annual Report for the year ending 30 June 2024 and resolved to hold its Annual General Meeting of Electors on Wednesday, 26 March 2025.

A public notice was placed in the Examiner on 27 February 2025 advertising the Annual General Meeting and inviting persons who may be seeking information that may require research, being requested to give at least 2 days notice to the Chief Executive Officer.

COMMENT

The City of Armadale Annual General Meeting of Electors was held on Wednesday 26 March 2025 for the community to receive the 2023/2024 Annual Report and discuss any items of general business.

Minutes of the Annual General Meeting (AGM) of Electors held on 26 March 2025 are attached to this report for Council to receive, consider and determine as appropriate.

Also attached to this report are the Questions that were taken on notice. City officers are currently in the process of compiling responses.

Questions Taken on Notice

Responses to the questions that were taken on notice are currently in the process of being compiled City officers. Responses will be completed as soon as reasonably practicable and an update provided to Council through the Council Agenda.

Motions Received from the Floor

Twelve (12) motions were submitted to the meeting, all of which were carried.

These motions are now presented for Council to consider as follows, with the intent that the Officer Comment and Council's decision be communicated to the Electors attending the Electors Meeting.

<u>Motion-1</u>
The City of Armadale collaborate with the Hills Ward community during the 2025-2026 financial year to initiate a pilot program for the acquisition of 20 park benches. These benches to be installed in and around active playing areas, close to playground equipment in parks, along frequently used walking trails and footpaths, as well as at bus stops that lack seating.
<u>Officer's Comments/Reasons for Recommendation</u> The City has taken a strategic approach to reviewing and prioritising investment in Parks improvement, both from an infrastructure point of view and a parks amenity (green assets) point of view. The City's Parks Facilities Strategy is the key strategy utilised to prioritise the investment in infrastructure upgrades in recreational parks. The Parks Facilities Strategy is being reviewed and was the subject of a recent community engagement program 'make your mark on our parks'. Through Facebook and Instagram, local newspaper ads, parkland signage and a community pop up event, residents were invited

Motion-1

to participate in a survey. The survey was designed to explore the reasons people choose to visit specific parks in their neighbourhoods and what factors / facilities are most important to them when visiting recreational parklands. The survey was recently closed, and the review of the Strategy and subsequent Parks Improvement Program is underway.

Officer's Recommendation

That that Council consider this item as a submission, and in conjunction with other community feedback, when it considers the feedback on the Parks Facilities Strategy and subsequently, the Parks Improvement Program.

Motion-2

That Council advise the public what percentage of those policies have been reviewed and adopted and further to provide feedback to the public on the timeframe to complete a review of all outstanding policies.

Officer's Comments/Reasons for Recommendation

Council has adopted a Policy Framework on 24 September 2024 (CS3/9/24) to guide the development and review of policies. This instrument is intended to guide Council's policy-making function, with specific development instructions for officers, linking to the City's Strategic Community Plan.

Policies are prioritised for review by Council's Standing Orders and House Advisory Group (SOHAG).

Officer's Recommendation

That Council receive a report on the status of policy reviews and options to progress policy reviews, to be submitted via the Corporate Services Committee.

Motion-3

The City of Armadale investigate and partner with the Department of Education to provide a public library facility with Roleystone Community College.

Officer's Comments/Reasons for Recommendation

The City's strategic approach to library services is established in the Library Strategic Plan, which was last reviewed in 2022. Libraries are located in key population centres and, where possible, co-located with other attractors for the broader community.

The City's four libraries provide a number of opportunities for Schools to visit and utilise Public Library facilities and resources. Further, the Council has prioritised its future investment in public libraries through the strategy, with a new library service to be delivered in Hilbert in approximately five years time.

It has been noted that for the few Local Government's that have entered into arrangements partnering with the Education Department, there has been a number of challenges and issues experienced. These include:

- limited funding from the Department of Education for facility maintenance, resourcing and programs
- a reluctance to adapt spaces to changing public library usage needs

Motion-3

- Department of Education having different objectives, policies and priorities, which run contrary to those of public libraries
- public libraries operate for the community with a variety of programs and resources which might not be deemed suitable by the Department of Education for school premises
- facilities being used predominantly for the benefit of students and not public, resulting in public library programs being sidelined, particularly during term time.

Officer's Recommendation

That Council continue to use the Libraries Strategy as a guide to current and future Library programs and services, and that no further action be taken on the motion at this point in time.

Motion-4

Given the lengthy time taken already and the effect on the community groups being experienced, I put the motion forward to Council to commit to progressing the review of the lease and licence policy, as well as the Community Group leases ASAP, at a minimum, finalised by the end of this financial year, enabling community groups to move forward with some surety.

Officer's Comments/Reasons for Recommendation

The Council's Standing Orders and House Advisory Group (SOHAG) reviews draft policy items before they progress to Council. Council has directed the SOHAG to prioritise the Lease and Licence Policy review.

It is a complex policy and funding model with many intersecting criteria to consider. Council is committed to concluding the review as soon as possible but is also committed to ensuring the review is properly conducted with due diligence.

Officer's Recommendation

That Council note the motion from the Annual Electors Meeting regarding the Lease and Licence Policy review.

Motion-5

That the Council as part of its 2025-26 budget deliberations to include funding to investigate and clear any blockages from the storm water drainage system on Araluen Golf Estate.

Officer's Comments/Reasons for Recommendation

The Council's program for the piped drainage assets in this area includes routine jetting and educting the drainage lines and pits under ownership of the City twice a year. Given the environment, this is programmed ahead of and upon conclusion of the wet season.

Ahead of the predicted intense storm events, teams are mobilised to inspect this area to ensure that the streets are swept, and the pits are clear of debris and there have even been instances of clearing verges of materials that can potentially be mobilised in rain events.

Last year, following a hydraulic review a larger capacity side entry pit was installed along Heritage Drive near the Old Albany Lane intersection. Subsequently, the area will be monitored to evaluate the performance of the drainage system.

If it transpires that the drainage performance is affected by (and originates from) the golf

Motion-5

course infrastructure, City Officers will work with the golf course to investigate improvements.

Officer's Recommendation

That Council note the further works undertaken and the approach to monitoring the drainage system performance.

Motion-6

That the council as part of its 2025-26 budget deliberations to include funding to upgrade play equipment at Cross Park.

Officer's Comments/Reasons for Recommendation

The City has taken a strategic approach to reviewing and prioritising investment in Parks improvement, both from an infrastructure point of view and a parks amenity (green assets) point of view. The City's Parks Facilities Strategy is the key strategy utilised to prioritise the investment in infrastructure upgrades in recreational parks.

The Parks Facilities Strategy is being reviewed and was the subject of a recent community engagement program 'make your mark on our parks'. Through Facebook and Instagram, local newspaper ads, parkland signage and a community pop up event, residents were invited to participate in a survey. The survey was designed to explore the reasons people choose to visit specific parks in their neighbourhoods and what factors / facilities are most important to them when visiting recreational parklands. The survey was recently closed, and the review of the Strategy and subsequent Parks Improvement Program is underway.

In terms of renewal, the playground was installed in 2009 and is in good condition. The playground is currently scheduled for asset renewal in financial year 2026-27.

Officer's Recommendation

That that Council consider this item as a submission, and in conjunction with other community feedback, when it considers the feedback on the Parks Facilities Strategy and subsequently, the Parks Improvement Program.

Motion-7

That the Council as part of its 2025-26 budget deliberation to include funding to formalise the gravel parking area at Roleystone District Hall.

Officer's Comments/Reasons for Recommendation

The City has taken a strategic approach to its car park new and renewal works program. Presently, this program does not include the formalisation of the gravel parking at the Roleystone Hall. The gravel area is not considered a formal car parking asset. For it to become a new asset it will need to be considered in the next iteration of the Capital Investment Program informing the Long Term Financial Plan.

Whilst this matter may be considered by Council through the next iteration of the Long Term Financial Plan, Council has a Financial Strategy to limit the municipal funds allocated to new infrastructure to \$2.7M per annum, ensuring that sufficient funds are available for renewing existing infrastructure.

Motion-7

The LTFP plans a higher than average investment in capital infrastructure over the next five years, including major arterial roads. Both the financial and resourcing capacity of the City would be a consideration with this request.

Officer's Recommendation

That Council consider this item when it considers the next iteration of the Capital Investment Program informing the Long-Term Financial Plan.

Motion-8

That replacement of the Roleystone Football Pavilion at Cross Park be included in community infrastructure projects schedule for planning in 2025-26, design in 2026-27 and construction in 2027-28.

Officer's Comments/Reasons for Recommendation

The LTFP adopted in February sets out the capital investment program and priorities for key projects for the next ten years. This did not include the replacement of the Cross Park Football Pavillion.

Council is due to consider both the Assessment Management Strategy and the Building Asset Management Plan later this year. It is recommended that this matter be considered at that point in time.

Officer's Recommendation

That Council:

1. Note that the review and update of the City's Asset Management Strategy and the Building Asset Management Plan is in progress, scheduled to be completed later this year
2. Consider this matter in conjunction with the Building Asset Management Plan.

Motion-9

The Council initiate the restoration of the former St. Francis Xavier Church and pursue a collaboration with local service clubs, the WA Police and other non-profit organisations to repurpose the building for community use.

Officer's Comments/Reasons for Recommendation

The WA Police are still in the process of connecting services and liaising with the Department of Planning, Housing and Lands (DPHL) for the excision of the land from the Justice Precinct lot to create a new Crown Reserve containing just the former St. Francis Xavier Church.

The WA Police will also be required to remove all of the graffiti. Once the Crown Reserve is created and services connected, then DPHL will seek to create a Management Oder for the City to manage the land.

The City will then commence the processes for the scope of works to stabilise the building and its heritage values. Funding has not been allocated for the full upgrade to the building at this stage, so it would be premature to consider engagement with potential users.

Officer's Recommendation

That Council note the City's update regarding the status of the former St. Francis Xavier Church.

Motion-10

Council investigate and develop one or two community events to compliment the Highland Gathering and Perth Kilt Run.

Officer's Comments/Reasons for Recommendation

The City's current Events Program is extensive and consists of the following:

- Australia Day
- Movies in March
- Armadale Arts Festival
- Minnawarra Art Award
- NAIDOC
- Outside the Frame Youth Art Awards
- Highland Gathering and the Perth Kilt Run
- Christmas Parade and Carols by Candlelight

The current budget (2025/26 FY) for the events on the current Events Program is \$922,000. This amount does not include staff salaries. To deliver one additional event on the same scale as the Highland Gathering, municipal funds of \$265,000 would be required as well as an additional full time staff member.

At the Ordinary Council Meeting (C43/12/20), Council endorsed the Events Strategy 2021-2026 for the purpose of evaluate funding options. Council decided not to allocate funds for an uplift in the events program to run more events, due to the other priorities of the Council at the time, and the impacts on the City's financial sustainability. Instead, Council allocated funds to ensure that the City's current events had sufficient resources to run those events well and to accommodate growth in patronage of those events.

Officer's Recommendation

That Council note the motion from the Annual Electors Meeting and continues to support the strategic intent and recommendations of the Events Strategy 2021—2026, focussing on existing events.

Motion-11

Establish a policy that enables a representative from a community group to fully engage in both committee and full council meetings when the agenda includes an item relating to that group being discussed by the council.

Officer's Comments/Reasons for Recommendation

Community engagement and participation in the process of Committee Meetings and Council is governed by the *Local Government Act 1995* and Regulations. The Council has four committees established under section 5.8 of the Act, which are open to the public, as follows:

1. Community Services Committee
2. Corporate Services Committee
3. Development Services Committee
4. Technical Services Committee.

Committee meetings are held monthly and Council meetings are held twice monthly.

Community group engagement in Committee and Council meetings is governed by the *Local*

Motion-11

Government Act 1995 (Administration) Regulations 1996, and the City's Standing Orders Local Law.

Through that legislative framework, community groups and community members have the opportunity to make deputations to the Committees and Council, and to ask questions during Public Question Time.

A policy of the kind proposed by the motion is likely beyond Council's lawful power to make, as only persons elected and sworn to a position (a civic office) of the Council in accordance with the *Local Government Act 1995* can engage in the deliberative process and decision making of an elected Council.

It is worth noting that the City's Community Engagement Framework 2023 sets out the mechanisms for the Community to engage with and participate in the decision making of Council. This spans the spectrum of International Association for Public Participation Standards (IAP2).

Community groups also engage with their Ward councillors directly, as is often the case and Council maintains a range of subject matter working groups that consist of community members and Councillors.

Officer's Recommendation

That Council note the electors motion and Officer's Comments.

Motion-12

To fulfill the obligations under the Local Government Act to liaise with the community and represent the community, that Councillors commit to having regular or periodic meetings with constituents in a forum like manner.

Officer's Comments/Reasons for Recommendation

The City regularly engages with the community on strategies, plans or other matters of interest to solicit community views, refer Engage Armadale website.

Councillors commit significant time to Council business, including reviewing strategies, plans, reports and advice issued weekly, attending Council meetings, Committee meetings and workshops two to three evenings per week. Councillors also commit time in their role to engage with the community and represent community views. Councillors also regularly attend community events. It is a matter for each Councillor to determine the most effective ways to consult and engage with their community.

It is also noted that the City and individual elected members, commensurate with community expectations in the modern digital age, provide opportunities for community engagement via social media which provides ratepayers the ability to engage with elected members in a manner that was not possible in the past. This is in addition to the issue-specific community engagement the City performs on a routine basis throughout the year.

The points above demonstrate how Councillors are fulfilling their obligations under section 2.10 of the *Local Government Act 1995*. It is not recommended that regular or periodic open forums be established, due to the many other engagement activities occurring.

Motion-12

Officer's Recommendation

That Council note the elector's motion and Officer's Comments.

RECOMMEND

That Council:

1. **Receives the Minutes of the Annual General Meeting of Electors held on 26 March 2025 as presented in the attachment to this report.**
2. **Pursuant to the requirements of Section 5.33 of the *Local Government Act 1995*, adopt the following actions and supporting reasons made in response to the decisions made at the Annual General Meeting of Electors held on 26 March 2025.**

Decisions Made at the AGM of Electors	Council's decision in response to the decision made at the AGM of Electors
<u>Motion-1</u> The City of Armadale collaborate with the Hills Ward community during the 2025-2026 financial year to initiate a pilot program for the acquisition of 20 park benches. These benches to be installed in and around active playing areas, close to playground equipment in parks, along frequently used walking trails and footpaths, as well as at bus stops that lack seating.	That Council considers this item as a submission, and in conjunction with other community feedback, when it considers the feedback on the Parks Facilities Strategy and subsequently, the Parks Improvement Program; and that this position be communicated to the Electors attending the Electors Meeting.
<u>Motion-2</u> That Council advise the public what percentage of those policies have been reviewed and adopted and further to provide feedback to the public on the timeframe to complete a review of all outstanding policies.	That Council receives a report on the status of policy reviews and options to progress policy reviews, to be submitted via the Corporate Services Committee.; and that this position be communicated to the Electors attending the Electors Meeting.
<u>Motion-3</u> The City of Armadale investigate and partner with the Department of Education to provide a public library facility with Roleystone Community College.	That Council continues to use the Libraries Strategy as a guide to current and future Library programs and services, and that no further action be taken on the motion at this point in time; and that this position be communicated to the Electors attending the Electors Meeting.
<u>Motion-4</u> Given the lengthy time taken already and the effect on the community groups being experienced, I put the motion forward to Council to commit to progressing the review of the lease and	That Council notes the motion from the Annual Electors Meeting regarding the Lease and Licence Policy review; and that this position be communicated to the Electors

Decisions Made at the AGM of Electors	Council's decision in response to the decision made at the AGM of Electors
licence policy, as well as the Community Group leases ASAP, at a minimum, finalised by the end of this financial year, enabling community groups to move forward with some surety.	attending the Electors Meeting.
<u>Motion-5</u> That the Council as part of its 2025-26 budget deliberations to include funding to investigate and clear any blockages from the storm water drainage system on Araluen Golf Estate.	That Council notes the motion from the Annual Electors Meeting regarding the Lease and Licence Policy review; and that this be communicated to the Electors attending the Electors Meeting.
<u>Motion-6</u> That the council as part of its 2025-26 budget deliberations to include funding to upgrade play equipment at Cross Park.	That that Council considers this item as a submission, and in conjunction with other community feedback, when it considers the feedback on the Parks Facilities Strategy and subsequently, the Parks Improvement Program; and that this position be communicated to the Electors attending the Electors Meeting.
<u>Motion-7</u> That the Council as part of its 2025-26 budget deliberation to include funding to formalise the gravel parking area at Roleystone District Hall.	That Council considers this item when it considers the next iteration of the Capital Investment Program informing the Long-Term Financial Plan; and that this position be communicated to the Electors attending the Electors Meeting.
<u>Motion-8</u> That replacement of the Roleystone Football Pavilion at Cross Park be included in community infrastructure projects schedule for planning in 2025-26, design in 2026-27 and construction in 2027-28.	That Council: Note that the review and update of the City's Asset Management Strategy and the Building Asset Management Plan is in progress, scheduled to be completed later this year; and Consider this matter in conjunction with the Building Asset Management Plan; and that this position be communicated to the Electors attending the Electors Meeting.
<u>Motion-9</u> The Council initiate the restoration of the former St. Francis Xavier Church and pursue a collaboration with local service clubs, the WA Police and other non-profit organisations to repurpose	That Council note the City's update regarding the status of the former St. Francis Xavier Church; and the information be communicated to the Electors

Decisions Made at the AGM of Electors	Council's decision in response to the decision made at the AGM of Electors
the building for community use.	attending the Electors Meeting.
<u>Motion-10</u> Council investigate and develop one or two community events to compliment the Highland Gathering and Perth Kilt Run.	That Council note the motion from the Annual Electors Meeting and continues to support the strategic intent and recommendations of the Events Strategy 2021—2026, focussing on existing events; and that this position be communicated to the Electors attending the Electors Meeting.
<u>Motion-11</u> Establish a policy that enables a representative from a community group to fully engage in both committee and full council meetings when the agenda includes an item relating to that group being discussed by the council.	That Council note the electors motion and Officer's Comments; and that the information be communicated to the Electors attending the Electors Meeting.
<u>Motion-12</u> To fulfill the obligations under the Local Government Act to liaise with the community and represent the community, that Councillors commit to having regular or periodic meetings with constituents in a forum like manner.	That Council note the electors motion and Officer's Comments; and that the information be communicated to the Electors attending the Electors Meeting.

ATTACHMENTS

1. [↓](#) Minutes - Annual General Meeting of Electors - 26 March 2025
2. [↓](#) Questions Taken on Notice - AGM 26 March 2025

**3.1 - RATES EXEMPTION APPLICATIONS - S6.26(2)(G) CHARITABLE PURPOSES
RESIDENTIAL AND CRISIS ACCOMMODATION**

WARD : MINNAWARRA
HERON
LAKE
PALOMINO
RIVER
FILE No. : M/232/25
DATE : 9 April 2025
REF : AO
RESPONSIBLE : Executive Director
MANAGER : Corporate Services

In Brief:

- A confidential report is presented as an attachment to this Agenda.

Strategic Implications

4. Leadership
4.1.2 Make decisions that are sound, transparent and strategic

Legal Implications

- *Local Government Act 1995* (as outlined in the confidential report attachment)

Council Policy/Local Law Implications

Nil.

Budget/Financial Implications

As outlined in the confidential report attachment.

Consultation

As outlined in the confidential report attachment

A Confidential Report is presented as an attachment to this Agenda.

This matter is considered to be confidential under Section 5.23(2)(c) of the Local Government Act, as the matter relates to a contract entered into or which may be entered into by the City of Armadale.

COUNCILLORS' ITEMS

Nil.

This refers to any brief updates from Councillors from their attendance at Working Group or Advisory Group meetings on which they represent Council.

CHIEF EXECUTIVE OFFICER'S REPORT

Nil.

EXECUTIVE DIRECTOR'S REPORT

Nil.

MEETING DECLARED CLOSED AT _____

CORPORATE SERVICES COMMITTEE		
SUMMARY OF ATTACHMENTS		
15 APRIL 2025		
ATT NO.	SUBJECT	PAGE
1.1 LIST OF ACCOUNTS PAID - FEBRUARY 2025		
1.1.1	Monthly Cheque and Credit Card Report - February 2025	52
1.1.2	Monthly Fuel Card Transactions - Period Ending 28 February 2025	70
1.2 STATEMENT OF FINANCIAL ACTIVITY - FEBRUARY 2025		
1.2.1	Monthly Financial Report - February 2025	75
1.2.2	Capital Program Update - February 2025 (\$250k plus)	96
1.2.3	Capital Program Update - February 2025 (\$250k and under)	99
1.2.4	Small Balance Write Off - Rates - February 2025	104
1.3 NOTICE OF INTENTION TO IMPOSE DIFFERENTIAL RATES 2025		
1.3.1	Draft Statement of Rating Objects and Reasons FY25-26	108
2.1 DLGSC DISCUSSION PAPER - LOCAL GOVERNMENT REFORMS		
2.1.1	DLGSC Discussion Paper - CEO KPI and online register proposals	132
2.1.2	Consultation draft - Local Government Regulations Amendment Regulations 2024	139
2.2 2024 ANNUAL GENERAL MEETING OF ELECTORS - 26 MARCH 2025		
2.2.1	Minutes - Annual General Meeting of Electors - 26 March 2025	166
2.2.2	Questions Taken on Notice - AGM 26 March 2025	182

Accounts Paid and Submitted to Corporate Services Committee Meeting on 15 April 2025

Payments made between 01-Feb-2025 and 28-Feb-2025

<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
000451	3/02/2025	City of Armadale	Petty Cash Recoup	250.00
028034	5/02/2025	ALIA	Staff Training	360.00
028035	5/02/2025	Alinta Gas	Gas Charges	884.45
028036	5/02/2025	Armadale Lock & Key Service	Padlocks/Keys Cut - Various Locations	7,122.00
028037	5/02/2025	Beaver Tree Services Aust Pty Ltd	Tree Pruning and Mulching Services - Various Locations	5,156.25
028038	5/02/2025	BP Australia Pty Ltd	Fuels & Oils - Depot	7,116.43
028039	5/02/2025	Cornerstone Legal Pty Ltd	Legal Services	297.00
028040	5/02/2025	Moore Australia (WA) Pty Ltd	Staff Training	1,045.00
028041	5/02/2025	Hays Personnel Services (Aust) Pty Ltd	Hire of Temporary Staff	1,463.97
028042	5/02/2025	Stewart & Heaton Clothing Co Pty Ltd	PPE Equipment	6.52
028043	5/02/2025	Telstra	Telephone Charges	931.05
028044	5/02/2025	WA Hino Sales & Service	Parts/Repairs - Plant & Machinery	1,748.70
028045	5/02/2025	Water Corporation	Water Usage Charges	1,330.97
028046	5/02/2025	Westbooks	Library Resources	3,124.70
028047	5/02/2025	Synergy Energy	Electricity Charges	3,709.03
028048	5/02/2025	Bunnings Building Supplies Pty Ltd	Hardware Consumables	2,866.46
028049	5/02/2025	St John Ambulance WA Ltd	Staff Training	178.00
028050	5/02/2025	E & MJ Rosher Pty Ltd	Parts/Repairs - Plant & Machinery	6,091.46
028051	5/02/2025	Repco Auto Parts	Parts - Parks Minor Equipment	149.98
028052	5/02/2025	Information Services & Technology	Software Upgrade - new Licences	4,571.00
028053	5/02/2025	Serpentine Spring Water	Refreshments	115.50
028054	5/02/2025	Institute of Public Works Aust(WA Division)	Meetings/Conferences	1,570.00
028055	5/02/2025	JB HIFI Group Pty Ltd (Armadale)	Computer Equipment	119.00
028056	5/02/2025	Bellridge Pty Ltd	Subscription Licences	3,346.59
028057	5/02/2025	BGC Residential Pty Ltd	Refund Security Deposit	800.00
028058	5/02/2025	Valvoline (Australia)	Fuels & Oils - Various Plant	9,768.55
028059	5/02/2025	Records & Information Management Professionals Australasia	Staff Training	195.00
028060	5/02/2025	TJ Depiazzi & Sons	Softfall Stock - Depot	3,588.75
028061	5/02/2025	Adelphi Tailoring Co	Staff Uniforms	660.00
028062	5/02/2025	LGIS WA	Insurance Premium - Uninsured Stallholders, Buskers & Entertainers for COA	816.75
028063	5/02/2025	Commercial Aquatics Australia	Parts - AFAC	3,954.96
028064	5/02/2025	Forrest Road Fresh	Refreshments	31.89
028065	5/02/2025	Lime & Ice	Entertainment Citizenship Ceremony	450.00
028066	5/02/2025	Greenfield Gardening	Landscaping Services - Various Sites	4,390.59
028067	5/02/2025	Asset Infrastructure Management Pty Ltd	Consultancy Services	5,453.80
028068	5/02/2025	Better Pets and Gardens Kelmscott	Cat and Dog Food - Dog Pound	201.60
028069	5/02/2025	Complete Office Supplies	Stationery	44.59
028070	5/02/2025	Horizon West Landscape & Irrigation	Weed Control - Various Locations	15,853.77
028071	5/02/2025	Home Group WA Pty Ltd	Refund Security Deposit	400.00
028072	5/02/2025	UDLA	Meetings/Conferences	618.75
028073	5/02/2025	N Burbridge	Expenses Reimbursement	515.75
028074	5/02/2025	Frontline Fire & Rescue Equipment	PPE Equipment	669.09
028075	5/02/2025	Workzone Pty Ltd	Maintenance Works - AFAC	3,828.00
028076	5/02/2025	Capital Recycling	Street Sweeping Various Sites	8,063.71

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Trans #	Date	Payee	Description	Amount
028077	5/02/2025	Downings Electrical Service	Electrical Services - Alfred Skeet Oval	8,695.41
028078	5/02/2025	Skal International Perth	Membership Renewal 2025	250.00
028079	5/02/2025	Metro Filters	Clean Filters - Champion Centre	23.10
028080	5/02/2025	7 to 1 Photography	Photography Services	825.00
028081	5/02/2025	Paramount Electrical Services	Electrical Services	4,027.19
028082	5/02/2025	Bartco Traffic Equipment Pty Ltd	Annual Fee - 2 x fire signs - 2024/2025	2,853.24
028083	5/02/2025	Hi Tech Security WA Pty Ltd	Security Services/Monitoring - Various Sites	1,372.25
028084	5/02/2025	Travelwest Publications WA Pty Ltd	Advertising	550.00
028085	5/02/2025	DigiDirect Camera House	Dynamic Broadcast Microphone & Multitrack Podcast Recorder	2,345.75
028086	5/02/2025	LD&D Australia Pty Limited	Refreshments	202.14
028087	5/02/2025	Hudson Global Resources (Aust) Pty Limited	Hire of Temporary Staff	2,098.87
028088	5/02/2025	Spectur Limited	Security Services/Monitoring - Various Sites	7,734.10
028089	5/02/2025	Kukri Australia Pty Ltd	Staff Uniforms	4,950.00
028090	5/02/2025	District Refrigeration & Airconditioning Pty Ltd	Degas Fridges/Freezers - Landfill Site	1,006.50
028091	5/02/2025	Aussie Broadband Pty Ltd	NBN Services Multiple Armadale locations	2,703.50
028092	5/02/2025	Idom Maddington Pty Ltd	Parts/Repairs - Plant & Machinery	1,980.00
028093	5/02/2025	Wormall Civil Pty Ltd	Bond Refund	5,000.00
028094	5/02/2025	Rayan Foods Pty Ltd	Catering Various Events/Meetings	2,257.75
028095	5/02/2025	First Homebuilders Pty Ltd	Refund Security Deposit	800.00
028096	5/02/2025	Southern Cross Protection Pty Ltd	Security Services/Monitoring - Various Sites	396.00
028097	5/02/2025	BrightMark Group Pty Ltd	Cleaning Works and Consumables - AFAC	158.40
028098	5/02/2025	Vault Protective Security Services	Security Services AFAC	7,129.65
028099	5/02/2025	IRIS ID Pty Ltd	SunSquirt data package - AFAC	597.61
028100	5/02/2025	A C Tanner	Entertainment - Digeridoo Performance	600.00
028101	5/02/2025	The Pink Cafe (Kelmscott)	Catering Various Events/Meetings	247.00
028102	5/02/2025	GFG Temp Assist	Hire of Temporary Staff	40,496.50
028103	5/02/2025	Brennan and Associates Workplace Investigation Services Pty	Legal Services	9,000.00
028104	5/02/2025	Evolve WA	Staff Training	1,645.00
028105	5/02/2025	Dell Financial Services Pty Ltd	Computer Equipment - Leases	40,871.08
028106	5/02/2025	Harvey Norman AV/IT Armadale - Sandetye Pty Ltd	White Goods - Armadale Hall	1,954.00
028107	5/02/2025	UGC Holdings Pty Ltd	Environment Weed Control	67,008.25
028108	5/02/2025	ChoiceOne Pty Ltd	Hire of Temporary Staff	1,405.49
028109	5/02/2025	Classic Hire	Hire of Equipment	665.50
028110	5/02/2025	Fennessy Recruitment Pty Ltd	Hire of Temporary Staff	2,034.12
028111	5/02/2025	EV Dealer Group Pty Ltd	1 x BYD Atto 3 EV (Replacement Vehicle P1967)	52,150.34
028112	5/02/2025	Australian HVAC Services	Airconditioning Services	2,079.47
028113	5/02/2025	Jade Marie Bryan	Expenses Reimbursement	261.50
028114	5/02/2025	Nami Osaki	Staff Training	450.00
028115	5/02/2025	City of Kwinana	Staff Long Service Leave Liability Payment	7,924.85
028116	5/02/2025	Armada Accountants Pty Ltd	Event & Presenter Game Plan For Success hosted by City of Armadale	825.00
028117	5/02/2025	The Long Table Perth	Refreshments	47.40
028118	5/02/2025	Work Health Professionals Pty Ltd	Vaccinations	2,036.10
028119	5/02/2025	Australian Steel Institute Ltd	Staff Training	285.00
028120	5/02/2025	AMS Technology Group Pty Ltd	Check Airconditioner - AFAC	363.00

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<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
028121	5/02/2025	Sanpoint Pty Ltd	Mowing Services - Various Locations	3,167.29
028122	5/02/2025	Linds Rehabilitation Equipment	AFAC - Disability Equipment Servicing	1,038.50
028123	5/02/2025	Ronco Group Pty Ltd	Parts - Various Plant	605.92
028124	5/02/2025	McLeods Lawyers Pty Ltd	Legal Services	5,726.20
028125	5/02/2025	Bormaz Contracting Pty Ltd	Fire Break Maintenance Works	6,853.00
028126	5/02/2025	Insurance Smash Repairs	Insurance Excess	500.00
028127	5/02/2025	Supagas Pty Limited	Forklift Gas Bottles Landfill Site	390.26
028128	5/02/2025	Intrinsic Projects Pty Ltd	Refund Security Deposit	400.00
028129	5/02/2025	YHB Group Pty Ltd	Refund Security Deposit	400.00
028130	5/02/2025	Scottish Masonic Charitable Foundation	Security Guard - Armadale Highland Gathering	457.00
028131	5/02/2025	Carlo Spina	Refund - Tipping Fees	91.00
028132	5/02/2025	Gosnells Physiotherapy	Refund for duplicate payment	337.00
028133	5/02/2025	Samantha Brown	Sporting Recreation and Development Donation	350.00
028134	5/02/2025	Joshua Cavanagh	Sporting Recreation and Development Donation	250.00
028135	5/02/2025	Harrisdale Primary School	Bond Refund	200.00
028136	5/02/2025	Justin B Drive	Staff Training	90.00
028137	5/02/2025	Ngahuia Maxwell	Refund - Tipping Fees	56.50
028138	5/02/2025	Amaka Nwankwo	Refund for Cancelled Meeting Room Hire	195.00
028139	7/02/2025	ALS Library Services Pty Ltd	Library Resources	927.06
028140	7/02/2025	Armadale Newsagency	Newspapers Armadale Library	728.36
028141	7/02/2025	Australian Services Union	Australian Services Union Payroll Deductions	518.00
028142	7/02/2025	Beaver Tree Services Aust Pty Ltd	Tree Pruning and Mulching Services - Various Locations	20,217.73
028143	7/02/2025	BP Australia Pty Ltd	Fuels & Oils - Depot	33,541.66
028144	7/02/2025	Carroll & Richardson-Flagworld	Handwaver Flags - Citizenship Ceremonies	1,754.50
028145	7/02/2025	Challenge Chemicals Australia	Cleaning Chemicals	425.70
028146	7/02/2025	Child Support Agency	Child Support Deduction Payroll Deductions	2,060.95
028147	7/02/2025	City of Armadale-Social Club	Social Club (employee) Payroll Deductions	308.40
028148	7/02/2025	Civica Pty Ltd	Rates on Demand	264.00
028149	7/02/2025	Dept Of Mines, Industry Regulation And Safety	BSL Levy Collected	81,727.31
028150	7/02/2025	Moore Australia (WA) Pty Ltd	Staff Training	4,862.00
028151	7/02/2025	LGRCEU	LGRCEU Payroll Deductions	427.62
028152	7/02/2025	Downer EDI Works Limited	Road Repairs & Works - Various Locations	109,497.16
028153	7/02/2025	Telstra	Telephone Charges	30.00
028154	7/02/2025	Water Corporation	Water Usage Charges	4,726.50
028155	7/02/2025	Synergy Energy	Electricity Charges	24,256.89
028156	7/02/2025	E & MJ Roshier Pty Ltd	Parts/Repairs - Plant & Machinery	2,652.30
028157	7/02/2025	Onhold Magic Pty Ltd	Messages on Hold Fees	110.00
028158	7/02/2025	Wren Oil	Oil Waste Removal Landfill Site	286.00
028159	7/02/2025	BGC Residential Pty Ltd	Refund Security Deposit	1,200.00
028160	7/02/2025	Waterlogic Australia Pty Ltd	Refreshments	2,326.15
028161	7/02/2025	Armadale Steel & Industrial Supplies	Parts/Repairs - Plant & Machinery	144.90
028162	7/02/2025	TJ Depiazzi & Sons	Softfall Stock - Depot	4,958.25
028163	7/02/2025	Affordable Living Homes	Refund Security Deposit	400.00
028164	7/02/2025	Commercial Aquatics Australia	Parts - AFAC	423.50

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028165	7/02/2025	Beacon Equipment	Parts/Repairs - Plant & Machinery	1,993.00
028166	7/02/2025	Specialty Timber Flooring WA	Parts/Repairs - Plant & Machinery	7,926.60
028167	7/02/2025	Better Pets and Gardens Kelmscott	Cat and Dog Food - Dog Pound	49.94
028168	7/02/2025	Insolvency & Trustee Service Australia	Motor Vehicle Searches	20.00
028169	7/02/2025	Complete Office Supplies	Stationery	75.24
028170	7/02/2025	Garrards Pty Ltd	Cleaning Products	483.52
028171	7/02/2025	Acurix Networks Pty Ltd	Public WIFI Access Various Sites	343.20
028172	7/02/2025	Budget Rent a Car	Hire of Motor Vehicle	1,334.96
028173	7/02/2025	Quick Super	Superannuation Contributions Payroll	302,463.89
028174	7/02/2025	Datacom Systems (AU) Pty Ltd - WA Division	Computer Equipment - Leases	38,075.01
028175	7/02/2025	Turf Care WA Pty Ltd	Fertiliser Application - Various Reserves	1,732.50
028176	7/02/2025	Downings Electrical Service	Electrical Services	181.50
028177	7/02/2025	Northlake Electrical Pty Ltd	Electrical Services	478.50
028178	7/02/2025	Stott & Hoare	Computer Equipment - Leases	69,217.50
028179	7/02/2025	ThermalScope	Thermal Imaging & Reporting - Survey and Reporting - Various Sites	4,158.00
028180	7/02/2025	Hi Tech Security WA Pty Ltd	Security Services/Monitoring - Various Sites	1,173.17
028181	7/02/2025	Supercivil Pty Ltd	Road Resurfacing Works	57,432.65
028182	7/02/2025	Quicklee Express Transport & Distribution Pty Ltd	Courier Services	464.20
028183	7/02/2025	LD&D Australia Pty Limited	Refreshments	116.58
028184	7/02/2025	West Tip Waste Control Pty Ltd	General Waste Collections	66,223.75
028185	7/02/2025	Belvista Properties	Rent/Outgoings Kelmscott Library	24,788.83
028186	7/02/2025	Odour Control Systems International Limited	Cellulose & Freight	12,100.00
028187	7/02/2025	Katherine John Entertainment	Australia Day 2025 - artist footage	2,310.00
028188	7/02/2025	QTM Pty Ltd	Hire of Traffic Controllers	1,777.04
028189	7/02/2025	Agrimate	Chainmesh Fencing - Roleystone Theatre	2,931.94
028190	7/02/2025	Southern Cross Protection Pty Ltd	Security Services/Monitoring - Various Sites	14,076.52
028191	7/02/2025	MDM Entertainment Pty Ltd	Library Resources	1,117.24
028192	7/02/2025	Armadale Liquor Pty Ltd	Refreshments	20.00
028193	7/02/2025	S A Hall	Expenses Reimbursement	17.74
028194	7/02/2025	GFG Temp Assist	Hire of Temporary Staff	9,028.80
028195	7/02/2025	Dell Financial Services Pty Ltd	Computer Equipment - Leases	21,577.71
028196	7/02/2025	Techstreet Pty Ltd	Subscription Fees	78.10
028197	7/02/2025	ABN Residential WA Pty Ltd	Refund Security Deposit	400.00
028198	7/02/2025	Examiner Newspapers (WA)	Advertising	770.00
028199	7/02/2025	Fennessy Recruitment Pty Ltd	Hire of Temporary Staff	2,034.12
028200	7/02/2025	Advanced Spatial Technologies Pty Ltd	Subscription Fees	20,570.00
028201	7/02/2025	Simply Perthfect	Social Media Management	1,735.00
028202	7/02/2025	Dome Armadale	Catering Various Events/Meetings	170.75
028203	7/02/2025	Moving Expressions	Staff Training	375.00
028204	7/02/2025	ABN Residential WA Pty Ltd	Refund Security Deposit	800.00
028205	7/02/2025	EV Dealer Group Pty Ltd	1 x BYD Seal Dynamic (Replacement Vehicle P2005)	50,999.00
028206	7/02/2025	JJCT Packaging Pty Ltd	Payroll Deductions	12,110.12
028207	7/02/2025	Australian HVAC Services	Airconditioning Services	1,531.97
028208	7/02/2025	Flexi Staff Group Pty Ltd	Hire of Temporary Staff	7,113.41

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028209	7/02/2025	Metrowest Service Pty Ltd	Repairs and Maintenance - AFAC	2,747.80
028210	7/02/2025	EV Charging Systems	Hardware - EV Charging Systems	7,480.00
028211	7/02/2025	Easisalary Pty Ltd	Payroll Deductions	642.41
028212	7/02/2025	Services Australia - Centrelink	Centrelink Garnishee Staff Wages	303.57
028213	7/02/2025	Midland Minicrete	Parts/Repairs - Plant & Machinery	695.10
028214	7/02/2025	Kwinana WTE Project Co Pty Ltd	Waste to Energy Disposal Fee	392,530.92
028215	7/02/2025	One New Energy Pty Ltd	Consultancy Services	5,197.50
028216	7/02/2025	PBR Plumbing Pty Ltd	AFAC - Roof maintenance	2,492.00
028217	7/02/2025	McLeods Lawyers Pty Ltd	Legal Services	6,997.10
028218	7/02/2025	Bormaz Contracting Pty Ltd	Fire Break Maintenance Works	2,145.00
028219	7/02/2025	R Casilli	Rates Double Payment Refund	1,472.83
028220	7/02/2025	Wayne Sanders	Cross Over Subsidy	400.00
028221	12/02/2025	Alinta Gas	Gas Charges	44.55
028222	12/02/2025	Australian Institute of Management (AIM)	Staff Training	1,240.00
028223	12/02/2025	BOC Gases Australia Limited	AFAC - Medical Oxygen	94.15
028224	12/02/2025	Browns Sweeping	Street Sweeping Plumosa Lane, Harrisdale.	396.00
028225	12/02/2025	Byford Bobcats	Hire of Bobcat - Don Simmons Reserve	396.00
028226	12/02/2025	Cleveland Compressed Air Services	Parts/Repairs - Plant & Machinery	775.50
028227	12/02/2025	Coca-Cola Amatil (Aust) Pty Ltd	Refreshments	380.06
028228	12/02/2025	Hays Personnel Services (Aust) Pty Ltd	Hire of Temporary Staff	1,463.97
028229	12/02/2025	Jason Signmakers	Bus Shelter Panel Repairs / QT# 53499	6,460.56
028230	12/02/2025	Local Government Professionals Aust WA	Staff Training	1,530.00
028231	12/02/2025	National Collections	Debt collection FY 2023/24	9.90
028232	12/02/2025	Planning Institute of Aust (WA Division)	Staff Training	2,730.00
028233	12/02/2025	Ambius	Hire of Plants Champion Centre	2,745.82
028234	12/02/2025	Roleystone Courier	Advertising	850.00
028235	12/02/2025	Veolia Recycling and Recovery Pty Ltd	Recycling Collections Various Locations	123,921.48
028236	12/02/2025	Stewart & Heaton Clothing Co Pty Ltd	PPE Equipment	100.83
028237	12/02/2025	Target Towing Service	Towing Charges	660.00
028238	12/02/2025	Water Corporation	Water Usage Charges	3,061.20
028239	12/02/2025	Synergy Energy	Electricity Charges	18,268.37
028240	12/02/2025	St John Ambulance WA Ltd	Staff Training	1,272.40
028241	12/02/2025	Kleenheat Gas Pty Ltd	Gas Charges	10,278.35
028242	12/02/2025	Technology One Ltd	Consultancy Services	7,656.00
028243	12/02/2025	Public Transport Authority of WA	Bus Shelter * 6 - Chadwick, Wright Road & Various	51,665.10
028244	12/02/2025	Armada Neighbourhood Watch	Social Priorities Service Agreement	3,200.00
028245	12/02/2025	BGC Residential Pty Ltd	Refund Security Deposit	1,600.00
028246	12/02/2025	Programmed Property Services Pty Ltd	Grounds Maintenance AFAC - December 2024	6,462.50
028247	12/02/2025	Natural Area Management & Services	Living Stream Improvement Works	24,024.00
028248	12/02/2025	Beacon Equipment	Parts/Repairs - Plant & Machinery	368.00
028249	12/02/2025	Greenfield Gardening	Landscaping Services - Various Sites	8,232.37
028250	12/02/2025	Home Group WA Pty Ltd	Refund Security Deposit	400.00
028251	12/02/2025	Aveling Training & Consulting	Staff Training	1,089.00
028252	12/02/2025	LFA First Response	First Aid Supplies - AFAC	1,116.45

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Trans #	Date	Payee	Description	Amount
028253	12/02/2025	Datacom Systems (AU) Pty Ltd - WA Division	Computer Equipment	1,572.71
028254	12/02/2025	Downings Electrical Service	Electrical Services - Explorer Park	165.00
028255	12/02/2025	Bisht Pty Ltd	Newspapers Seville Grove Library	91.00
028256	12/02/2025	Paramount Electrical Services	Electrical Services	25,651.20
028257	12/02/2025	Hi Tech Security WA Pty Ltd	Security Services/Monitoring - Various Sites	935.00
028258	12/02/2025	Artistralia	MIM - Licenses Movies	1,980.00
028259	12/02/2025	Horizon West Landscape Constructions	Jull Street Lighting & Landscaping Installation	3,638.80
028260	12/02/2025	A J Vanderplas	Expenses Reimbursement	19.00
028261	12/02/2025	Hudson Global Resources (Aust) Pty Limited	Hire of Temporary Staff	1,713.36
028262	12/02/2025	Cohera-Tech Pty Ltd	AFAC - Cohera Tech Subscription	726.86
028263	12/02/2025	Rentokil Initial Pty Ltd	Sanitary Services AFAC	1,693.81
028264	12/02/2025	AAC Wristbands Australia Pty Ltd	Wristbands - AFAC	10,196.07
028265	12/02/2025	Hiway WA Pty Ltd	Resealing/Repairs - Canning Road	13,910.33
028266	12/02/2025	Materon Investments WA Pty Ltd	Refund Security Deposit	400.00
028267	12/02/2025	First Homebuilders Pty Ltd	Refund Security Deposit	400.00
028268	12/02/2025	Surun Services Pty Ltd	Morgan Park Project - Sports Lighting Up & Gwynn Tennis Lighting Upgrade	341,339.36
028269	12/02/2025	Southern Cross Protection Pty Ltd	Security Services/Monitoring - Various Sites	594.00
028270	12/02/2025	A_Space Australia Pty Ltd	Replacement Equipment - Guerin Park Playground	5,582.50
028271	12/02/2025	Bridgestone Australia Ltd	Tyres - Various Plant	577.54
028272	12/02/2025	CHG-Meridian Australia Pty Limited	AFAC Equipment Leases	96,034.52
028273	12/02/2025	Moray and Agnew	Legal Services	1,257.41
028274	12/02/2025	HVG Graphics Pty Ltd	Street Art Outdoor Floor Graphic	1,250.15
028275	12/02/2025	Go Doors Pty Ltd	Service of 2 Automatic sliding doors	488.18
028276	12/02/2025	Dell Financial Services Pty Ltd	Computer Equipment - Leases	5,222.48
028277	12/02/2025	ChoiceOne Pty Ltd	Hire of Temporary Staff	6,237.79
028278	12/02/2025	ABN Residential WA Pty Ltd	Refund Security Deposit	2,000.00
028279	12/02/2025	Freeway Water Cartage Pty Ltd	Refreshments	330.00
028280	12/02/2025	Party Higher Pty Ltd	Let's Chill Armadale Youth Event 2025	2,728.00
028281	12/02/2025	ABN Residential WA Pty Ltd	Refund Security Deposit	800.00
028282	12/02/2025	Australian HVAC Services	Airconditioning Services	140.63
028283	12/02/2025	Carolyn Ryder	Expenses Reimbursement	19.60
028284	12/02/2025	ASCON Survey and drafting Pty Ltd	Surveying Services	2,322.10
028285	12/02/2025	BBC Digital Perth	Photocopier Usage	110.00
028286	12/02/2025	C & K Hannibal Pty Ltd	Hire of Excavator - Morgan Park Playground	396.00
028287	12/02/2025	AMS Technology Group Pty Ltd	AFAC - HVAC & Geothermal Contract	2,057.91
028288	12/02/2025	Midland Minicrete	Parts/Repairs - Plant & Machinery	680.00
028289	12/02/2025	Michelle Anne Davies	Storage Tubs	69.87
028290	12/02/2025	Cornerstone Legal WA Pty Ltd	Legal Services	968.00
028291	12/02/2025	Ecospill Pty Ltd	Materials - Various - AFAC	653.45
028292	12/02/2025	Kristin Stephenson	Expenses Reimbursement	87.00
028293	12/02/2025	Paris Reha	Expenses Reimbursement	52.69
028294	12/02/2025	Helen Scott	Sporting Recreation and Development Donation	350.00
028295	12/02/2025	Barbara Williams	Cross Over Subsidy	400.00
028296	12/02/2025	Michael Derek Alexander Munro	Cross Over Subsidy	400.00

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Trans #	Date	Payee	Description	Amount
028297	12/02/2025	Bushland Nominees Pty Ltd	Refund of Credit	12,650.65
028298	12/02/2025	Gan Say Quan	Cross Over Subsidy	400.00
028299	12/02/2025	Jennifer Wahrlich	Cross Over Subsidy	400.00
028300	12/02/2025	Tara Collis	Sporting Recreation and Development Donation	350.00
000453	13/02/2025	City of Armadale	Petty Cash Recoup	2,990.95
000454	13/02/2025	City of Armadale-History House	Petty Cash Recoup	147.90
000455	13/02/2025	City of Armadale-Community Services	Petty Cash Recoup	300.00
028301	14/02/2025	Armadale Lock & Key Service	Padlocks/Keys Cut - Various Locations	316.50
028302	14/02/2025	Beaver Tree Services Aust Pty Ltd	Tree Pruning and Mulching Services - Various Locations	38,757.95
028303	14/02/2025	Browns Sweeping	Street Sweeping Various Sites	8,314.90
028304	14/02/2025	Down Under Signs Pty Ltd	Signage	441.76
028305	14/02/2025	Smoke And Mirrors Audio Visual	Hire of Equipment	1,450.50
028306	14/02/2025	Telstra	Telephone Charges	6,552.81
028307	14/02/2025	Westbooks	Library Resources	1,684.28
028308	14/02/2025	Synergy Energy	Electricity Charges	5,805.97
028309	14/02/2025	Gecko Contracting Turf & Landscaping	Landscaping Services - Various Sites	990.00
028310	14/02/2025	Apacoe Aid Incorporated	Plant Stock - Habitat Links	1,989.90
028311	14/02/2025	Office Line	Office Furniture	493.90
028312	14/02/2025	E & MJ Rosher Pty Ltd	Parts/Repairs - Plant & Machinery	1,206.35
028313	14/02/2025	Officeworks Business Direct	Stationery	39.00
028314	14/02/2025	Western Power Networks	Design Services	9,240.00
028315	14/02/2025	JB HIFI Group Pty Ltd (Armadale)	Computer Equipment	230.00
028316	14/02/2025	Refresh Waters Pty Ltd	Refreshments	46.00
028317	14/02/2025	ID Consulting Pty Ltd	Consultancy Services	32,500.00
028318	14/02/2025	Wren Oil	Oil Waste Removal Landfill Site	264.00
028319	14/02/2025	J-Corp Pty Ltd - Homestart	Refund Security Deposit	2,000.00
028320	14/02/2025	Superior Pak Pty Ltd	Parts/Repairs - Plant & Machinery	4,128.07
028321	14/02/2025	Commercial Aquatics Australia	Parts - AFAC	4,620.46
028322	14/02/2025	Smart Colour Signs	Bike Wheel Cover Graphics	762.30
028323	14/02/2025	Planning Institute of Australia	PIA Planning Congress 2025	2,335.00
028324	14/02/2025	Horizon West Landscape & Irrigation	Verge tidy up - Wellman	4,290.00
028325	14/02/2025	Vorgee Pty Ltd	Retail Items - AFAC Kiosk	4,164.05
028326	14/02/2025	Acurix Networks Pty Ltd	Public WIFI Access Various Sites	5,266.65
028327	14/02/2025	WOW Wilderness Eco Projects	Plate Kit - Squeeze Bulb, Shoe Brush Kit & Hoof Brush	2,664.00
028328	14/02/2025	Structerre Consulting Engineers	Consultancy Services	3,960.00
028329	14/02/2025	Dowsing Concrete	Construction of Concrete Footpath & Works	53,508.40
028330	14/02/2025	The Information Management Group Pty Ltd	Digitisation of Records	2,464.69
028331	14/02/2025	Paperbark Technologies Pty Ltd	Consultancy Services	49,401.00
028332	14/02/2025	EOS Electrical	Repairs - Street Lighting City Owned	4,023.11
028333	14/02/2025	Frontline Fire & Rescue Equipment	PPE Equipment	1,444.72
028334	14/02/2025	E Fire & Safety	Staff Training	66.00
028335	14/02/2025	K L Jennings	Expenses Reimbursement	81.29
028336	14/02/2025	Downings Electrical Service	Electrical Services - Explorer Park	572.00
028337	14/02/2025	Stott & Hoare	Computer Equipment	1,761.10

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<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
028338	14/02/2025	Paramount Electrical Services	Electrical Services	12,259.29
028339	14/02/2025	Hi Tech Security WA Pty Ltd	Security Services/Monitoring - Various Sites	7,108.20
028340	14/02/2025	Graffiti Systems Australia	Remove Graffiti Various Locations	4,914.41
028341	14/02/2025	Prime Projects Construction Pty Ltd	Refund Security Deposit	2,400.00
028342	14/02/2025	LD&D Australia Pty Limited	Refreshments	116.58
028343	14/02/2025	NewGround Water Services	Karragullen oval – Bore 1 and 2, Karragullen	39,100.16
028344	14/02/2025	D M Hewston	Expenses Reimbursement	15.00
028345	14/02/2025	A Floral Moment	Condolence Flowers	82.95
028346	14/02/2025	The Calapai Family Trust	GPS Expenses Various Plant	1,826.00
028347	14/02/2025	Remondis Australia Pty Ltd	Cardboard collection	2,758.84
028348	14/02/2025	Aflex Technology (NZ) Ltd	AFAC - Valve tool for inflatable rings	52.80
028349	14/02/2025	Materon Investments WA Pty Ltd	Refund Security Deposit	1,600.00
028350	14/02/2025	Southern Cross Protection Pty Ltd	Security Services/Monitoring - Various Sites	7,469.41
028351	14/02/2025	MDM Entertainment Pty Ltd	Library Resources	3,022.15
028352	14/02/2025	Marshall Beattie Automation	AFAC - Scheduled entry gate service	1,262.80
028353	14/02/2025	Ailtire Pty Ltd	Consultancy Services	9,460.00
028354	14/02/2025	Biomax Pty Ltd	Service Biomax Unit	865.00
028355	14/02/2025	Nordic Fitness Equipment	Antibacterial Wipes - AFAC	1,190.00
028356	14/02/2025	Iris ID Pty Ltd	SunSquirt data package - AFAC	97.67
028357	14/02/2025	Building Automation and Electrical Services Pty Ltd	Parts/Repairs - Plant & Machinery	8,266.50
028358	14/02/2025	Classic Home & Garage Innovations Pty Ltd	Refund Security Deposit	800.00
028359	14/02/2025	Otium Planning Group	Consultancy Services	33,308.00
028360	14/02/2025	La Vida Australia Pty Ltd	Refund Security Deposit	800.00
028361	14/02/2025	Go Doors Pty Ltd	Install Auto UAT Door	8,275.30
028362	14/02/2025	Dell Financial Services Pty Ltd	Computer Equipment	1,666.80
028363	14/02/2025	Veraison WA Pty Ltd	Consultancy Services	10,989.00
028364	14/02/2025	ABN Residential WA Pty Ltd	Refund Security Deposit	400.00
028365	14/02/2025	Trayd Australia Pty Ltd	Consultancy Services	1,980.00
028366	14/02/2025	Examiner Newspapers (WA)	Advertising	1,155.00
028367	14/02/2025	Fennessy Recruitment Pty Ltd	Hire of Temporary Staff	5,085.30
028368	14/02/2025	Sharon Edwards	Staff Training	150.00
028369	14/02/2025	SLR Consulting Australia Pty Ltd	Consultancy Services	10,782.75
028370	14/02/2025	Treewest Australia Pty Ltd	Tree Services	2,185.00
028371	14/02/2025	Flexi Staff Group Pty Ltd	Hire of Temporary Staff	9,541.12
028372	14/02/2025	Nicolas Errol	Expenses Reimbursement	16.20
028373	14/02/2025	Miniquip Hire	Hire of Equipment	509.30
028374	14/02/2025	Fun Reads 4 Kids	School Holiday program presenter	250.00
028375	14/02/2025	Commercial Netmakers	Replacement barrier nets - Arena	8,679.00
028376	14/02/2025	RocknRubble Solutions Pty Ltd	Clean Concrete Mix	1,738.00
028377	14/02/2025	Justin Raji	Refund for Cancelled Meeting Room Hire	54.00
028378	14/02/2025	Luke Devereux	Refund - Overpayment of Building permit fee	30.80
028379	14/02/2025	Lionel Chitiyo	Sporting Recreation and Development Donation	250.00
028380	14/02/2025	Mirvac (WA) Pty Ltd	Bond Refund - Over paid Rates	28,392.54
028381	14/02/2025	Mirvac (WA) Pty Ltd	Bond Refund - Over paid Rates	867.76

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<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
028382	19/02/2025	Alinta Gas	Gas Charges	71.10
028383	19/02/2025	Armada Mower World	Parts - Parks Minor Equipment	180.00
028384	19/02/2025	Baileys Fertilisers	Fertiliser Application - Various Reserves	10,560.00
028385	19/02/2025	Beaver Tree Services Aust Pty Ltd	Tree Pruning and Mulching Services - Various Locations	3,450.15
028386	19/02/2025	Browns Sweeping	Street Sweeping Various Sites	15,708.00
028387	19/02/2025	Burgess Rawson (WA) Pty Ltd	Water Usage Charges - 2753 Albany Hwy Kelmscott Lot Railway Reserve	6.27
028388	19/02/2025	Challenge Chemicals Australia	Cleaning Chemicals	180.18
028389	19/02/2025	Landgate	GRV Valuations G2024/25	362.92
028390	19/02/2025	Dept of Transport	Motor Vehicle Searches	4.55
028391	19/02/2025	Hays Personnel Services (Aust) Pty Ltd	Hire of Temporary Staff	1,463.97
028392	19/02/2025	Noise & Vibration Measurement Systems	Licensing - Subscription	1,820.50
028393	19/02/2025	WA Library Supplies	Library Resources	200.90
028394	19/02/2025	Water Corporation	Water Usage Charges	6,033.12
028395	19/02/2025	Synergy Energy	Electricity Charges	65,084.55
028396	19/02/2025	Hello World	Conference Attendance	1,798.00
028397	19/02/2025	E & MJ Rosher Pty Ltd	Parts/Repairs - Plant & Machinery	1,002.92
028398	19/02/2025	Mackay Urban Design	Design Review Panel Meeting	550.00
028399	19/02/2025	Western Power Networks	Design Services	3,300.00
028400	19/02/2025	Tourism Council WA Limited	Renewal - Membership - 2024-2025	110.00
028401	19/02/2025	Book Easy Pty Ltd	Subscription Fees	330.00
028402	19/02/2025	Environmental Industries	Mowing Services - Various Locations	21,694.20
028403	19/02/2025	Valvoline (Australia)	Fuels & Oils - Various Plant	2,417.36
028404	19/02/2025	Programmed Property Services Pty Ltd	Grounds Maintenance AFAC - December 2024	1,908.50
028405	19/02/2025	Greenfield Gardening	Landscaping Services - Various Sites	6,037.04
028406	19/02/2025	Better Pets and Gardens Kelmscott	Cat and Dog Food - Dog Pound	687.31
028407	19/02/2025	Perth Expohire & Furniture Group	Office Furniture	6,248.00
028408	19/02/2025	Dowsing Concrete	Construction of Concrete Footpath & Works	82,277.80
028409	19/02/2025	Mother Earth Gardening & Landscaping	Landscaping Services	1,771.00
028410	19/02/2025	Georgiou Group Pty Ltd	Refund Security Deposit	400.00
028411	19/02/2025	Economic Development Australia Limited	Meetings/Conferences	209.00
028412	19/02/2025	ReNew Property Maintenance	Mowing Services - Various Locations	4,224.00
028413	19/02/2025	Scott Printers Pty Ltd	Printing Material - AFAC	1,895.30
028414	19/02/2025	E Fire & Safety	Staff Training	132.00
028415	19/02/2025	Turf Care WA Pty Ltd	Fertiliser Application - Various Reserves	990.00
028416	19/02/2025	SCP Conservation And Land Management	Dieback Hygiene Stations	2,046.00
028417	19/02/2025	Stott & Hoare	Computer Equipment	5,685.90
028418	19/02/2025	Seisma Pty Ltd	Program Management Fees	30,758.59
028419	19/02/2025	AFGRI Equipment Australia Pty Ltd	Parts - FP527	1,280.77
028420	19/02/2025	Graffiti Systems Australia	Remove Graffiti Various Locations	2,689.03
028421	19/02/2025	On Tap Plumbing & Gas Pty Ltd	Plumbing Services - AFAC	8,455.05
028422	19/02/2025	Prime Projects Construction Pty Ltd	Refund Security Deposit	800.00
028423	19/02/2025	Common Ground Trails Pty Ltd	Consultancy Services	2,648.80
028424	19/02/2025	LD&D Australia Pty Limited	Refreshments	404.28
028425	19/02/2025	Hudson Global Resources (Aust) Pty Limited	Hire of Temporary Staff	2,027.48

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<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
028426	19/02/2025	Run Energy Pty Limited	Gas & Flare Maintenance Landfill Site	2,678.58
028427	19/02/2025	Precision Cabinet Makers	Office Furniture	3,141.77
028428	19/02/2025	Southern Bins Pty Ltd	Hire of Skip Bin	1,020.00
028429	19/02/2025	Southern Cross Protection Pty Ltd	Security Services/Monitoring - Various Sites	594.00
028430	19/02/2025	Landcare Weed Control	Weed Control - Palomino	4,209.70
028431	19/02/2025	Triodia Scanning Services	Consultancy Services	726.00
028432	19/02/2025	Getaway Outdoors - Kelmscott	AFAC Staff 5 year gift 2025	680.00
028433	19/02/2025	ATO PAYG	Tax Deductions Payroll	448,711.00
028434	19/02/2025	Roleystone Karragullen Bush Fire Brigade	Expenses Reimbursement	136.95
028435	19/02/2025	Iris ID Pty Ltd	SunSquirt data package - AFAC	82.50
028436	19/02/2025	Perth Better Homes	Repair Shade Sails - Greenlink Park	3,894.00
028437	19/02/2025	GFG Temp Assist	Hire of Temporary Staff	11,531.58
028438	19/02/2025	Go Doors Pty Ltd	Service of 2 Automatic sliding doors	599.19
028439	19/02/2025	Sandy Taylor Digital Marketing	Website Maintenance	330.00
028440	19/02/2025	Miracle Recreation Equipment	Repair Play Equipment - Willowdale Park	440.00
028441	19/02/2025	A Class Auto Electrical and Air Conditioning	Parts/Repairs - Plant & Machinery	1,809.50
028442	19/02/2025	Dell Financial Services Pty Ltd	Computer Equipment	801.24
028443	19/02/2025	ATI-Mirage Training and Business Solutions Pty Ltd	Staff Training	1,484.55
028444	19/02/2025	ChoiceOne Pty Ltd	Hire of Temporary Staff	6,419.06
028445	19/02/2025	Western Irrigation Pty Ltd	Service Dosing Unit	792.28
028446	19/02/2025	Chindarsi Architects Pty Ltd	Design Services	1,980.00
028447	19/02/2025	Consultas Pty Ltd	Consultancy Services	2,928.75
028448	19/02/2025	Safe 4 Kids (Aust) Pty Ltd	Social Priorities Service Agreement	6,424.00
028449	19/02/2025	ABN Residential WA Pty Ltd	Refund Security Deposit	400.00
028450	19/02/2025	Karlup Wheels In Motion Indigenous Corporation	2024 / 2025 Service Agreement	1,820.00
028451	19/02/2025	MM IT Consulting (WA) Pty Ltd	Consultancy Services	3,564.00
028452	19/02/2025	Civil Engineering Assignments	Consultancy Services	3,037.32
028453	19/02/2025	Mindful Emergence	Meditation Hour - December	90.00
028454	19/02/2025	Grow Cook Eat WA	Food and Friends Project - Final payment 40% of contract total	7,038.80
028455	19/02/2025	Insight Urbanism Pty Ltd	Meetings/Conferences	1,004.30
028456	19/02/2025	Tyre Power Kelmscott	Parts/Repairs - Plant & Machinery	765.00
028457	19/02/2025	AMS Technology Pty Ltd	AFAC - Reactive HVAC maintenance	2,827.64
028458	19/02/2025	Robin Ramirez Decorative and Fine Arts	Manga Art Workshop	760.00
028459	19/02/2025	Cornerstone Legal WA Pty Ltd	Legal Services	396.00
028460	19/02/2025	Orchard Espresso	Catering Various Events/Meetings	338.00
028461	19/02/2025	McLeods Lawyers Pty Ltd	Legal Services	1,509.12
028462	19/02/2025	My Office Solutions	File Archive Boxes, Shipping Cost	508.20
028463	19/02/2025	Kate Blakeley	Sporting Recreation and Development Donation	250.00
028464	19/02/2025	Kate Blakeley	Sporting Recreation and Development Donation	250.00
028465	19/02/2025	Kate Blakeley	Sporting Recreation and Development Donation	250.00
028466	19/02/2025	Prompt Personnel Pty Ltd	Refund of Rates Duplicate Payment	199.00
028467	19/02/2025	Forrestdale Ranford Pty Ltd	Refund Maintenance Bond	6,286.75
000456	21/02/2025	City of Rockingham	Asbestos Removal	193.67
000457	21/02/2025	City of Armadale	Petty Cash Recoup	61.70

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<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
000458	21/02/2025	City of Armadale-Aquatic Centre	Petty Cash Recoup	292.90
000459	21/02/2025	City of Armadale-History House	Petty Cash Recoup	181.15
000460	21/02/2025	City of Armadale	Petty Cash Recoup	280.10
000461	21/02/2025	City of Armadale-Community Services	Petty Cash Recoup	1,000.00
028468	21/02/2025	Accidental Health & Safety-Perth	First Aid Supplies	984.06
028469	21/02/2025	ALS Library Services Pty Ltd	Library Resources	1,522.38
028470	21/02/2025	Australian Services Union	Australian Services Union Payroll Deductions	518.00
028471	21/02/2025	Beaver Tree Services Aust Pty Ltd	Tree Pruning and Mulching Services - Various Locations	29,051.00
028472	21/02/2025	BP Australia Pty Ltd	Fuels & Oils - Depot	35,133.90
028473	21/02/2025	Browns Sweeping	Street Sweeping Various Sites	7,588.90
028474	21/02/2025	Child Support Agency	Child Support Deduction Payroll Deductions	1,591.50
028475	21/02/2025	City of Armadale-Social Club	Social Club (employee) Payroll Deductions	330.00
028476	21/02/2025	LGRCEU	LGRCEU Payroll Deductions	427.62
028477	21/02/2025	Royal Lifesaving Society	Rescue Equipment - AFAC	175.00
028478	21/02/2025	WALGA	2024 WALGA Conference	1,309.00
028479	21/02/2025	Water Corporation	Water Usage Charges	2,189.06
028480	21/02/2025	Synergy Energy	Electricity Charges	887.66
028481	21/02/2025	Work Clobber	PPE Equipment	124.20
028482	21/02/2025	Gecko Contracting Turf & Landscaping	Landscaping Services - Various Sites	3,822.50
028483	21/02/2025	Apace Aid Incorporated	Plant Stock - Habitat Links	2,112.00
028484	21/02/2025	E & MJ Rosher Pty Ltd	Parts/Repairs - Plant & Machinery	10.11
028485	21/02/2025	Modern Teaching Aids Pty Ltd	Stationery	153.23
028486	21/02/2025	Valvoline (Australia)	Fuels & Oils - Various Plant	6,519.71
028487	21/02/2025	Programmed Property Services Pty Ltd	Grounds Maintenance AFAC - December 2024	22,327.33
028488	21/02/2025	Clever Patch Pty Ltd	Library Resources	233.03
028489	21/02/2025	Commercial Aquatics Australia	Parts - AFAC	1,028.50
028490	21/02/2025	Beacon Equipment	Parts/Repairs - Plant & Machinery	52.00
028491	21/02/2025	Sonic HealthPlus	Preplacement Medicals	1,936.00
028492	21/02/2025	Height Safety Solutions	Inspection/Tagging Harness Equipment	11,227.48
028493	21/02/2025	Horizon West Landscape & Irrigation	Weed Control - Commerce Ave	6,853.00
028494	21/02/2025	Sportspower Armadale	Sporting Equipment	200.00
028495	21/02/2025	Alsco Pty Ltd	Sanitary Services - Various Locations	5,566.16
028496	21/02/2025	Quick Super	Superannuation Contributions Payroll	299,497.23
028497	21/02/2025	E Fire & Safety	Staff Training	2,810.50
028498	21/02/2025	Culture Counts Australia Pty Ltd	Subscription renewal	2,200.00
028499	21/02/2025	R Milnes	Expenses Reimbursement	107.00
028500	21/02/2025	West Power Group Pty Ltd	Service Generator - Depot	381.70
028501	21/02/2025	Hi Tech Security WA Pty Ltd	Security Services/Monitoring - Various Sites	435.60
028502	21/02/2025	Focus Consulting WA Pty Ltd	Consultancy Services	495.00
028503	21/02/2025	On Tap Plumbing & Gas Pty Ltd	Plumbing Services - AFAC	259.05
028504	21/02/2025	A J Vanderplas	Expenses Reimbursement	11.00
028505	21/02/2025	LD&D Australia Pty Limited	Refreshments	116.58
028506	21/02/2025	Hospitality Industry Service Providers (HISP) Pty Ltd	Catering Various Events/Meetings	294.00
028507	21/02/2025	District Refrigeration & Airconditioning Pty Ltd	Degas Fridges/Freezers - Landfill Site	742.50

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<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
028508	21/02/2025	Diverseco Pty Ltd	Load cells installation and commission	4,272.95
028509	21/02/2025	The Trustee For PSCP Investment Trust	Printing Services - Print Department	160.60
028510	21/02/2025	Total Green Recycling	eWaste Recycling Landfill Site	3,842.58
028511	21/02/2025	ATO PAYG	Tax Deductions Payroll	445,909.00
028512	21/02/2025	Bridgestone Australia Ltd	Tyres - Various Plant	1,166.22
028513	21/02/2025	R Buckley	Expenses Reimbursement	405.00
028514	21/02/2025	K G Parker	Sporting Recreation and Development Donation	250.00
028515	21/02/2025	Evolve WA	Staff Training	2,595.00
028516	21/02/2025	Subway Armadale Central	Catering Various Events/Meetings	56.00
028517	21/02/2025	Harvey Norman AV/IT Armadale - Sandetye Pty Ltd	White Goods - Armadale Hall	369.00
028518	21/02/2025	CLASSIC HIRE	Hire of Equipment	605.00
028519	21/02/2025	Examiner Newspapers (WA)	Advertising	1,423.00
028520	21/02/2025	Fennessy Recruitment Pty Ltd	Hire of Temporary Staff	4,814.08
028521	21/02/2025	MBGS Holdings Pty Ltd	Maintenance - AFAC	909.66
028522	21/02/2025	ABN Residential WA Pty Ltd	Refund Security Deposit	800.00
028523	21/02/2025	Supa Group Discretionary Trust	Weed/Vegetation Control	1,201.75
028524	21/02/2025	Civil Engineering Assignments	Consultancy Services	610.50
028525	21/02/2025	JJCT Packaging Pty Ltd	Payroll Deductions	13,007.42
028526	21/02/2025	Cleanaway Co Pty Ltd	HHW Collections Landfill Site	903.16
028527	21/02/2025	Lochness Landscape Services	Public Access Way Maintenance	1,485.00
028528	21/02/2025	Australian HVAC Services	Airconditioning Services	664.29
028529	21/02/2025	Mustang Three Pty Ltd	New Staff Induction Welcome Pack	1,694.00
028530	21/02/2025	Flexi Staff Group Pty Ltd	Hire of Temporary Staff	9,919.01
028531	21/02/2025	ASCON Survey and drafting Pty Ltd	Surveying Services	1,045.00
028532	21/02/2025	Metrowest Service Pty Ltd	Repairs and Maintenance - AFAC	649.00
028533	21/02/2025	Aaron Beales	Expenses Reimbursement	244.55
028534	21/02/2025	Easisalary Pty Ltd	Payroll Deductions	642.41
028535	21/02/2025	Donna Turner	Expenses Reimbursement	81.50
028536	21/02/2025	Services Australia - Centrelink	Centrelink Garnishee Staff Wages	303.57
028537	21/02/2025	Mybrand Digital	Staff Training	12,792.45
028538	21/02/2025	NXEDHENNA	Henna Art Workshop	312.05
028539	21/02/2025	Sanpoint Pty Ltd	Mowing Services - Various Locations	3,167.29
028540	21/02/2025	Nair Shibu Karthikalayam Parameswaran	Bond Refund	500.00
028541	21/02/2025	Debbie Elliott	Refund of BSL for refused building application	61.65
028542	26/02/2025	Able Westchem	AFAC- Sanitiser & Cleaning Chemicals	361.56
028543	26/02/2025	Accidental Health & Safety-Perth	First Aid Supplies	2,220.10
028544	26/02/2025	Alinta Gas	Gas Charges	854.80
028545	26/02/2025	Armadale Kelmscott Self Storage	Storage Unit Rental	170.00
028546	26/02/2025	Baileys Fertilisers	Fertiliser Application - Various Reserves	19,954.00
028547	26/02/2025	BOC Gases Australia Limited	AFAC - Medical Oxygen	80.14
028548	26/02/2025	Civica Pty Ltd	Rates on Demand	11,000.00
028549	26/02/2025	Landgate	GRV Valuations G2024/25	5,552.19
028550	26/02/2025	Hays Personnel Services (Aust) Pty Ltd	Hire of Temporary Staff	1,463.97
028551	26/02/2025	Railway Avenue Vet Hospital	Animal Euthanasia Fees	895.15

Accounts Paid and Submitted to Corporate Services Committee Meeting on 15 April 2025

Payments made between 01-Feb-2025 and 28-Feb-2025

<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
028552	26/02/2025	Royal Lifesaving Society	Rescue Equipment - AFAC	316.90
028553	26/02/2025	Water Corporation	Water Usage Charges	8,693.75
028554	26/02/2025	Synergy Energy	Electricity Charges	12,902.84
028555	26/02/2025	Zipform Pty Ltd	2024/2025 Annual Rate Notices Printing	2,111.66
028556	26/02/2025	Gecko Contracting Turf & Landscaping	Landscaping Services - Various Sites	5,912.50
028557	26/02/2025	St John Ambulance WA Ltd	Staff Training	170.00
028558	26/02/2025	Specialised Lifting Service	Parts/Repairs - Plant & Machinery	1,177.00
028559	26/02/2025	WH Location Services Pty Ltd	Locate Utility Services	7,804.53
028560	26/02/2025	Urban Development Inst of Australia	Consultancy Services	780.00
028561	26/02/2025	SERCUL Inc	Weed Control - Various Locations	56,706.47
028562	26/02/2025	Commercial Aquatics Australia	Parts - AFAC	4,114.00
028563	26/02/2025	Jones Lang Lasalle (WA) Pty Ltd	Monthly Outgoings Orchard House	8,518.95
028564	26/02/2025	Asset Infrastructure Management Pty Ltd	Consultancy Services	17,360.20
028565	26/02/2025	Big W	Library Resources	488.00
028566	26/02/2025	Paperbark Technologies Pty Ltd	Consultancy Services	2,640.00
028567	26/02/2025	Avantgarde Technologies Pty Ltd	Cloud Storage Fees	8,426.00
028568	26/02/2025	Downings Electrical Service	Electrical Services - Explorer Park	4,030.40
028569	26/02/2025	Metro Filters	Clean Filters - Champion Centre	623.70
028570	26/02/2025	Stott & Hoare	Computer Equipment - Leases	39,086.30
028571	26/02/2025	LD&D Australia Pty Limited	Refreshments	202.14
028572	26/02/2025	Hudson Global Resources (Aust) Pty Limited	Hire of Temporary Staff	2,141.70
028573	26/02/2025	Rentokil Initial Pty Ltd	Sanitary Services AFAC	49.22
028574	26/02/2025	BlueChip Timing Pty Ltd	AHG24 - Race bibs, timing chips for Perth Kilt Run	5,624.08
028575	26/02/2025	Katherine John Entertainment (KJE)	Event Coordination Services	11,825.00
028576	26/02/2025	TPG Network Pty Ltd	Ethernet Service Various Sites	9,448.12
028577	26/02/2025	Core Contracting WA	Refund of BSL for refused building application	61.65
028578	26/02/2025	HWL Ebsworth Lawyers	Legal Services	6,858.50
028579	26/02/2025	Vault Protective Security Services	Security Services AFAC	10,734.35
028580	26/02/2025	Armadale Liquor Pty Ltd	Refreshments	234.00
028581	26/02/2025	CHG-Meridian Australia Pty Limited	AFAC Equipment Leases	42,973.53
028582	26/02/2025	Roleystone Karragullen Bush Fire Brigade	Expenses Reimbursement	84.37
028583	26/02/2025	IPEC Pty Ltd	Courier Services	40.18
028584	26/02/2025	GFG Temp Assist	Hire of Temporary Staff	6,824.40
028585	26/02/2025	Go Doors Pty Ltd	Roller Door/Gate PPM Jan 25 Install floor spring & patch fitting - Various	8,969.62
028586	26/02/2025	Miracle Recreation Equipment	Repair Play Equipment - Willowdale Park	2,341.88
028587	26/02/2025	Dell Financial Services Pty Ltd	Computer Equipment	58.78
028588	26/02/2025	Harvey Norman AV/IT Armadale - Sandeteye Pty Ltd	White Goods - Armadale Hall	2,178.00
028589	26/02/2025	Juliet Averill	Sporting Recreation and Development Donation	250.00
028590	26/02/2025	ChoiceOne Pty Ltd	Hire of Temporary Staff	6,749.76
028591	26/02/2025	WA Circus School	Aboriginal Youth Circus Program	4,950.00
028592	26/02/2025	The Trustee for Lane Family Trust	Re-set Senior soccer and junior soccer posts	1,595.00
028593	26/02/2025	Freeway Water Cartage Pty Ltd	Refreshments	660.00
028594	26/02/2025	Graphic Art Mart	Avery Dennison W/F DR OptiTune - Window Film	741.77
028595	26/02/2025	MBGS Holdings Pty Ltd	Maintenance - AFAC	308.00

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Payments made between 01-Feb-2025 and 28-Feb-2025

Trans #	Date	Payee	Description	Amount
028596	26/02/2025	Finite Group APAC Pty Ltd	Hire of Temporary Staff	21,049.35
028597	26/02/2025	Process Automation Group Pty Ltd	Kofax TotalAgility Support Renewal	7,537.42
028598	26/02/2025	EEO Specialists Pty Ltd	Staff Training	2,090.00
028599	26/02/2025	MM IT Consulting (WA) Pty Ltd	Consultancy Services	16,533.00
028600	26/02/2025	Supa Group Discretionary Trust	Weed Control	3,051.40
028601	26/02/2025	Total Essential Services Group Pty Ltd	Consultancy Services	9,130.00
028602	26/02/2025	Elite Pool Covers Holdings Pty Ltd	Repair Blanket Lid - AFAC	1,116.50
028603	26/02/2025	River Road Deli	Staff Training	268.00
028604	26/02/2025	Kilmore Group Pty Ltd	Construction Works	41,174.69
028605	26/02/2025	South Eastern Motor Trimmers	PPE Equipment	825.00
028606	26/02/2025	Ecoscape Australia Pty Ltd	Playground Renewal - Rushton Park	1,713.80
028607	26/02/2025	Coterra Pty Ltd t/a Coterra Environment	Consultancy Services	1,650.00
028608	26/02/2025	Grafted Studio	Consultancy Services	7,092.80
028609	26/02/2025	Gamesworld (WA) Pty Ltd	Catering Various Events/Meetings	169.91
028610	26/02/2025	AMS Technology Group Pty Ltd	AFAC - HVAC & Geothermal Contract	1,972.30
028611	26/02/2025	Midland Minicrete	Parts/Repairs - Plant & Machinery	980.00
028612	26/02/2025	Geographe Community Landcare Nursery INC	Seedlings Roley Pools Program (Deposit)	4,185.02
028613	26/02/2025	Australian Institute of Management Education and Training	Staff Training	1,295.00
028614	26/02/2025	Bluetti Energy Pty Ltd	Refund - Portable Power Station	419.00
028615	26/02/2025	J Koutroulos	Overpayment of Rates by owner	2,017.33
028616	26/02/2025	EA Bratt	Direct Debit Refund of Rates cancelled	132.09
028617	26/02/2025	Forrestdale Ranford Pty Ltd	Refund of Credit - Subdivision	7,778.22
028618	26/02/2025	Good Times Touring	Bond Refund	375.00
028619	26/02/2025	Good Times Touring	Bond Refund	375.00
028620	26/02/2025	Good Times Touring	Bond Refund	375.00
028621	26/02/2025	Carlo Spina	Refund - Tipping Fees	91.00
028622	26/02/2025	Peet Oakford Land Syndicate Ltd	Refund of Credit - Subdivision	10,692.68
028623	28/02/2025	Alinta Gas	Gas Charges	44.55
028624	28/02/2025	Armadale Lock & Key Service	Padlocks/Keys Cut - Various Locations	21.00
028625	28/02/2025	Armadale Kelmscott Self Storage	Storage Unit Rental	305.00
028626	28/02/2025	J Blackwood & Son Pty Ltd	PPE Equipment	541.71
028627	28/02/2025	DORMA Australia Pty Ltd	Parts/Repairs Auto Doors	2,611.45
028628	28/02/2025	Beaver Tree Services Aust Pty Ltd	Tree Pruning and Mulching Services - Various Locations	11,476.30
028629	28/02/2025	Browns Sweeping	Street Sweeping Various Sites	7,588.90
028630	28/02/2025	WINC Australia Pty Ltd	Cleaning Materials	13,985.27
028631	28/02/2025	Landgate	GRV Valuations G2024/25	1,105.15
028632	28/02/2025	Lori's Fuel Station	Fuels & Oils Various Plant	347.70
028633	28/02/2025	Royal Lifesaving Society	Rescue Equipment - AFAC	550.00
028634	28/02/2025	Sportsworld of WA	Retail Items - AFAC Kiosk	814.00
028635	28/02/2025	Water Corporation	Water Usage Charges	25,984.88
028636	28/02/2025	Wattleup Tractors	Parts/Repairs - Plant & Machinery	460.40
028637	28/02/2025	West Australian Newspaper Limited	Subscription Fees	144.00
028638	28/02/2025	Synergy Energy	Electricity Charges	12,574.76
028639	28/02/2025	Gecko Contracting Turf & Landscaping	Landscaping Services - Various Sites	132,411.43

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<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
028640	28/02/2025	Bunnings Building Supplies Pty Ltd	Hardware Consumables	4,254.61
028641	28/02/2025	E & MJ Rosher Pty Ltd	Parts/Repairs - Plant & Machinery	26.13
028642	28/02/2025	Waste Management Assoc of Australia	Staff Training	1,360.00
028643	28/02/2025	Officeworks Business Direct	Stationery	48.43
028644	28/02/2025	Westzone Enterprises Pty Ltd	Armadale Library Monthly Rental & Outgoings	60,975.56
028645	28/02/2025	Serpentine Spring Water	Refreshments	230.50
028646	28/02/2025	RSEA Pty Ltd	PPE Equipment	2,206.69
028647	28/02/2025	Modern Teaching Aids Pty Ltd	Sensory play equipment - Champion Centre	175.95
028648	28/02/2025	SERCUL Inc	Weed Control - Various Locations	14,168.00
028649	28/02/2025	Communicare Inc	Refund Overpayment of Invoice	248.00
028650	28/02/2025	Ricoh Australia Pty Ltd	Photocopier/Printer Usage	3,950.99
028651	28/02/2025	Underground Power Development	Consultancy Services	7,271.00
028652	28/02/2025	Superior Pak Pty Ltd	Parts/Repairs - Plant & Machinery	1,872.43
028653	28/02/2025	Commercial Aquatics Australia	Parts - AFAC	181.50
028654	28/02/2025	Beacon Equipment	Parts/Repairs - Plant & Machinery	144.90
028655	28/02/2025	Rent A Fence Pty Ltd	Hire of Equipment	765.92
028656	28/02/2025	Greenfield Gardening	Landscaping Services - Various Sites	4,939.38
028657	28/02/2025	Vanguard Press	Brochure Display/Transport/Storage	729.10
028658	28/02/2025	Insolvency & Trustee Service Australia	Motor Vehicle Searches - September 2024	2.00
028659	28/02/2025	Complete Office Supplies	Stationery	3,572.22
028660	28/02/2025	Dominos Pizza - Armadale	Catering Meeting	55.00
028661	28/02/2025	Horizon West Landscape & Irrigation	Weed Control - Commerce Ave	10,910.35
028662	28/02/2025	Vorgee Pty Ltd	Retail Items - AFAC Kiosk	1,531.75
028663	28/02/2025	The Information Management Group Pty Ltd	Digitisation of Records	2,474.31
028664	28/02/2025	Instant Toilets & Showers Pty Ltd	Toilet Chemicals/Transport Portable Toilets	412.10
028665	28/02/2025	LFA First Response	First Aid Supplies - AFAC	2,598.48
028666	28/02/2025	Totally Workwear	PPE Equipment	5,018.38
028667	28/02/2025	JJ Richards & Sons Pty Ltd	Document Destruction Depot	22.00
028668	28/02/2025	E Fire & Safety	Staff Training	1,589.50
028669	28/02/2025	Black Rubber Pty Ltd	Tyres - Various Plant	10,272.00
028670	28/02/2025	Downings Electrical Service	Electrical Services - Explorer Park	774.40
028671	28/02/2025	Talis Consultants	Consultancy Services	10,679.60
028672	28/02/2025	Landmark Products Pty Ltd	Pedestrian Bridge Renewal	3,960.00
028673	28/02/2025	Instant Products Hire	Toilet Chemicals/Transport Portable Toilets	1,635.59
028674	28/02/2025	Hi Tech Security WA Pty Ltd	Security Services/Monitoring - Various Sites	847.00
028675	28/02/2025	JB Hi-Fi-Commercial	Computer Equipment	37.58
028676	28/02/2025	Focus Consulting WA Pty Ltd	Consultancy Services	2,464.00
028677	28/02/2025	WJS Training	Staff Training	810.00
028678	28/02/2025	On Tap Plumbing & Gas Pty Ltd	Plumbing Services - AFAC	1,210.82
028679	28/02/2025	JDSI Consulting Engineers Pty Ltd	Consultancy Services	6,270.00
028680	28/02/2025	Horizon West Landscape Constructions	Jull Street Lighting & Landscaping Installation	3,300.00
028681	28/02/2025	LD&D Australia Pty Limited	Refreshments	116.58
028682	28/02/2025	Element Advisory Pty Ltd	Consultancy Services	1,221.00
028683	28/02/2025	Sea Containers WA Pty Ltd	Hire of Container History House Museum	215.60

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<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
028684	28/02/2025	Selectro Services	Electrical Services - Various Locations	660.00
028685	28/02/2025	TPG Network Pty Ltd	Ethernet Service Various Sites	9,448.63
028686	28/02/2025	GPC Asia Pacific Pty Ltd	Parts - Depot Workshop	3,162.23
028687	28/02/2025	The Trustee for Rise Now Trust	Catering Various Events/Meetings	3,225.90
028688	28/02/2025	Dynamic Playgrounds Pty Ltd	AFAC - Replacement feature nozzles	2,135.10
028689	28/02/2025	Action Glass & Aluminium	AFAC - LP sliding door maintenance	509.81
028690	28/02/2025	QTM Pty Ltd	Hire of Traffic Controllers	435.87
028691	28/02/2025	Wormall Civil Pty Ltd	Bond Refund	5,000.00
028692	28/02/2025	Southern Bins Pty Ltd	Hire of Skip Bin	4,790.00
028693	28/02/2025	Agrimate	Chainmesh Fencing - Roleystone Theatre	8,217.00
028694	28/02/2025	Southern Cross Protection Pty Ltd	Security Services/Monitoring - Various Sites	7,587.00
028695	28/02/2025	BCE Surveying Pty Ltd	Surveying Services	4,895.00
028696	28/02/2025	Tocojopa Pty Ltd	New Contour Mower	67,551.00
028697	28/02/2025	BrightMark Group Pty Ltd	Cleaning Works and Consumables - AFAC	42,954.24
028698	28/02/2025	ABM Landscaping	Brick Paving Services - Various Locations	34,677.50
028699	28/02/2025	Bridgestone Australia Ltd	Tyres - Various Plant	605.00
028700	28/02/2025	Penske Australia	Parts - Various Plant	3,858.40
028701	28/02/2025	Roleystone Karragullen Bush Fire Brigade	Expenses Reimbursement	126.00
028702	28/02/2025	GFG Temp Assist	Hire of Temporary Staff	7,038.90
028703	28/02/2025	Aspect Studios Pty Ltd	Consultancy Services	54,612.91
028704	28/02/2025	Plus Architecture Western Australia Pty Ltd	Consultancy Services	9,625.00
028705	28/02/2025	Donald Cant Watts Corke	Superintendent Services	361.71
028706	28/02/2025	Illion Australia Pty Ltd	Consultancy Services	585.78
028707	28/02/2025	Eurotech Group Pty Ltd	Printing Material - Various Departments	1,021.36
028708	28/02/2025	One Multi Pty Ltd	Maintenance - AFAC - Sewer Pump	1,815.00
028709	28/02/2025	Classic Hire	Hire of Equipment	6,207.30
028710	28/02/2025	Trayd Australia Pty Ltd	Consultancy Services	4,033.50
028711	28/02/2025	Examiner Newspapers (WA)	Advertising	576.00
028712	28/02/2025	Fennessy Recruitment Pty Ltd	Hire of Temporary Staff	5,085.30
028713	28/02/2025	Wizard Pharmacy Kelmscott Stargate	Newspapers Kelmscott Library	88.50
028714	28/02/2025	Advantage Glass 2 Pty Ltd	AFAC - Group Fitness Mirror	12,100.00
028715	28/02/2025	Supa Group Discretionary Trust	Weed Control	8,798.90
028716	28/02/2025	Proline WA Pty Ltd	Asbestos Removal Services	2,321.00
028717	28/02/2025	Elite Pool Covers Holdings Pty Ltd	Repair Blanket Lid - AFAC	5,269.00
028718	28/02/2025	Treewest Australia Pty Ltd	Tree Services	1,045.00
028719	28/02/2025	Total Eden	Parts/Repairs - Plant & Machinery	5,797.02
028720	28/02/2025	Engineering Technology Consultants Pty Ltd	Consultancy Services	3,290.54
028721	28/02/2025	WA Commercial Appliances	Cafe Maintenance AFAC	616.00
028722	28/02/2025	The Trustee for Manji Vaghjani	Staff Uniforms	4,659.05
028723	28/02/2025	Jade Marie Bryan	Expenses Reimbursement	612.98
028724	28/02/2025	Flexi Staff Group Pty Ltd	Hire of Temporary Staff	6,108.88
028725	28/02/2025	Audrey Lazaroo	Expenses Reimbursement	183.89
028726	28/02/2025	Elan Energy Matrix Pty Ltd	Removal of Tyres - Landfill	3,667.14
028727	28/02/2025	Mader Contracting Pty Ltd	Hire of Temporary Staff	7,049.90

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<i>Trans #</i>	<i>Date</i>	<i>Payee</i>	<i>Description</i>	<i>Amount</i>
028728	28/02/2025	Andrea Highman	Expenses Reimbursement	126.50
028729	28/02/2025	Miniquip Hire	Fire Mitigation Dry Hire	12,374.45
028730	28/02/2025	Anthony Collins Discretionary Trust	Custom Folding Table	4,647.50
028731	28/02/2025	AMS Technology Group Pty Ltd	AFAC - Boiler transformer replacement	3,427.38
028732	28/02/2025	Safety Barriers WA Pty Ltd	Abbey Rd - Road Barrier Replacement	27,435.10
028733	28/02/2025	Coastal Nectar	School Holiday program presenter	396.00
028734	28/02/2025	Sanpoint Pty Ltd	Mowing Services - Various Locations	36,723.48
028735	28/02/2025	Booktopia Direct Pty Ltd	Library Resources	210.22
028736	28/02/2025	McLeods Lawyers Pty Ltd	Legal Services	16,608.24
028737	28/02/2025	Battery World Armadale	Parts/Repairs - Plant & Machinery	2,004.00
028738	28/02/2025	Milliyaan Aboriginal Services	Ninni Ngingyaans Cultural Incursion	1,483.90
028739	28/02/2025	Turnkey Instruments Pty Ltd	Dustmate - Airborne Particle Monitors	10,296.15
028740	28/02/2025	West Australian Football Commission INC	Bond Refund	100.00
028741	28/02/2025	Emily McLoughlin	Direct Debit Refund of Rates cancelled	396.00
028742	28/02/2025	Jessica Collins	Direct Debit Refund of Rates cancelled	66.00
028743	28/02/2025	Rebecca Davis	Sporting Recreation and Development Donation	250.00
028744	28/02/2025	Kirsty Darnborough	Sporting Recreation and Development Donation	250.00
D/Debit	1/02/2025	Commonwealth Bank	Credit Interest Adjusted Value Date	0.67
D/Debit	2/02/2025	Commonwealth Bank	CBA Merchant Fee	11,136.02
D/Debit	3/02/2025	Commonwealth Bank	DE Reject Return Fee	26.40
D/Debit	3/02/2025	Westpac Banking	Direct Debit 038405 WBC	329.34
D/Debit	3/02/2025	Les Mills Asia	Less Mills Group Fitness Licensing	1,447.35
D/Debit	6/02/2025	Dept of Transpo	Motor Vehicle Registrations - AK16658	6.50
D/Debit	17/02/2025	Commonwealth Bank	DE Reject Return Fee	53.90
D/Debit	17/02/2025	Commonwealth Bank	CommBiz Fees Trans Fees	757.80
D/Debit	17/02/2025	Commonwealth Bank	Account Service Fee Trans Fees	39.25
D/Debit	17/02/2025	Commonwealth Bank	BPAY Fee Trans Fees	2,861.98
D/Debit	15/02/2025	Toyota Finance	Motor Vehicle Lease AK16726	634.34
D/Debit	24/02/2025	Commonwealth Bank	DE Reject Return Fee	24.20
D/Debit	27/02/2025	Atlassian Pty Ltd	Jira Service Management Renewal	52,462.65
D/Debit	28/02/2025	Commonwealth Bank	DE Reject Return Fee	0.55
D/Debit	28/02/2025	Commonwealth Bank	CBA Credit Card	13,168.74
A 02/02/2025	2/02/2025	Payroll	Net Pay	1,531,096.84
A 16/02/2025	16/02/2025	Payroll	Net Pay	1,523,739.71
Total				9,505,738.12

Credit Card Transaction Report 25/01/2025 to 25/02/2025							
CITY OF Armadale							
Transaction No	Tran Type	Tran Reference	Invoice Date	Amount (\$)	GST	Transaction Description	GL/PC Code
Credit card Chief Executive Officer				\$9.99			
4828	Invoice/Fee	Tesla Inc St Leonards	17/02/2025	\$9.99	\$0.91	Tesla subscription	1000-410065-61180-1001
Credit Card - Financial Accountant Financial Services- CBA Card				\$3,949.46			
4851	Invoice	APPLE.COM/BILL SYDNEY NSW	28/01/2025	\$13.99	\$1.27	Library Subscription	2300-410072-61170-1001
4851	Invoice	CRAZYDOMAINS WEBSITE HOST SG	6/02/2025	\$443.84		ICT Website Host	3300-410065-61170-1001
4851	Invoice	STARLINK INTERNET Sydney AUS	9/02/2025	\$374.00	\$34.00	Monthly internet charges	3342-410515-61341-1001
4851	Invoice	AMAZON AU MARKETPLACE SYDNEY AUS	10/02/2025	\$387.64	\$35.24	ICT Purchase	3340-410005-61144-1001
4851	Invoice	FACEBK *VGLZ9KU7W2 fb.me/ads IRL	11/02/2025	\$545.98		Facebook Marketing - AFAC 30 for 30 2025 Traffic campaign	2508-410067-61190-1001
4851	Invoice	FACEBK *VGLZ9KU7W2 fb.me/ads IRL	11/02/2025	\$704.02		Facebook Marketing - City events and projects advertising on Facebook	1100-410065-61190-1035
4851	Invoice	AMZNPRIMEAU MEMBERSHIP SYDNEY SOUTH NSW	13/02/2025	\$9.99	\$0.91	Amazon monthly subscription	3300-410065-61170-1067
4851	Invoice	HBR*SUBSCRIPTION 8009880886 MA	17/02/2025	\$220.00		Harvard Business Review Digital & Print Subscription	2310-410072-61200-2017
4851	Invoice	FACEBK *L9KM9KY7W2 fb.me/ads IRL	23/02/2025	\$558.61		Facebook Marketing - AFAC 30 for 30 2025 Traffic campaign	2508-410067-61190-1001
4851	Invoice	FACEBK *L9KM9KY7W2 fb.me/ads IRL	23/02/2025	\$691.39		City events and projects advertising on Facebook and Instagram	1100-410065-61190-1035
Credit Card - Accounts Payable Officer Financial Services-CBA Card				\$4,997.54			
4836	Invoice	Woolworths	28/01/2025	\$49.78	\$4.53	Catering - ITC Meeting	3300-410065-61330-1001
4836	Invoice	WALGA Events	29/01/2025	\$50.00	\$4.55	Filed Tour WALGA Urban Conference	1010-410065-66020-1055
4836	Fees	FIGMA	30/01/2025	\$398.68	\$0.00	FIGMA licence x 4	3330-410006-61142-1001
4836	Invoice	International Transaction Fees	30/01/2025	\$9.97	\$0.00	International Transaction Fees	3330-410006-61142-1001
4836	Fees	Safety Culture	1/02/2025	\$3,168.00	\$288.00	Auditor Annual Plan	4200-410068-61200-4013
4836	Invoice	Sendgrid	4/02/2025	\$145.88	\$0.00	Monthly Sendgrid Fee	2501-410072-61190-1001
4836	Fees	International Transaction Fees	4/02/2025	\$3.65	\$0.00	International Transaction Fees	2501-410072-61190-1001
4836	Invoice	DMIRS	6/02/2025	\$270.00	\$0.00	Dangerous Goods Annual Fee	2506-410072-61290-2048
4836	Fees	Deepbrain	11/02/2025	\$46.56	\$0.00	OC, Change & Training Software	3310-410065-61142-2075
4836	Fees	International Transaction Fees	11/02/2025	\$1.16	\$0.00	International Transaction Fees	3310-410065-61142-2075
4836	Fees	Userway	11/02/2025	\$786.64	\$0.00	AI & Automation for Digital Project	3323-410044-61010-1001
4836	Fees	International Transaction Fees	11/02/2025	\$19.67	\$0.00	International Transaction Fees	3323-410044-61010-1001
4836	Invoice	Scribe	14/02/2025	\$46.39	\$0.00	HRP Phase 2 - Subscription notes	3310-410065-61170-1001
4836	Invoice	International Transaction Fees	14/02/2025	\$1.16	\$0.00	International Transaction Fees	3310-410065-61170-1001
Manager Communications and Marketing				\$4,211.75			
4908	Invoice/Fee	The Friary	28/01/2025	\$70.00	\$6.36	Flowers for team member	1100-410065-60040-1001
4908	Invoice/Fee	BUFFER PLAN SAN FRANCISCOCA 38 79US DOLLAR	28/01/2025	\$61.84	\$0.00	Additional Channel added to subscription	1100-410065-61190-1035
4908	Invoice/Fee	INTNL TRANSACTION FEE USA	28/01/2025	\$1.55	\$0.00	International Transaction Fee	1100-410065-61190-1035
4908	Invoice/Fee	City Melville	30/01/2025	\$2.30	\$0.21	Car parking	1100-410065-60040-1001
4908	Invoice/Fee	FACEBK *GSSA2KQ7W2 fb me/ads IRL	31/01/2025	\$53.46	\$0.00	AFAC Active Bubs campa gn	2508-410067-61190-1001
4908	Invoice/Fee	FACEBK *GSSA2KQ7W2 fb me/ads IRL	31/01/2025	\$692.48	\$0.00	AFAC 30 for 30 2025 Traffic campa gn Traffic	2508-410067-61190-1001
4908	Invoice/Fee	FACEBK *GSSA2KQ7W2 fb me/ads IRL	31/01/2025	\$312.12	\$0.00	City events and projects advertising on Facebook and Instagram	1100-410065-61190-1035
4908	Invoice/Fee	IAP2 Australia	5/02/2025	\$2,750.00	\$250.00	Membership	1100-410065-60050-1072
4908	Invoice/Fee	Shutterstock	13/02/2025	\$169.00	\$0.00	Monthly subscription for stock images	1100-410065-61080-1001
4908	Invoice/Fee	JB Hi Fi	18/02/2025	\$99.00	\$9.00	Mouse for ergonomic reasons	1100-410065-61200-1073
Grand Total				\$13,168.74			

Monthly Fuel Card Transactions for the Period Ending 28/02/2025								
Business Fuel Card Pty Ltd								
Card No	Fuel Card	Card Owner	Invoice Date	GST	Actual (Inc GST)	Transaction Description	Account Code	Supporting Paperwork Provided
590351	Fleet Card	Subaru Impreza i Hatch - AK16497 (P2028)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001240	Invoice received
590443	Fleet Card	Mitsubishi Triton GLX Single Cab 4x2 - AK16630 (FP612)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5004589	Invoice received
590468	Fleet Card	Mitsubishi Triton GLX+ Dual Cab 4x4 AK16614 (FP561)	28/02/2025	7.838	86.218	FleetCard Account - P/E 28.02.2025	5005081	Invoice received
590484	Fleet Card	Kia Carnival S Van - AK16557 (FP585)	28/02/2025	10.381	114.191	FleetCard Account - P/E 28.02.2025	5004663	Invoice received
590799	Fleet Card	Kia Carnival PE FWD (Leased) - AK16494 (P2025)	28/02/2025	11.108	122.188	FleetCard Account - P/E 28.02.2025	5001237	Invoice received
590815	Fleet Card	Toyota Corolla Ascent Sport Hybrid Sedan - AK16058 (FP552)	28/02/2025	11.648	128.128	FleetCard Account - P/E 28.02.2025	5004591	Invoice received
590849	Fleet Card	Rubbish Truck - Volvo FE8 Superior Pak Side Loader - AK16486 (FP1519)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001113	Invoice received
590906	Fleet Card	Mitsubishi Triton GLX+ Club Cab 4x4 - AK16515 (FP506)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001690	Invoice received
590948	Fleet Card	Nissan X-Trail ST - AK16589 (P2051)	28/02/2025	17.717	194.887	FleetCard Account - P/E 28.02.2025	5001263	Invoice received
590989	Fleet Card	Nissan X-Trail ST - AK16583 (P2052)	28/02/2025	28.243	310.673	FleetCard Account - P/E 28.02.2025	5001264	Invoice received
591003	Fleet Card	Toyota Hilux SR 4x2 Dual Cab - 1GOW738 (P1963)	28/02/2025	10.186	112.046	FleetCard Account - P/E 28.02.2025	5001183	Invoice received
591037	Fleet Card	Mazda CX-3 G20 Pure FWD - AK16603 (FP627)	28/02/2025	6.545	71.995	FleetCard Account - P/E 28.02.2025	5005097	Invoice received
591045	Fleet Card	Nissan X-Trail ST - AK16587 (P2049)	28/02/2025	11.037	121.407	FleetCard Account - P/E 28.02.2025	5001261	Invoice received
591052	Fleet Card	Toyota Corolla Ascent Sport Hybrid Hatch - AK16620 (FP668)	28/02/2025	10.763	118.393	FleetCard Account - P/E 28.02.2025	5005137	Invoice received
591136	Fleet Card	Isuzu D-Max SX Dual Cab 4x4 - AK16638 (FP669)	28/02/2025	10.557	116.127	FleetCard Account - P/E 28.02.2025	5005176	Invoice received
591144	Fleet Card	Mitsubishi ASX LS SUV 2WD - AK16681 (FP677)	28/02/2025	20.419	224.609	FleetCard Account - P/E 28.02.2025	5005235	Invoice received
591250	Fleet Card	Mitsubishi ASX LS SUV 2WD - AK16680 (FP678)	28/02/2025	21.614	237.754	FleetCard Account - P/E 28.02.2025	5005240	Invoice received
591318	Fleet Card	Isuzu D-Max SX Dual Cab 4x4 - AK16674 (FP691)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5005514	Invoice received
591409	Fleet Card	Mitsubishi ASX LS SUV 2WD - AK16682 (FP673)	28/02/2025	10.33	113.63	FleetCard Account - P/E 28.02.2025	5005200	Invoice received
591474	Fleet Card	Holden Colorado LS 4x4 Crew Cab - AK16498 (P2015)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5000140	Invoice received
591540	Fleet Card	Toyota Corolla Ascent Sport Hybrid Sedan - AK16059 (FP553)	28/02/2025	4.654	51.194	FleetCard Account - P/E 28.02.2025	5004875	Invoice received
591623	Fleet Card	Isuzu FTS 150/260 4x4 Crew Cab (DFES) AK070 (FP637)	28/02/2025	35.864	394.504	FleetCard Account - P/E 28.02.2025	5000143	Invoice received

591649	Fleet Card	Mitsubishi Triton GLX-R Dual Cab 4x2 - AK16628 (FP564)	28/02/2025	9.654	106.194	FleetCard Account - P/E 28.02.2025	5005322	Invoice received
591664	Fleet Card	Subaru Forester i-Sport AWD Wagon - AK16559 (P2038)	28/02/2025	23.797	261.767	FleetCard Account - P/E 28.02.2025	5001250	Invoice received
591680	Fleet Card	Isuzu D-Max SX Hi Ride Dual Cab 4x2 - AK16671 (FP659)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5005037	Invoice received
591714	Fleet Card	Mitsubishi Triton GLX Single Cab 4x4 - AK16504 (P2033)	28/02/2025	8.699	95.689	FleetCard Account - P/E 28.02.2025	5001245	Invoice received
591771	Fleet Card	Mitsubishi Triton GLX-R 4x2 Crew Cab - AK16636 (FP567)	28/02/2025	18.103	199.133	FleetCard Account - P/E 28.02.2025	5005297	Invoice received
591839	Fleet Card	Rubbish Truck - Volvo FE8 Superior Pak Side Loader - AK16472 (FP1515)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001112	Invoice received
591854	Fleet Card	Rubbish Truck - Volvo FE8 Superior Pak Side Loader - AK050 (FP1508)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001108	Invoice received
591870	Fleet Card	Mitsubishi Triton GLX+ Club Cab 4x4 - AK16519 (FP594)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5004833	Invoice received
591888	Fleet Card	Isuzu D Max SX 4x4 Space Cab with POD - AK018 (FP2034)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001332	Invoice received
592001	Fleet Card	Mitsubishi Triton GLX-R Dual Cab 4x2 - AK16521 (FP563)	28/02/2025	19.929	219.219	FleetCard Account - P/E 28.02.2025	5005082	Invoice received
592183	Fleet Card	Isuzu D Max SX 4x4 Space Cab with POD - AK022 (FP2036)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001339	Invoice received
592225	Fleet Card	Isuzu D-Max SX Dual Cab 4x2 - AK16607 (FP688)	28/02/2025	11.533	126.863	FleetCard Account - P/E 28.02.2025	5005476	Invoice received
592233	Fleet Card	Nissan X-Trail ST - AK16580 (P2044)	28/02/2025	18.295	201.245	FleetCard Account - P/E 28.02.2025	5001256	Invoice received
592258	Fleet Card	Subaru Forester i-L AWD - AK16596 (FP622)	28/02/2025	40.357	443.927	FleetCard Account - P/E 28.02.2025	5004712	Invoice received
592290	Fleet Card	Nissan X-Trail ST - AK16582 (P2050)	28/02/2025	26.871	295.581	FleetCard Account - P/E 28.02.2025	5001262	Invoice received
592423	Fleet Card	Isuzu D Max SX 4x4 Space Cab with POD - AK028 (FP2035)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5000135	Invoice received
592498	Fleet Card	Mazda CX8 Touring FWD Wagon - AK043 (P2039)	28/02/2025	38.016	418.176	FleetCard Account - P/E 28.02.2025	5000131	Invoice received
592530	Fleet Card	Subaru Forester i-S AWD - AK16562 (FP625)	28/02/2025	29.532	324.852	FleetCard Account - P/E 28.02.2025	5004779	Invoice received
592647	Fleet Card	Isuzu D-Max SX Dual Cab 4x2 - AK16641 (FP675)	28/02/2025	34.836	383.196	FleetCard Account - P/E 28.02.2025	5005218	Invoice received
592720	Fleet Card	Isuzu MU-X LS-M 4x2 - AK16608 (FP671)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5005187	Invoice received
592738	Fleet Card	Nissan X-Trail ST - AK16590 (P2053)	28/02/2025	15.819	174.009	FleetCard Account - P/E 28.02.2025	5001265	Invoice received
592761	Fleet Card	Mitsubishi Triton GLX-R Dual Cab 4x2 - AK16511 (FP532)	28/02/2025	23.544	258.984	FleetCard Account - P/E 28.02.2025	5001691	Invoice received
592803	Fleet Card	Holden Colorado LS 4x4 Space Cab with POD - AK16493 (FP2023)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001330	Invoice received
592837	Fleet Card	Isuzu D Max SX 4x4 Crew Cab - SES General Rescue Utility - AK063 (P644)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001142	Invoice received

592860	Fleet Card	Isuzu D-Max SX Dual Cab 4x4 - AK16643 (FP650) Mosquito Management	28/02/2025	23.211	255.321	FleetCard Account - P/E 28.02.2025	5005102	Invoice received
592910	Fleet Card	Mitsubishi Triton GLX+ Dual Cab 4x4 - AK16635 (FP573)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5005310	Invoice received
593017	Fleet Card	Mitsubishi Triton GLX-R Dual Cab 4x2 - AK16613 (FP568)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5005142	Invoice received
593033	Fleet Card	Toyota Corolla Ascent Hybrid Sport Sedan - AK16621 (FP555)	28/02/2025	19.205	211.255	FleetCard Account - P/E 28.02.2025	5005079	Invoice received
593058	Fleet Card	Mitsubishi Triton GLX Single Cab 4x2 - AK16631 (FP560)	28/02/2025	18.29	201.19	FleetCard Account - P/E 28.02.2025	5005080	Invoice received
593090	Fleet Card	Toyota Corolla Ascent Sport Hybrid Hatch - AK15726 (FP554)	28/02/2025	7.278	80.058	FleetCard Account - P/E 28.02.2025	5004837	Invoice received
593108	Fleet Card	Subaru Forester i-L AWD - AK16595 (FP665)	28/02/2025	16.277	179.047	FleetCard Account - P/E 28.02.2025	5005113	Invoice received
593124	Fleet Card	Mazda 6 Sport Wagon - AK16478 (P2045)	28/02/2025	13.115	144.265	FleetCard Account - P/E 28.02.2025	5001257	Invoice received
593157	Fleet Card	Mitsubishi Triton GLX+ Dual Cab 4x4 - AK16524 (FP2054)	28/02/2025	56.637	623.007	FleetCard Account - P/E 28.02.2025	5001266	Invoice received
593165	Fleet Card	Subaru Forester i AWD - AK16558 (FP592)	28/02/2025	21.283	234.113	FleetCard Account - P/E 28.02.2025	5004649	Invoice received
593181	Fleet Card	Subaru Impreza i Hatch - AK16482 (FP2014)	28/02/2025	24.302	267.322	FleetCard Account - P/E 28.02.2025	5001226	Invoice received
593199	Fleet Card	Nissan X-Trail ST - AK16581 (P2047)	28/02/2025	16.563	182.193	FleetCard Account - P/E 28.02.2025	5001259	Invoice received
593207	Fleet Card	Subaru Forester i-Sport AWD - AK16555 (P2043)	28/02/2025	7.699	84.689	FleetCard Account - P/E 28.02.2025	5000128	Invoice received
593215	Fleet Card	Isuzu D-Max SX Dual Cab 4x2 - AK16640 (FP670)	28/02/2025	28.215	310.365	FleetCard Account - P/E 28.02.2025	5005182	Invoice received
593231	Fleet Card	Mazda 6 Sport Wagon - AK16479 (P2048)	28/02/2025	11.836	130.196	FleetCard Account - P/E 28.02.2025	5001260	Invoice received
593249	Fleet Card	Toyota Corolla Ascent Sport Hybrid Sedan - AK16619 (FP556)	28/02/2025	4.655	51.205	FleetCard Account - P/E 28.02.2025	5005061	Invoice received
593272	Fleet Card	Rubbish Truck - Volvo FE8 Superior Pak Side Loader - AK16471 (FP1514)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001111	Invoice received
593306	Fleet Card	Subaru Forrester i (AWD) - AK16593 (FP605)	28/02/2025	26.102	287.122	FleetCard Account - P/E 28.02.2025	5004898	Invoice received
593322	Fleet Card	Isuzu MU-X LS-T 4x4 - 1HWQ859 (FP543)	28/02/2025	10.053	110.583	FleetCard Account - P/E 28.02.2025	5004831	Invoice received
593330	Fleet Card	Mitsubishi Triton GLX+ Dual Cab 4x4 - AK16508 (FP528)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001687	Invoice received
593389	Fleet Card	Mazda CX-5 Maxx Sport FWD - AK16602 (FP591)	28/02/2025	18.558	204.138	FleetCard Account - P/E 28.02.2025	5004660	Invoice received
593413	Fleet Card	Mazda CX-5 Maxx Sport FWD SUV - AK16601 (FP590)	28/02/2025	7.574	83.314	FleetCard Account - P/E 28.02.2025	5004661	Invoice received
593454	Fleet Card	Mitsubishi Triton GLX+ Club Cab 4x4 - AK16518 (FP593)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001334	Invoice received
593462	Fleet Card	Ford Everest Ambiente 4x4 Wagon Auto - 1HSS309 (FP549)	28/02/2025	8.34	91.74	FleetCard Account - P/E 28.02.2025	5004584	Invoice received
593488	Fleet Card	Rubbish Truck - Volvo FE8 Superior Pak Side Loader - AK16305 (FP1509)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001109	Invoice received

593538	Fleet Card	Mitsubishi Triton GLX-R Dual Cab 4x2 - AK16617 (FP596)	28/02/2025	32.602	358.622	FleetCard Account - P/E 28.02.2025	5005068	Invoice received
593595	Fleet Card	Mitsubishi Triton GLX-R Dual Cab 4x2 - AK16633 (FP575)	28/02/2025	23.653	260.183	FleetCard Account - P/E 28.02.2025	5005319	Invoice received
593603	Fleet Card	Subaru Impreza i Hatch - AK053 (FP2030)	28/02/2025	11.337	124.707	FleetCard Account - P/E 28.02.2025	5001242	Invoice received
593629	Fleet Card	Toyota Landcruiser SES Troop Carrier - 1EMW805 (P626)	28/02/2025	70.675	777.425	FleetCard Account - P/E 28.02.2025	5001139	Invoice received
593710	Fleet Card	Isuzu MU-X LS-M 4x4 - AK16605 (FP497)	28/02/2025	23.136	254.496	FleetCard Account - P/E 28.02.2025	5004585	Invoice received
593728	Fleet Card	Toyota Landcruiser Light Tanker MK70 4x4 (DFES) - 1HTN967 (FP606)	28/02/2025	11.445	125.895	FleetCard Account - P/E 28.02.2025	5005083	Invoice received
593751	Fleet Card	Subaru Forester i AWD - AK16594 (FP657)	28/02/2025	17.958	197.538	FleetCard Account - P/E 28.02.2025	5005029	Invoice received
593769	Fleet Card	Subaru Forrester i AWD - AK16591 (FP604)	28/02/2025	29.644	326.084	FleetCard Account - P/E 28.02.2025	5004717	Invoice received
593884	Fleet Card	Subaru Forester i-L AWD Wagon - AK16560 (P2041)	28/02/2025	23.967	263.637	FleetCard Account - P/E 28.02.2025	5001253	Invoice received
593918	Fleet Card	Isuzu NPS AMT 75/155 Crew Cab - SES General Rescue / Storm Truck (DFES) - AK060 (FP647)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5000137	Invoice received
593926	Fleet Card	Mitsubishi Triton GLX+ Club Cab 4x4 - AK16634 (FP510)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5005075	Invoice received
593959	Fleet Card	Mitsubishi Triton GLX+ Dual Cab 4x4 - AK16616 (FP565)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5005272	Invoice received
815295	Fleet Card	Volkswagen Caddy Cargo TSI220 Van - AK16689 (FP672)	28/02/2025	16.977	186.747	FleetCard Account - P/E 28.02.2025	5005192	Invoice received
915749	Fleet Card	Toyota Hiace SES Commuter Bus - 15SES (P628)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001140	Invoice received
123731	Fleet Card	BYD ATTO 3 Extended EV SUV - AK16657 (FP682)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5005821	Invoice received
124010	Fleet Card	BYD Seal Dynamic EV Sedan - AK16659 (FP683)	28/02/2025	6.584	72.424	FleetCard Account - P/E 28.02.2025	5005823	Invoice received
289870	Fleet Card	Mitsubishi Triton GLX-R Dual Cab 4x2 - AK16629 (FP582)	28/02/2025	20.445	224.895	FleetCard Account - P/E 28.02.2025	5005073	Invoice received
357016	Fleet Card	Rubbish Truck - Dennis Eagle Elite 2 with Superior Pak Body - AK16062 (FP536)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001688	Invoice received
357024	Fleet Card	Rubbish Truck - Dennis Eagle Elite 2 with Superior Pak Body - AK16065 (FP534)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001685	Invoice received
357313	Fleet Card	Rubbish Truck - Dennis Eagle Elite 2 with Superior Pak Body - AK16063 (FP537)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001692	Invoice received
357412	Fleet Card	Rubbish Truck - Dennis Eagle Elite 2 with Superior Pak Body - AK16066 (FP535)	28/02/2025	0.199	2.189	FleetCard Account - P/E 28.02.2025	5001686	Invoice received

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CITY OF ARMADALE
MONTHLY FINANCIAL REPORT
(Containing the required statement of financial activity and statement of financial position)
For the period ended 28 February 2025

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

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CITY OF ARMADALE
STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 28 FEBRUARY 2025

	Supplementary Information	Amended Budget Estimates (a) \$	YTD Budget Estimates (b) \$	YTD Actual (c) \$	Variance* \$ (c) - (b)	Variance* % ((c) - (b))/(b)	Var.	Amended Budget Post Budget Review
OPERATING ACTIVITIES								
Revenue from operating activities								
General rates	9	88,359,484	87,922,764	89,475,600	1,552,836	1.77%	▲	88,959,484
Rates excluding general rates	9	599,100	599,100	603,263	4,163	0.69%		599,100
Grants, subsidies and contributions	13	4,154,567	2,722,300	3,124,401	402,101	14.77%	▲	4,256,807
Fees and charges		35,883,000	30,963,500	30,989,819	26,319	0.09%		36,853,100
Interest revenue		6,226,400	4,151,040	5,580,511	1,429,471	34.44%	▲	6,539,400
Other revenue		961,600	541,120	457,468	(83,652)	(15.46%)		961,600
Profit on asset disposals		33,500	22,320	353,640	331,320	1484.41%	▲	33,500
		136,217,651	126,922,144	130,584,702	3,662,558	2.89%		138,202,991
Expenditure from operating activities								
Employee costs		(59,669,816)	(40,298,270)	(40,244,389)	53,881	0.13%		(59,932,856)
Materials and contracts		(54,596,268)	(35,551,380)	(27,046,656)	8,504,724	23.92%	▼	(55,688,268)
Utility charges		(4,655,600)	(3,082,320)	(3,105,652)	(23,332)	(0.76%)		(4,855,600)
Depreciation		(34,506,400)	(23,404,560)	(23,490,465)	(85,905)	(0.37%)		(34,506,400)
Finance costs		(1,684,630)	(1,023,200)	(952,029)	71,171	6.96%		(1,684,630)
Insurance		(1,412,400)	(1,412,400)	(1,352,826)	59,574	4.22%		(1,412,400)
Other expenditure		(7,730,906)	(4,154,000)	(4,056,835)	97,165	2.34%		(3,938,206)
Loss on asset disposals		(1,027,100)	(684,880)	(15,551)	669,329	97.73%	▼	(1,027,100)
		(165,283,120)	(109,611,010)	(100,264,403)	9,346,607	8.53%		(163,045,460)
Non-cash amounts excluded from operating activities	Note 2(b)	35,500,000	24,067,120	24,546,517	479,397	1.99%	▲	35,500,000
Amount attributable to operating activities		6,434,531	41,378,254	54,866,816	13,488,562	32.60%		10,657,531
INVESTING ACTIVITIES								
Inflows from investing activities								
Proceeds from capital grants, subsidies and contributions	14	9,689,815	6,854,900	2,258,934	(4,595,966)	(67.05%)	▼	9,845,025
Proceeds from disposal of assets		531,500	354,333	1,554,249	1,199,915	338.64%	▲	531,500
Developer Contribution Plans - Cash		8,453,267	16,852	16,852	0	0.00%		9,692,267
Developer Contribution Plans - Gifted Assets		28,000,000	0	0	0	0.00%		28,000,000
		46,674,582	7,226,085	3,830,035	(3,396,051)	(47.00%)		48,068,792
Outflows from investing activities								
Payments for property, plant and equipment	6	(26,881,607)	(17,921,071)	(4,291,693)	13,629,378	76.05%	▼	(27,086,607)
Payments for construction of infrastructure	6	(28,007,300)	(18,671,534)	(2,805,069)	15,866,464	84.98%	▼	(29,375,115)
Infrastructure - Gifted Assets		(28,000,000)	0	0	0	0.00%		(28,000,000)
		(82,888,907)	(36,592,605)	(7,096,762)	29,495,843	80.61%		(84,461,722)
Non-cash amounts excluded from investing activities	Note 2(c)	865,923	865,923	5,982,478	5,116,555	590.88%	▲	865,923
Amount attributable to investing activities		(35,348,402)	(28,500,597)	2,715,750	31,216,347	109.53%		(35,527,007)
FINANCING ACTIVITIES								
Inflows from financing activities								
Proceeds from new debentures	10	17,439,570	0	0	0	0.00%		13,484,870
Transfer from reserves	5	31,511,222	3,087,210	3,087,210	0	0.00%		31,686,222
		48,950,792	3,087,210	3,087,210	0	0.00%		45,171,092
Outflows from financing activities								
Repayment of borrowings	10	(4,071,874)	(2,141,879)	(2,141,879)	0	0.00%		(4,071,874)
Payments for principal portion of lease liabilities	11	(1,460,900)	(751,686)	(751,686)	0	0.00%		(1,460,900)
Transfer to reserves	5	(28,864,400)	(9,213,965)	(9,213,965)	0	0.00%		(28,864,400)
		(34,397,174)	(12,107,531)	(12,107,531)	0	0.00%		(34,397,174)
Amount attributable to financing activities		14,553,618	(9,020,320)	(9,020,320)	0	0.00%		10,773,918
MOVEMENT IN SURPLUS OR DEFICIT								
Surplus or deficit at the start of the financial year		14,934,489	14,934,489	14,934,489	0	0.00%		14,934,489
Amount attributable to operating activities		6,434,531	41,378,254	54,866,816	13,488,562	32.60%		10,657,531
Amount attributable to investing activities		(35,348,402)	(28,500,597)	2,715,750	31,216,347	109.53%		(35,527,007)
Amount attributable to financing activities		14,553,618	(9,020,320)	(9,020,320)	0	0.00%		10,773,918
Surplus or deficit after imposition of general rates		574,236	18,791,827	63,496,735	44,704,909	237.90%		838,931

KEY INFORMATION

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

The material variance adopted by Council for the 2024-25 year is \$100,000.

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

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

**CITY OF ARMADALE
STATEMENT OF FINANCIAL POSITION
FOR THE PERIOD ENDED 28 FEBRUARY 2025**

	Supplementary Information	30 June 2024	28 February 2025
		\$	\$
CURRENT ASSETS			
Cash and cash equivalents	4	10,416,594	22,117,922
Trade and other receivables	7	14,232,056	24,891,386
Other financial assets	4	143,749,522	168,323,040
Inventories	8	112,482	514,270
Other assets	8	4,552,759	4,428,466
TOTAL CURRENT ASSETS		173,063,413	220,275,084
NON-CURRENT ASSETS			
Trade and other receivables		1,063,482	927,664
Other financial assets		249,512	249,512
Property, plant and equipment		290,081,254	288,555,603
Infrastructure		1,224,995,460	1,209,856,661
Right-of-use assets		1,070,648	698,803
Intangible assets		19,425,986	18,955,781
TOTAL NON-CURRENT ASSETS		1,536,886,342	1,519,244,024
TOTAL ASSETS		1,709,949,755	1,739,519,108
CURRENT LIABILITIES			
Trade and other payables		23,167,211	17,178,008
Other liabilities	12	6,846,688	11,498,731
Lease liabilities	11	1,015,448	437,617
Borrowings	10	4,039,335	1,897,456
Employee related provisions	12	8,752,112	8,971,584
Other provisions		10,907,463	10,907,463
TOTAL CURRENT LIABILITIES		54,728,257	50,890,859
NON-CURRENT LIABILITIES			
Other liabilities		35,904,609	37,139,318
Lease liabilities	11	114,935	297,874
Borrowings	10	29,681,317	29,681,317
Employee related provisions		495,350	495,350
Other provisions		12,163,296	12,163,296
TOTAL NON-CURRENT LIABILITIES		78,359,507	79,777,155
TOTAL LIABILITIES		133,087,764	130,668,014
NET ASSETS		1,576,861,991	1,608,851,094
EQUITY			
Retained surplus		297,022,877	322,885,226
Reserve accounts	5	131,819,634	137,946,388
Revaluation surplus		1,148,019,480	1,148,019,480
TOTAL EQUITY		1,576,861,991	1,608,851,094

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

**NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 28 FEBRUARY 2025**

1 BASIS OF PREPARATION AND SIGNIFICANT ACCOUNTING POLICIES

BASIS OF PREPARATION

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

Local Government Act 1995 requirements

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

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

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

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

THE LOCAL GOVERNMENT REPORTING ENTITY

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

All monies held in the Trust Fund are excluded from the financial statements. A separate statement of those monies appears at Note 15 to these financial statements.

Judgements and estimates

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

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

The balances, transactions and disclosures impacted by accounting estimates are as follows:

- estimated fair value of certain financial assets
- impairment of financial assets
- estimation of fair values of land and buildings, infrastructure and investment property
- estimation uncertainties made in relation to lease accounting
- estimated useful life of intangible assets

SIGNIFICANT ACCOUNTING POLICIES

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

PREPARATION TIMING AND REVIEW

Date prepared: All known transactions up to 10 March 2025

CITY OF ARMADALE
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 28 FEBRUARY 2025

2 STATEMENT OF FINANCIAL ACTIVITY INFORMATION

	Supplementary Information	Last Year Closing 30 June 2024	Year to Date 28 February 2025
(a) Net current assets used in the Statement of Financial Activity			
Current assets		\$	\$
Cash and cash equivalents	4	10,416,594	22,117,922
Trade and other receivables	7	14,232,056	24,891,386
Other financial assets	4	143,749,522	168,323,040
Inventories	8	112,482	514,270
Other assets	8	4,552,759	4,428,466
		173,063,413	220,275,084
Less: current liabilities			
Trade and other payables		(23,167,211)	(17,178,008)
Other liabilities	12	(4,018,620)	(8,766,389)
Capital grant/contribution liability		(2,828,068)	(2,732,342)
Lease liabilities	11	(1,015,448)	(437,617)
Borrowings	10	(4,039,335)	(1,897,456)
Employee related provisions	12	(8,752,112)	(8,971,584)
Other provisions		(10,907,463)	(10,907,463)
		(54,728,257)	(50,890,859)
Net current assets		118,335,156	169,384,225
Less: Total adjustments to net current assets	Note 2(d)	(103,400,667)	(105,887,489)
Closing funding surplus / (deficit)		14,934,489	63,496,735

(b) Non-cash amounts excluded from operating activities

The following non-cash revenue and expenditure has been excluded from operating activities within the Statement of Financial Activity in accordance with *Financial Management Regulation 32*.

	YTD Budget (a)	YTD Actual (b)
Non-cash amounts excluded from operating activities	\$	\$
Adjustments to operating activities		
Less: Profit on asset disposals	(22,320)	(353,640)
Add: Loss on asset disposals	684,880	15,551
Add: Accrual of employee benefit provisions backed by Reserve	0	219,472
Add: Depreciation	23,404,560	23,490,465
- Pensioner deferred rates	0	122,899
Movement in Contract liability (Non-Current)	0	1,234,709
Movement in leasing liability (Non-Current)	0	(182,939)
Total non-cash amounts excluded from operating activities	24,067,120	24,546,517

(c) Non-cash amounts excluded from investing activities

The following non-cash revenue and expenditure has been excluded from investing activities within the Statement of Financial Activity in accordance with *Financial Management Regulation 32*.

Adjustments to investing activities		
Movement in current unspent capital grants associated with restricted cash	865,923	5,982,478
Total non-cash amounts excluded from investing activities	865,923	5,982,478

(d) Current assets and liabilities excluded from budgeted deficiency

The following current assets and liabilities have been excluded from the net current assets used in the Statement of Financial Activity in accordance with *Financial Management Regulation 32* to agree to the surplus/(deficit) after imposition of general rates.

	Supplementary Information	Last Year Closing 30 June 2024	Year to Date 28 February 2025
Adjustments to net current assets		\$	\$
Less: Reserve accounts	5	(131,819,634)	(137,946,389)
Less: Unspent Loan Funds		(336,061)	(336,061)
Less: Unspent Grants/Contributions		(2,828,068)	(1,317,890)
Add: Movement in Expected Credit Loss on Sundry Receivables		22,050	0
Add: Current liabilities not expected to be cleared at the end of the year:			
- Current portion of borrowings	10	4,039,335	1,897,456
- Current portion of lease liabilities	11	1,015,448	437,617
- Current portion of contract liability held in reserve		6,846,688	11,498,731
- Current portion of Rehabilitation provision		10,907,463	10,907,463
- Current portion of employee benefit provisions held in reserve	5	8,752,112	8,971,584
Total adjustments to net current assets	Note 2(a)	(103,400,667)	(105,887,489)

CURRENT AND NON-CURRENT CLASSIFICATION

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

CITY OF ARMADALE
NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 28 FEBRUARY 2025

3 EXPLANATION OF MATERIAL VARIANCES

The material variance thresholds are adopted annually by Council as an indicator of whether the actual expenditure or revenue varies from the year to date actual materially.
The material variance adopted by Council for the 2024-25 year is \$100,000.

Description	Var. \$ \$	Var. % %	
Revenue from operating activities			
General rates	1,552,836	1.77%	▲
High number and value of new properties (interim rates) processed to February 2025. Exemptions if approved are to be processed.		Permanent	
Grants, subsidies and contributions	402,101	14.77%	▲
Operating grants have been received in advance compared to phased budget. Please refer to note 13 for the details.		Timing	
Interest revenue	1,429,471	34.44%	▲
Interest revenue on rates receivable and cash backed reserves higher than YTD budget to February. Please refer to note 4(b).		Timing	
Profit on asset disposals	331,320	1484.41%	▲
Lot # 301 and Lot # 304 were sold for 1.3Mn. The cost is \$980,000. The sale of the land was not budgeted. Please refer to Council Decision D18/8/24.		Timing	
Expenditure from operating activities			
Materials and contracts	8,504,724	23.92%	▼
The variance is due to timing of activities and payments such as consultancy fees, consumables, and in Waste, Environment Programs, and Planning related projects		Timing	
Loss on asset disposals	669,329	97.73%	▼
The variance is due to that to date 16 fleet vehicles have been sold out of budgeted 33 vehicles.		Timing	
Non-cash amounts excluded from operating activities	479,397	1.99%	▲
Non cash movements in profit/(loss) on asset disposals, depreciation, and movements between current and non-current asset and liabilities. Please refer to note 2(b) for the details.		Timing	
Inflows from investing activities			
Proceeds from capital grants, subsidies and contributions	(4,595,966)	(67.05%)	▼
The variance is due to timing and is expected that the revenue will be recognised throughout the year in line with project completions. Please refer to note 14 for the details.		Timing	
Proceeds from disposal of assets	1,199,915	338.64%	▲
Due to unbudgeted proceeds from sale of Lot # 301 and Lot # 304. Please refer to Council decision D18/8/24.		Timing	
Outflows from investing activities			
Payments for property, plant and equipment	13,629,378	76.05%	▼
The variance is due to timing of the capital projects so far this year. Please refer to note 6 and capital works attachment.		Timing	
Payments for construction of infrastructure	15,866,464	84.98%	▼
The variance is due to timing of the capital projects of infrastructure so far this year - Please refer to note 6 and capital works attachment.		Timing	
Non-cash amounts excluded from investing activities	5,116,555	590.88%	▲
Reflects developer contributions received and spent on DCP works, which will occur throughout the year.		Timing	

CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

4 (a) CASH AND FINANCIAL ASSETS

Description	Classification	Unrestricted \$	Restricted \$	Total Cash \$	Trust \$	Expected Interest	Institution	Interest Rate	Maturity Date
Cash on hand									
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	75,205	NAB	5.00%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	72,152	IMB	4.85%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	2,000,000	0	2,000,000	0	49,863	NAB	5.00%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	73,640	Bank of QLD	4.95%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	71,803	CBA	4.80%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	74,384	NAB	5.00%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	74,384	SUNCORP	5.00%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	74,564	WESTPAC	5.04%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	74,564	WESTPAC	5.04%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	74,564	WESTPAC	5.04%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	73,598	BENDIGO BANK	4.92%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	2,590,034	0	2,590,034	0	65,448	WESTPAC	5.04%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,072,301	0	3,072,301	0	73,380	CBA	4.79%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	75,542	NAB	5.05%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	75,542	NAB	5.05%	March 2025
Term Deposits - Municipal Funds	Financial assets at amortised cost	3,000,000	0	3,000,000	0	75,542	NAB	5.05%	March 2025
Pending transfer from Reserve	Financial assets at amortised cost	(9,875,982)	9,875,982	0	0				
Term Deposits - Reserves	Financial assets at amortised cost	0	2,329,000	2,329,000	0	58,065	SUNCORP	5.00%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	49,589	Bank of QLD	5.00%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	5,126,027	5,126,027	0	127,097	BENDIGO BANK	5.00%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	75,692	SUNCORP	5.06%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	75,692	SUNCORP	5.06%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	75,692	SUNCORP	5.06%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,072,301	3,072,301	0	73,380	CBA	4.79%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,072,301	3,072,301	0	73,380	CBA	4.79%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	5,120,501	5,120,501	0	122,300	CBA	4.79%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	4,000,000	4,000,000	0	100,923	SUNCORP	5.06%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	5,000,000	5,000,000	0	118,356	IMB	4.80%	March 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	75,542	Bank of QLD	5.05%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	5,000,000	5,000,000	0	125,904	Bank of QLD	5.05%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	50,461	SUNCORP	5.06%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	48,002	CBA	4.84%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	5,000,000	5,000,000	0	120,005	CBA	4.84%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	49,763	BENDIGO BANK	4.99%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	49,763	BENDIGO BANK	4.99%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,617,224	2,617,224	0	65,251	Bank of QLD	5.00%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	49,863	Bank of QLD	5.00%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	75,958	SUNCORP	5.05%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	74,905	BENDIGO BANK	4.98%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	75,542	NAB	5.05%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	75,542	NAB	5.05%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	5,000,000	5,000,000	0	120,918	CBA	4.85%	April 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	1,000,000	1,000,000	0	23,671	IMB	4.80%	May 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	1,500,000	1,500,000	0	37,771	NAB	5.05%	May 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,500,000	2,500,000	0	63,575	BENDIGO BANK	5.10%	May 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,165,151	2,165,151	0	44,517	WESTPAC	4.97%	May 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	4,000,000	4,000,000	0	101,162	Bank of QLD	5.10%	May 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	50,581	BENDIGO BANK	5.10%	May 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	50,581	NAB	5.10%	May 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	50,581	NAB	5.10%	May 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	50,581	NAB	5.10%	May 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	1,447,200	1,447,200	0	35,576	CBA	4.93%	June 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	73,299	CBA	4.90%	June 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	73,897	SUNCORP	4.94%	July 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	71,653	CBA	4.79%	July 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	1,690,000	1,690,000	0	41,460	SUNCORP	4.92%	July 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,021,000	2,021,000	0	48,707	SUNCORP	4.86%	July 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	46,173	CBA	4.63%	August 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	3,000,000	3,000,000	0	71,014	NAB	4.80%	August 2025
Term Deposits - Reserves	Financial assets at amortised cost	0	2,000,000	2,000,000	0	47,370	NAB	4.75%	August 2025
Term Deposits - Trust	Financial assets at amortised cost	0	0	0	1,200,000	30,277	SUNCORP	5.06%	April 2025
Term Deposits - Trust	Financial assets at amortised cost	0	0	0	1,400,000	35,253	NAB	5.05%	May 2025
Term Deposits - Trust	Financial assets at amortised cost	0	0	0	2,000,000	50,581	NAB	5.10%	May 2025
Funds - Muni Account	Cash and cash equivalents	15,708,220	6,409,702	22,117,921	1,030,633	0	CBA		
Total		52,494,572	137,946,389	190,440,962	5,630,633				
Comprising									
Cash and cash equivalents		15,708,220	6,409,702	22,117,922	1,030,633				
Financial assets at amortised cost		36,786,353	131,536,687	168,323,040	4,600,000				
		52,494,572	137,946,389	190,440,962	5,630,633				

KEY INFORMATION

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

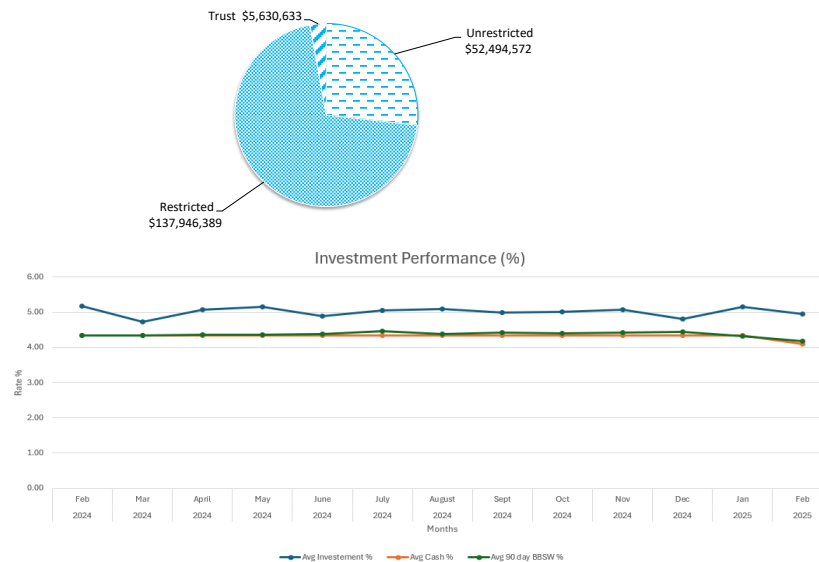
The local government classifies financial assets at amortised cost if both of the following criteria are met:

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

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

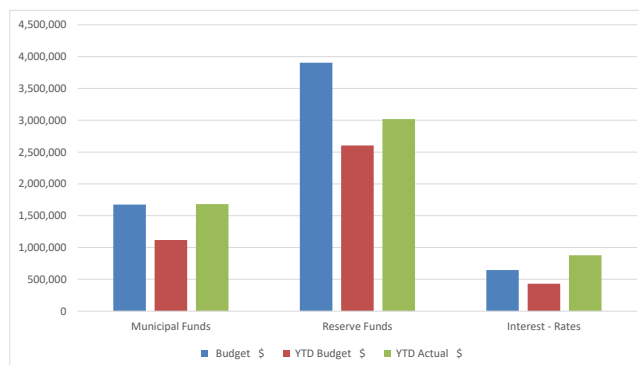
CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

4 (a) CASH AND FINANCIAL ASSETS (Cont'd)



4 (b) INTEREST INCOME

Description	Amended Budget \$	YTD Budget \$	YTD Actual \$	Variance \$	Variance %
Municipal Funds	1,676,000	1,117,360	1,681,942	564,582	50.53%
Reserve Funds	3,904,400	2,602,960	3,019,589	416,629	16.01%
Total Investment Interest	5,580,400	3,720,320	4,701,531	981,211	26.37%
Interest - Rates	646,000	430,720	878,980	448,260	104.07%
Total Interest Income	6,226,400	4,151,040	5,580,511	1,429,471	34.44%



CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

5 RESERVE ACCOUNTS

Reserve name	Budget Opening Balance	Budget Interest Earned	Budget Transfers In (+)	Budget Transfers Out (-)	Budget Closing Balance	Actual Opening Balance	Actual Interest Earned	Actual Transfers In (+)	Actual Transfers Out (-)	Actual YTD Closing Balance
	\$	\$	\$	\$	\$	\$	\$	\$	\$	\$
Restricted by Legislation										
Anstey Keane - DCP	15,412,422	733,800	3,081,200	(323,800)	18,903,622	15,412,422	507,105	128,470	(91,649)	15,956,347
North Forrestdale DCP 3	24,510,807	1,033,000	3,895,000	(7,553,277)	21,885,530	24,510,807	727,604	5,112,251	(401,303)	29,949,360
North Forrestdale SAR Asset Renewal	3,201,005	144,700	0	(250,000)	3,095,705	3,201,005	100,588	0	(4,500)	3,297,093
SAR A - Armadale Town Centre	0	900	131,500	(131,500)	900	0	624	0	0	624
SAR B - Kelmscott Town Centre	0	2,200	74,400	(74,400)	2,200	0	1,535	0	0	1,535
SAR C - Kelmscott Industrial Area	0	300	21,800	(21,800)	300	0	208	0	14,674	14,882
SAR D - Armadale Industrial Area	0	800	24,900	(24,900)	800	0	559	0	0	559
SAR F - Harrisdale/ Piara Waters	0	0	332,000	(332,000)	0	0	0	0	0	0
SAR G - Champion Lakes	0	0	14,500	(14,500)	0	0	0	0	0	0
Restricted by Council										
Asset Renewal	15,624,312	517,600	3,924,800	(5,904,730)	14,161,982	15,624,312	347,281	0	(877,456)	15,094,137
Champion Lakes SAR Asset Renewal	181,893	8,200	0	0	190,093	181,893	5,702	0	0	187,595
City Centre Activation	79,151	3,600	0	0	82,751	79,151	2,500	0	0	81,651
Civic Precinct	3,539,314	159,900	500,000	0	4,199,214	3,539,314	32,981	0	0	3,572,295
Community Art	111,606	4,900	0	0	116,506	111,606	12,915	0	0	124,521
Computer Systems Technologies	2,086,882	93,800	228,100	(990,000)	1,418,782	2,086,882	412,738	0	0	2,499,620
Crossover Contributions	67,084	3,000	0	0	70,084	67,084	2,088	0	0	69,172
Covid-19 Response and Recovery	1,862,448	84,200	0	(1,840,000)	106,648	1,862,448	26,849	0	0	1,889,297
Emergency Management	248,492	11,200	0	0	259,692	248,492	4,405	0	0	252,897
Employee Provisions	9,427,921	440,700	0	(900,000)	8,968,621	9,427,921	306,341	0	0	9,734,262
Events Reserve Fund	48,189	2,200	0	0	50,389	48,189	1,527	0	0	49,716
Freehold Sales Capital Works	45,033	9,100	0	0	54,133	45,033	12,743	0	0	57,776
Future Community Facilities	564,787	23,700	0	0	588,487	564,787	5,210	0	(4,843)	565,154
Future Project Funding	10,687,257	783,700	5,828,000	(2,105,980)	15,192,977	10,687,257	163,061	0	(749,582)	10,100,735
Future Recreation Facilities	979,677	21,800	2,740,000	(3,230,000)	511,477	979,677	45,348	0	(58,544)	966,481
History of the District	40,766	1,800	0	0	42,566	40,766	18,023	0	0	58,789
Infrastructure Project Contribution	674,604	24,800	0	(471,000)	228,404	674,604	17,827	0	(10,845)	681,586
Land Acquisition	516,356	23,300	0	0	539,656	516,356	27,261	0	0	543,617
Mobile Bin Program	2,196,600	99,300	0	0	2,295,900	2,196,600	19,489	0	0	2,216,089
Perth Hills Tourism Alliance	50,297	2,300	0	0	52,597	50,297	1,596	0	0	51,893
Plant and Machinery	5,297,660	164,100	2,000,000	(1,736,500)	5,725,260	5,297,660	113,699	0	(742,248)	4,669,111
Revolving Energy	325,734	14,700	397,000	0	737,434	325,734	3,251	0	0	328,985
Strategic Asset Investments	774,427	35,000	0	0	809,427	774,427	12,311	0	0	786,738
Waste Management	27,397,236	1,015,400	0	(4,382,540)	24,030,096	27,397,236	216,010	0	(67,654)	27,545,593
Workers Compensation	392,302	12,100	0	0	404,402	392,302	8,431	0	0	400,733
Wungong River Project	1,000,808	45,200	0	(296,400)	749,608	1,000,808	57,712	0	0	1,058,520
Works Contributions	710,474	32,100	0	0	742,574	710,474	22,316	0	0	732,790
Public Art Contributions	45,452	2,100	0	0	47,552	45,452	253	12,681	0	58,385
DevelopmentWA Public Art Contribution	171,315	7,700	0	0	179,015	171,315	5,367	0	0	176,672
Forrestdale Business Park East	762,745	34,500	0	0	797,245	762,745	23,981	0	0	786,726
Project Funds Rolled Over	2,417,473	68,100	0	(850,100)	1,635,473	2,417,473	48,409	0	(93,261)	2,372,621
Street Tree Contribution	15,831	900	0	0	16,731	15,831	512,976	0	0	528,807
Kelmscott – Landscaping, Public Art and Bin Maintenance	100,000	4,500	0	(77,795)	26,705	100,000	81,592	0	0	181,592
Public Open Space - Cash in Lieu - Camillo No. 64	175,892	0	0	0	175,892	175,892	2,692	0	0	178,584
Public Open Space - Regional Recreation Infrastructure	75,382	0	0	0	75,382	75,382	47,466	0	0	122,848
	131,819,634	5,671,200	23,193,200	(31,511,222)	129,172,812	131,819,634	3,960,564	5,253,401	(3,087,210)	137,946,389
Sub Reserve Notes										
<i>Future Projects Funding Reserve includes provision for;</i>										
Property - Wirra Willa Park	345,000									
Central Park Plan and Design	500,000									
Champion Lakes Community Centre (Major)	248,380									
Hilbert District Community Centre Design	600,000									
Roleystone Theatre (Major)	412,600									
Kelmscott Public Realm Strategy Implementation	500,000									
	2,605,980									
<i>Projects Rolled Over Reserve includes provision for;</i>										
Railway Ave (Ryland to Bray)	745,000									
Administration Building lift	105,100									
Optic Fibre to Depot	163,000									
Local Planning Strategy	128,000									
Kelmscott District Centre Structure Plan	132,000									
Kelmscott Public Realm Strategy	40,000									
ProMapp Program	110,000									
	1,423,100									

CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

INVESTING ACTIVITIES

6 CAPITAL ACQUISITIONS

	Amended		YTD Actual	YTD Actual Variance
	Budget	YTD Budget		
	\$	\$	\$	\$
Capital acquisitions				
Land - freehold land	81,500	54,333	0	(54,333)
Buildings	23,604,047	15,736,031	2,908,185	(12,827,846)
Furniture and equipment	741,470	494,313	435,176	(59,137)
Plant and equipment	2,454,590	1,636,393	948,332	(688,062)
Acquisition of property, plant and equipment	26,881,607	17,921,071	4,291,693	(13,629,378)
Infrastructure - Roads	9,838,050	6,558,700	1,379,565	(5,179,135)
Infrastructure - Drainage	254,900	169,933	5,930	(164,003)
Infrastructure - Pathways	5,062,430	3,374,953	356,146	(3,018,808)
Infrastructure - Parks and Reserves	9,803,030	6,535,353	1,001,783	(5,533,571)
Infrastructure - Waste Infrastructure	1,337,990	891,993	39,880	(852,114)
Infrastructure - Other Infrastructure	250,000	166,667	0	(166,667)
Infrastructure - Landfill Cell	1,460,900	973,933	21,766	(952,168)
Acquisition of infrastructure	28,007,300	18,671,534	2,805,069	(15,866,464)
Total capital acquisitions	54,888,907	36,592,605	7,096,762	(29,495,843)
Capital Acquisitions Funded By:				
Capital grants and contributions	18,143,082	6,871,752	1,866,997	(5,004,755)
Borrowings	17,439,570	0	0	0
Other (disposals & C/Fwd)	531,500	354,333	1,554,249	1,199,915
Reserve accounts				
Anstey Keane - DCP	0	0	91,649	91,649
North Forrestdale DCP 3	0	0	401,303	401,303
Asset Renewal	5,904,730	3,936,487	877,456	(3,059,031)
Future Project Funding	2,105,980	1,403,987	749,582	(654,404)
Future Recreation Facilities	3,230,000	2,153,333	58,544	(2,094,789)
Plant and Machinery	2,249,000	1,499,333	742,248	(757,085)
Waste Management	2,951,780	1,967,853	67,654	(1,900,200)
Project Funds Rolled Over	850,100	566,733	93,261	(473,473)
Contribution - operations	684,370	16,949,469	221,681	(16,727,787)
Capital funding total	54,888,907	36,592,605	7,096,762	(29,495,843)

SIGNIFICANT ACCOUNTING POLICIES

Each class of fixed assets within either plant and equipment or infrastructure, is carried at cost or fair value as indicated less, where applicable, any accumulated depreciation and impairment losses.

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

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

Initial recognition and measurement for assets held at cost

Plant and equipment including furniture and equipment is recognised at cost on acquisition in accordance with *Financial Management Regulation 17A*. Where acquired at no cost the asset is initially recognise at fair value. Assets held at cost are depreciated and assessed for impairment annually.

Initial recognition and measurement between mandatory revaluation dates for assets held at fair value

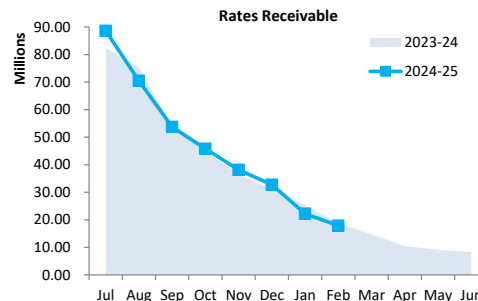
In relation to this initial measurement, cost is determined as the fair value of the assets given as consideration plus costs incidental to the acquisition. For assets acquired at zero cost or otherwise significantly less than fair value, cost is determined as fair value at the date of acquisition. The cost of non-current assets constructed by the City includes the cost of all materials used in construction, direct labour on the project and an appropriate proportion of variable and fixed overheads.

CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

OPERATING ACTIVITIES

7 RECEIVABLES

Rates receivable	30 June 2024	28 Feb 2025
	\$	\$
Opening arrears previous years	8,239,814	8,238,889
Levied this year	84,143,352	90,078,861
Less - collections to date	(84,144,277)	(80,517,299)
Gross rates collectable	8,238,889	17,800,451
Allowance for impairment of rates receivable	0	0
Net rates collectable	8,238,889	17,800,451
% Collected	91.1%	81.9%



	30 June 2024	28 Feb 2025
	\$	\$
Balance per trial balance		
Sundry receivable	2,770,013	1,916,739
GST receivable	759,896	323,112
Allowance for impairment of receivables from contracts with customers	(11,445)	(11,445)
ESL Receivables	778,840	870,576
Receivables for Employee Related Provisions	489,562	489,562
Debtors Control - Sanitation (Rates)	1,115,027	1,454,429
Unclaimed Pensioner Rebate Generated	96,041	2,020,785
Unclaimed ESL Rebate claimed	(4,767)	27,177
Total receivables general outstanding	5,993,167	7,090,935
Amounts shown above include GST (where applicable)		
Trade and Other Receivables	14,232,056	24,891,386

KEY INFORMATION

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

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

Classification and subsequent measurement

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

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

NOTES TO THE STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 28 FEBRUARY 2025

OPERATING ACTIVITIES

7 (b) RECEIVABLES

	Brought Forward 1 July \$	This Time Last Year 28-Feb-24 \$	28 February 2025 YTD Actual \$
General Receivables			
Debtors - General	2,008,468	1,292,749	1,178,124
Debtors - Rangers (Legacy)	229,894	206,043	201,382
Debtors - Recreation	15,060	15,841	11,766
Debtors - Libraries	-	70	231
Debtors - Fire	40,254	51,755	40,114
Debtors - Animals	192,426	194,379	195,841
Debtors - Parking	99,071	102,553	100,170
Debtors - Litter	99,941	101,126	94,019
Debtors - Off Road Vehicles	216	216	216
Debtors - Health	20,387	12,578	21,989
Debtors - Thoroughfares	7,708	9,529	14,103
Debtors - Unauthorised Signs	3,968	4,994	7,555
Debtors - Cats	5,261	3,481	3,786
Debtors - Planning & Building	47,360	47,360	47,443
	2,770,014	2,042,673	1,916,739

General Receivables - Aging

	Current	30 Days	60 Days	90 Days	120 + Days	Total
Sundry Receivable General	795,681	279,598	1,673	1,241	99,931	1,178,124
Libraries	231	-	-	-	-	231
Rangers	-	1,620	334	-	199,428	201,382
Recreation	-	-	-	-	11,766	11,766
Infringements	-	1,620	34	-	476,139	477,793
Planning & Building	-	-	-	-	47,443	47,443
Total Receivables General	795,912	282,838	2,041	1,241	834,707	1,916,739

General Receivables - Aging (continued)

Sundry Debtors Outstanding Over 120 Days Exceeding \$1,000

Debtor #	Under Investigation by	\$
Various	Fines Enforcement Registry	675,567
4826	Waste Charges	35,876
Debtor	Planning & Building	47,443
5113	Other	9,600
4769	Other	8,646
	Debtors 120+ Days < \$5,000	57,575
Total Debtors 120+ Days > \$1,000		834,707

**CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025**

OPERATING ACTIVITIES

8 OTHER CURRENT ASSETS

	Opening Balance 1 July 2024	Asset Increase	Asset Reduction	Closing Balance 28 February 2025
	\$	\$	\$	\$
Other current assets				
Other financial assets at amortised cost				
Financial assets at amortised cost	143,749,522	24,573,518	0	168,323,040
Inventory				
Inventory	112,482	401,788	0	514,270
Other assets				
Prepayments	13,687	0	(13,687)	0
Accrued income	4,539,072	0	(110,606)	4,428,466
Total other current assets	148,414,763	24,975,306	(124,293)	173,265,776
Amounts shown above include GST (where applicable)				

KEY INFORMATION

Other financial assets at amortised cost

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

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

Inventory

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

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

CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

OPERATING ACTIVITIES

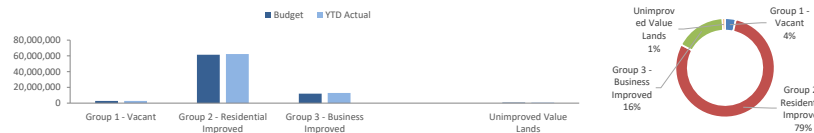
9 RATE REVENUE

General rate revenue

RATE TYPE	Rate in \$ (cents)	Number of Properties	Rateable Value	Budget			YTD Actual		
				Rate Revenue \$	Reassessed Rate Revenue \$	Total Revenue \$	Rate Revenue \$	Reassessed Rate Revenue \$	Total Revenue \$
Gross rental value									
Group 1 - Vacant	0.151463	761	18,572,946	2,813,130	0	2,813,130	2,813,114	(51,617)	2,761,497
Group 2 - Residential Improved	0.097708	30,993	618,748,447	60,449,796	994,794	61,444,590	60,336,470	1,906,557	62,243,027
Group 3 - Business Improved	0.101961	813	118,811,691	12,113,108	0	12,113,108	12,329,006	576,440	12,905,446
Unimproved value									
Unimproved Value Lands	0.004940	124	140,996,000	696,583	0	696,583	625,187	25,817	651,003
Sub-Total		32,691	897,129,084	76,072,617	994,794	77,067,411	76,103,777	2,457,197	78,560,973
Minimum payment									
Minimum Payment \$									
Gross rental value									
Group 1 - Vacant	\$ 1,221	1,903	10,077,156	2,323,230	305,206	2,628,436	2,323,562	(54,133)	2,269,429
Group 2 - Residential Improved	\$ 1,409	5,723	74,483,471	8,063,043	0	8,063,043	7,974,940	32,094	8,007,034
Group 3 - Business Improved	\$ 1,639	345	3,909,470	565,284	0	565,284	560,538	79,802	640,340
Unimproved value									
Unimproved Value Lands	\$ 1,687	15	3,464,994	25,310	0	25,310	21,931	399	22,330
Sub-Total		7,986	91,935,091	10,976,867	305,206	11,282,073	10,880,971	58,162	10,939,133
Rate Equivalent Payments and Adjustments						30,000			0
Concession						(20,000)			(24,508)
Amount from general rates				989,064,175	87,049,484	1,300,000	86,984,748	2,515,359	89,475,598
Ex-gratia rates						0			0
Total general rates				989,064,175	87,049,484	1,300,000	86,984,748	2,515,359	89,475,598
Specified area rates									
SAR A - Armadale Town Centre	0.004460	89	29,481,079	131,500	0	131,500	131,485	135	131,620
SAR B - Kelmscott Town Centre	0.009011	80	8,256,329	74,400	0	74,400	74,398	87	74,485
SAR C - Kelmscott Industrial Area	0.001735	348	12,562,527	21,800	0	21,800	21,796	(16)	21,781
SAR D - Armadale Industrial Area	0.003582	142	6,950,798	24,900	0	24,900	24,898	249	25,147
SAR F - Harrisdale/Piara Waters	0.002778	4,992	119,530,684	332,000	0	332,000	332,349	3,368	335,717
SAR G - Champion Lakes	0.002356	332	6,154,340	14,500	0	14,500	14,500	13	14,513
Total specified area rates			182,935,757	599,100	0	599,100	599,425	3,837	603,263
Total			1,171,999,932	87,648,584	1,300,000	88,958,584	87,584,173	2,519,196	90,078,861

KEY INFORMATION

Prepaid rates are, until the taxable event for the rates has occurred, refundable at the request of the ratepayer. Rates received in advance give rise to a financial liability. When the taxable event occurs the financial liability is extinguished and income recognised for the prepaid rates that have not been refunded.



CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

FINANCING ACTIVITIES

10 BORROWINGS

Repayments - borrowings

Information on borrowings		New Loans			Principal Repayments		Principal Outstanding		Interest Repayments	
Particulars	Loan No.	1 July 2024	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget
		\$	\$	\$	\$	\$	\$	\$	\$	\$
Governance										
296 Loan Borrowings 2009	296	27,950	0	0	(27,950)	0	0	27,950	0	0
316 Orchard House 2014	316	2,155,811	0	0	(85,332)	(172,700)	2,070,479	1,983,111	(65,262)	(115,730)
318 Orchard House 2015	318	6,743,585	0	0	(268,073)	(540,880)	6,475,512	6,202,705	(152,057)	(279,230)
323 Core System Review	323	1,828,345	0	0	(175,551)	(352,680)	1,652,794	1,475,665	(21,137)	(43,490)
342 Core System Review	342	860,037	0	0	(69,333)	(139,080)	790,704	720,957	(6,650)	(15,690)
345A Core System Review	345A	1,122,769	0	0	(59,809)	(120,870)	1,062,960	1,001,899	(30,719)	(53,370)
345B Core System Review	345B	1,267,831	0	0	(109,557)	(112,030)	1,158,274	1,155,801	(36,053)	(61,900)
345C Core System Review	345C	0	0	278,000	0	(22,220)	0	255,780	0	(15,060)
345C Core System Review	345C	0	0	2,889,200	0	0	0	2,889,200	(2,193)	0
Recreation and culture										
291 Aquatic Works 2008	291	180,648	0	0	(35,290)	(36,570)	145,358	144,078	(7,763)	(12,440)
299 Aquatic Centre Upgrade 2010	299	95,572	0	0	(47,058)	(95,572)	48,514	0	(3,524)	(5,430)
302 Aquatic Centre Upgrade 2011	302	698,370	0	0	(40,845)	(82,920)	657,525	615,450	(26,559)	(45,740)
304 Frye Park Redevelopment 2011	304	521,091	0	0	(30,477)	(61,870)	490,614	459,221	(19,817)	(34,130)
305 Piara Waters (North) Sports 2011	305	218,372	0	0	(52,239)	(106,020)	166,133	112,352	(7,931)	(13,140)
311 Aquatic Centre Upgrade 2012	311	812,426	0	0	(42,781)	(86,520)	769,645	725,906	(23,011)	(41,110)
314 Oval Lighting Renewal	314	104,558	0	0	(51,829)	(104,558)	52,729	0	(2,210)	(3,280)
315 Armadale Golf Course	315	135,421	0	0	(37,291)	(37,840)	98,130	97,581	(2,226)	(3,920)
322 Kelmscott Library - Stage 1	322	156,902	0	0	(38,443)	(77,400)	118,459	79,502	(2,623)	(4,660)
324A Indoor Aquatic Centre	324	8,620,183	0	0	(250,043)	(502,440)	8,370,140	8,117,743	(105,057)	(219,240)
326 Armadale Hall Upgrade 2018	326	2,025,180	0	0	(194,451)	(390,650)	1,830,729	1,634,530	(23,412)	(48,170)
332 Champion Centre Upgrade	332	71,065	0	0	(35,465)	(71,065)	35,600	0	(328)	(770)
337 AFAC Carpark	337	414,780	0	0	(11,121)	(22,350)	403,659	392,430	(5,201)	(10,790)
343 Bedfordale Fire Service	343	572,501	0	0	(72,808)	(73,330)	499,693	499,171	(5,081)	(11,120)
344 Challenge Park	344	1,022,967	0	0	(54,493)	(110,130)	968,474	912,837	(27,988)	(48,620)
346 Roleystone Theatre	346	2,821,134	0	0	(243,783)	(249,290)	2,577,351	2,571,844	(80,226)	(137,720)
347 Creyk Park 2021	347	1,149,049	0	0	(61,209)	(123,700)	1,087,840	1,025,349	(31,438)	(54,620)
339 Piara Waters Library Services	339	0	0	500,000	0	(39,960)	0	460,040	(3,945)	(27,070)
349 Piara Waters Library Services	349	0	0	5,969,700	0	(212,760)	0	5,756,940	(38,960)	(265,760)
350A Forrestdale Hub	350A	0	0	405,000	0	(32,370)	0	372,630	(3,197)	(21,980)
350B Forrestdale Sporting Precinct	350B	0	0	1,932,970	0	0	0	1,932,970	0	0
348 Morgan Park	348	0	0	1,510,000	0	0	0	1,510,000	0	0
Transport										
321 Armadale Arena Roofing 2015	321	94,099	0	0	(46,647)	(94,099)	47,453	0	(1,989)	(2,950)
354A LED Street Lighting Project	354A	0	0	3,954,700	0	0	0	3,954,700	0	0
Total		33,720,646	0	17,439,570	(2,141,879)	(4,071,874)	31,578,767	47,088,342	(736,558)	(1,597,130)
Current borrowings		4,071,874					1,897,456			
Non-current borrowings		29,648,772					29,681,311			
		33,720,646					31,578,767			

All debt service repayments were financed by general purpose revenue.

Particulars	Amount Borrowed	Amount Borrowed	Institution	Loan Type	Term Years	Total Interest & Charges	Interest Rate	Amount (Used)	Balance Unspent
	Actual	Budget				\$	%	Actual	Budget
345D - Core System Review	0	2,889,200	WATC*	Debtenture	15	1,276,860	5.09%	0	0
350B - Forrestdale Sporting Precinct	0	1,932,970	WATC*	Debtenture	15	680,240	5.09%	0	0
348 - Morgan Park	0	1,510,000	WATC*	Debtenture	15	667,340	5.09%	0	0
354A - LED Street Lighting Project	0	3,954,700	WATC*	Debtenture	10	1,078,310	4.83%	0	0
345C Core System Review	0	278,000	WATC*	Debtenture	10	75,801	4.83%	0	0
339 Piara Waters Library Services	0	500,000	WATC*	Debtenture	10	136,332	4.83%	0	0
349 Piara Waters Library Services	0	5,969,700	WATC*	Debtenture	15	2,052,826	5.09%	0	0
350A Forrestdale Hub	0	405,000	WATC*	Debtenture	10	110,429	4.83%	0	0
	0	17,439,570				6,078,138		0	0

Unspent borrowings

Particulars	Date Borrowed	Unspent Balance 30 June 2024	Borrowed During Year	Expended During Year	Unspent Balance 28 February 2025
346 Roleystone Theatre	29/06/2023	336,061	0	0	336,061
		336,061	0	0	336,061

KEY INFORMATION

Borrowing costs are recognised as an expense when incurred except where they are directly attributable to the acquisition, construction or production of a qualifying asset. Where this is the case, they are capitalised as part of the cost of the particular asset until such time as the asset is substantially ready for its intended use or sale.

Fair values of borrowings are not materially different to their carrying amounts, since the interest payable on those borrowings is either close to current market rates or the borrowings are of a short term nature. Non-current borrowings fair values are based on discounted cash flows using a current borrowing rate.

CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

FINANCING ACTIVITIES

11 LEASE LIABILITIES

Movement in carrying amounts

Information on leases		New Leases			Principal Repayments		Principal Outstanding		Interest Repayments	
Particulars	Lease No.	1 July 2024	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget
		\$	\$	\$	\$	\$	\$	\$	\$	\$
Governance										
Office Equipment	COARM001	103,676	0	0	(51,684)	(103,400)	51,992	276	(542)	(1,100)
Office Equipment	COARM002	9,239	0	0	(2,620)	(5,100)	6,619	4,139	(51)	(200)
Office Equipment	COARM003	15,620	0	0	(2,364)	(4,100)	13,256	11,520	(89)	(900)
Corporate Services										
IT Equipment	E6N0162298	6,769	0	11,777	(6,740)	(11,800)	29	6,746	(118)	(1,900)
IT Equipment	E6N0162003	8,015	0	22,785	(8,015)	(30,800)	0	0	(60)	(1,500)
IT Equipment	E6N0162826	18,549	18,549	54,351	(37,098)	(72,900)	0	0	(148)	(1,600)
IT Equipment	E6N0159594	19,181	0	49,419	(19,181)	(68,600)	0	0	(149)	(8,700)
IT Equipment	E6N0161137	13,652	0	16,500	(9,102)	(16,500)	4,550	13,652	(141)	(2,000)
IT Equipment	E6N0162255	7,603	0	13,800	(7,571)	(13,300)	32	8,103	(97)	(2,100)
IT Equipment	009-0154500-001	8,883	3,558	62,300	(12,441)	(20,700)	0	50,483	(60)	(700)
IT Equipment	009-0154500-002	147,629	0	520,200	(88,357)	(175,700)	59,272	492,129	(1,036)	(3,100)
IT Equipment	009-0154500-003	2,173	726	12,700	(2,899)	(4,300)	0	10,573	(15)	(100)
IT Equipment	009-0154500-004	7,437	0	29,100	(4,948)	(9,800)	2,489	26,737	(51)	(200)
IT Equipment	009-0154500-005	10,371	0	0	(2,152)	(3,700)	8,219	6,671	(110)	(200)
IT Equipment	009-0154500-006	28,159	0	0	(11,711)	(17,600)	16,448	10,559	(410)	(500)
IT Equipment	009-0154500-007	11,821	0	0	(4,543)	(6,100)	7,278	5,721	(213)	(300)
IT Equipment	009-0154500-008	0	3,300	0	(539)	0	2,761	0	(166)	0
IT Equipment	009-0154500-009	0	64,200	0	(11,959)	0	52,241	0	(85)	0
IT Equipment	009-0154500-010	0	22,875	0	(2,812)	0	20,063	0	(119)	0
IT Equipment	009-0154500-011	0	2,496	0	(237)	0	2,259	0	(17)	0
IT Equipment	Piara Waters Library IT	0	0	374,800	0	(89,400)	0	285,400	0	(10,600)
Recreation and culture										
Fitness Equipment	E6N0162801	4,933	0	10,700	(4,914)	(10,600)	19	5,033	(76)	(1,200)
Fitness Equipment	E6N0162813	17,405	0	0	(7,326)	(8,900)	10,079	8,505	(405)	(1,400)
Fitness Equipment	E6N0162400	53,787	0	296,300	(40,167)	(51,600)	13,620	298,487	(1,061)	(3,300)
Fitness Equipment	E6N0162397	4,512	0	3,488	(4,512)	(8,000)	0	0	(51)	(1,100)
Fitness Equipment	E6N0163450	3,442	0	0	(1,460)	(2,000)	1,982	1,442	(44)	(100)
Fitness Equipment	E2TEC64127	75,157	0	0	(31,494)	(42,800)	43,663	32,357	(2,176)	(2,100)
Transport										
Plants Equipment	6397356	1,011	0	32,100	(1,011)	(5,500)	0	27,611	(6)	(800)
Plants Equipment	973313	14,607	0	0	(3,828)	(6,900)	10,779	7,707	(257)	(100)
Plants Equipment	1021176	8,354	0	2,745	(7,415)	(11,100)	939	-1	(116)	(200)
Plants Equipment	1037417	6,985	0	0	(2,676)	(4,700)	4,309	2,285	(112)	(100)
Plants Equipment	6745927	0	31,700	0	(1,960)	0	29,740	0	(348)	0
Other property and services										
Building Armadale	Shop 64 & 65	422,970	0	96,600	(245,627)	(435,600)	177,343	83,970	(7,348)	(7,100)
Building Kelmscott	KELLIB	59,916	209,390	859,200	(107,750)	(160,000)	161,556	759,116	(36,524)	(27,500)
Building Seville Grove	E6N0162636	3,754	0	23,500	(3,754)	(4,700)	0	22,554	(58)	(400)
RFID Armadale Library	Bibliotheca SAAS2022101	34,773	0	0	(819)	(10,000)	33,954	24,773	(106)	(1,100)
Piara Waters Library Equipment	Piara Waters Library Equipment	0	0	187,400	0	(44,700)	0	142,700	0	(5,300)
Total		1,130,383	356,794	2,679,765	(751,686)	(1,460,900)	735,491	2,349,248	(52,365)	(87,500)
Current lease liabilities		1,015,448					437,617			
Non-current lease liabilities		114,935					297,874			
		1,130,383					735,491			

All lease repayments were financed by general purpose revenue.

KEY INFORMATION

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

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

CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

OPERATING ACTIVITIES

12 OTHER CURRENT LIABILITIES

	Note	Opening Balance 1 July 2024 \$	Liability transferred from/(to) non current \$	Liability Increase \$	Liability Reduction \$	Closing Balance 28 February 2025 \$
Other current liabilities						
Other liabilities						
Contract liabilities		4,018,620	0	4,747,769	0	8,766,389
Capital grant/contributions liabilities		2,828,068	0	0	(95,726)	2,732,342
Total other liabilities		6,846,688	0	4,747,769	(95,726)	11,498,731
Employee Related Provisions						
Provision for annual leave		4,302,160	0	468,830	0	4,770,990
Provision for long service leave		4,131,294	0	0	(344,965)	3,786,329
Other employee leave provisions		318,658	0	95,607	0	414,265
Total Provisions		8,752,112	0	564,437	(344,965)	8,971,584
Other Provisions						
Provision for Rehabilitation		10,907,463	0	0	0	10,907,463
Total Other Provisions		10,907,463	0	0	0	10,907,463
Total other current liabilities		26,506,263	0	5,312,206	(440,691)	31,377,778

Amounts shown above include GST (where applicable)

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

KEY INFORMATION

Provisions

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

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

Employee Related Provisions

Short-term employee benefits

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

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

Other long-term employee benefits

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

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

Contract liabilities

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

Capital grant/contribution liabilities

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

CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

OPERATING ACTIVITIES

13 GRANTS, SUBSIDIES AND CONTRIBUTIONS

Provider	Unspent grant, subsidies and contributions liability					Grants, subsidies and contributions revenue		
	Liability	Increase in	Decrease in	Liability	Current	Amended	YTD	YTD
	1 July 2024	Liability	Liability	28 Feb 2025	Liability	Budget	Budget	Revenue
	\$	\$	(As revenue)	\$	\$	\$	\$	\$
Grants and subsidies								
City of Gosnells	0	222,371	(222,371)	0	0	377,900	251,920	222,371
Department of Biodiversity Conservation and Attractions	0	0	0	0	0	470,800	222,320	0
Department of Communities	0	256,426	(256,426)	0	0	395,200	263,440	256,426
Department of Fire and Emergency Services	0	128,710	(128,710)	0	0	207,000	138,000	128,710
Department of Planning, Lands & Heritage	0	0	0	0	0	139,500	88,760	0
Department of Treasury	0	753,592	(753,592)	0	0	270,000	180,000	753,592
Department of Local Government, Sport and Cultural Industries	0	0	0	0	0	160,000	102,120	0
Lotterywest	0	35,000	(35,000)	0	0	35,000	23,360	35,000
Main Roads Western Australia	0	589,471	(589,471)	0	0	590,800	393,840	589,471
Mindaroo Foundation	0	0	0	0	0	121,930	77,560	0
National Indigenous Australian Agency	0	165,531	(165,531)	0	0	160,000	106,640	165,531
Others	0	34,859	(34,859)	0	0	20,000	13,360	34,859
	0	2,185,960	(2,185,960)	0	0	2,948,130	1,861,320	2,185,960
Contributions								
DCP - Anstey Keane	0	91,649	(91,649)	0	0	242,300	161,520	91,649
DCP - North Forrestdale	0	401,303	(401,303)	0	0	490,600	327,040	401,303
Main Roads Western Australia	0	116,126	(116,126)	0	0	171,500	114,320	116,126
Other Local Governments	0	40,000	(40,000)	0	0	60,000	39,380	40,000
Others	(70,438)	359,801	(289,363)	0	0	242,037	218,720	289,363
	(70,438)	1,008,879	(938,441)	0	0	1,206,437	860,980	938,441
TOTALS	(70,438)	3,194,839	(3,124,401)	0	0	4,154,567	2,722,300	3,124,401

Note:
Increase in liability reflects grants and contributions received.
Decrease in liability reflects the City's expenditure (application) of the grant and contributions.

CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025

INVESTING ACTIVITIES

14 CAPITAL GRANTS, SUBSIDIES AND CONTRIBUTIONS

Provider	Capital grant/contribution liabilities					Capital grants, subsidies and contributions revenue		
	Liability	Increase in Liability	Decrease in Liability	Liability	Current Liability	Amended Budget	YTD	YTD Revenue
	1 July 2024	(As revenue)		28 Feb 2025	28 Feb 2025	Revenue	Budget	Actual
	\$	\$	\$	\$	\$	\$	\$	\$
Capital grants and subsidies								
ARENA (Australian Renewable Energy Agency)	(30,537)	0	(121,400)	(151,937)	(151,937)	121,400	77,000	121,400
Main Roads WA	551,596	(29,372)	(307,390)	214,834	214,834	2,188,390	1,450,790	307,390
Public Transport Authority WA	(86,498)	0	0	(86,498)	(86,498)	2,377,455	1,582,500	0
Department of Infrastructure, Transport, Regional Development and the Arts	(326,483)	2,133,565	(983,879)	823,203	823,203	3,105,940	1,984,390	983,879
Department of Local Government, Sport and Cultural Industries	(218,253)	165,000	(334,653)	(387,906)	(387,906)	1,541,530	992,390	334,653
WA Police	589,796	0	0	589,796	589,796	0	0	0
Department of Transport	115,481	0	(97,365)	18,116	18,116	355,100	225,750	97,365
	595,102	2,269,193	(1,844,687)	1,019,607	1,019,607	9,689,815	6,312,820	1,844,687
Capital contributions								
DCP Contribution Rexington Pty Ltd	320,500	0	0	320,500	320,500	0	0	0
PPL Liability	(6,500)	0	0	(6,500)	(6,500)	0	0	0
Developer Contribution	0	0	(11,247)	(11,247)	(11,247)	7,957,177	458,932	11,247
POS/Trust	0	0	(4,470)	(4,470)	(4,470)	496,090	100,000	4,470
Other Contributions	0	6,593	(6,593)	0	0	0	0	6,593
	314,000	6,593	(22,310)	298,283	298,283	8,453,267	558,932	22,310
TOTALS	909,102	2,275,786	(1,866,997)	1,317,891	1,317,891	18,143,082	6,871,752	1,866,997

**CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025**

15 TRUST FUND

Funds held at balance date which are required by legislation to be credited to the trust fund and which are not included in the financial statements are as follows:

Description	Opening Balance 1 July 2024	Amount Received	Amount Paid	Closing Balance 28 Feb 2025
	\$	\$	\$	\$
Cash in Lieu - POS - Agreements	32,078	795	0	32,873
Cash in Lieu of Parking	252,913	6,267	0	259,179
POS - Precinct A - Westfield	89,529	2,218	0	91,748
POS - Precinct C - West Armadale	388,898	9,636	0	398,534
POS - Precinct F - Clifton Hills	239,549	5,936	0	245,484
POS - Precinct H - Mount Nasura	1,335,925	33,102	0	1,369,027
POS - Precinct N - Forrestdale	243,384	6,031	0	249,415
POS - Precinct O - Palomino	82,535	2,045	0	84,580
POS - Regional Recreation Infrastructure	577,810	14,317	0	592,127
POS Cash in Lieu - Suburb - Piara Waters	747,643	18,525	0	766,168
POS Cash in Lieu - Suburb - Kelmscott	101,741	2,521	0	104,262
POS Cash in Lieu - Suburb - Mount Richon	125,602	3,112	0	128,715
POS Cash in Lieu - Suburb - Armadale	317,201	7,860	0	325,061
POS Cash in Lieu - Suburb - Roleystone	91,413	2,265	0	93,678
POS Cash in Lieu - Suburb - Bedfordale	250,108	6,197	0	256,305
Nomination Deposits	240	0	(240)	0
Wungong Road Contribution Accounts	618,157	15,317	0	633,474
	5,494,729	136,144	(240)	5,630,633

**CITY OF ARMADALE
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 28 FEBRUARY 2025**

16 BUDGET AMENDMENTS

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

Description	Council Resolution	Classification	Non Cash Adjustment \$	Increase in Available Cash \$	Decrease in Available Cash \$	Amended Budget Running Balance \$
Budget adoption						0
Surplus of 2023/2024		Opening surplus(deficit)		14,934,489		14,934,489
FAG grants received in advance in FY23/24		Operating revenue			(4,772,163)	10,162,326
Capital Expenditure - CFWD	CS3/8/24	Capital expenses			(21,679,120)	(11,516,794)
Operating expense - CFWD	CS3/8/24	Operating expenses			(4,845,810)	(16,362,604)
Increase in Tsf from Asset Renewal Reserve	CS3/8/24	Capital revenue		3,403,730		(12,958,874)
Increase in Tsf from Project Funds Rolled Over Reserve	CS3/8/24	Capital revenue		105,100		(12,853,774)
Increase in Tsf from Future Recreation Facilities Reserve	CS3/8/24	Capital revenue		1,000,000		(11,853,774)
Increase in Tsf from Waste Management Reserve	CS3/8/24	Capital revenue		1,329,180		(10,524,594)
Increase in Tsf from Future Project Funding Reserve	CS3/8/24	Capital revenue		1,260,980		(9,263,614)
Increase in Tsf from Kelmscott – Landscaping, Public Art and Bin Maintenance Reserve	CS3/8/24	Capital revenue		77,795		(9,185,819)
Increase in Tsf from Plant and Machinery Reserve	CS3/8/24	Capital revenue		108,400		(9,077,419)
Capital grants	CS3/8/24	Capital revenue		3,953,005		(5,124,414)
Sales proceeds	CS3/8/24	Capital revenue		35,600		(5,088,814)
DCP contribution	CS3/8/24	Non cash item	2,970,900			(2,117,914)
Increase in Tsf from Cashbacked Reserve - DCP	CS3/8/24	Capital revenue		2,970,900		852,986
Non- cash adjustment DCP	CS3/8/24	Non cash item	(2,970,900)			(2,117,914)
Cash in Lieu - POS	CS3/8/24	Capital revenue		116,090		(2,001,824)
Borrowings	CS3/8/24	Capital revenue		1,718,470		(283,354)
Operating Grant	CS3/8/24	Operating revenue		646,630		363,276
Increase in Tsf from Waste Management Reserve	CS3/8/24	Operating revenue		210,960		574,236
Capital Expenditure	Funded - Delegated Authority	Capital expenses			(253,310)	320,926
Capital grants - Road to Recovery	Funded - Delegated Authority	Capital revenue		253,310		574,236
CP983 Holden Road	Funded - Delegated Authority	Capital revenue		15,000		589,236
CP681 Streetscape Project	Funded - Delegated Authority	Capital expenses			(15,000)	574,236
CP949 Signage replacement program	Funded - Delegated Authority	Capital revenue		28,000		602,236
CP953 Pedestrian bridge renewal churchmans	Funded - Delegated Authority	Capital expenses			(28,000)	574,236
Charging station fee - AFAC	CS8/10/24	Operating revenue		24,600		598,836
Charging station fee - Administration building	CS8/10/24	Operating revenue		72,700		671,536
Operating expenses - AFAC	CS8/10/24	Operating expenses			(25,600)	645,936
Operating expenses - Administration building	CS8/10/24	Operating expenses			(71,700)	574,236
Program expenditure	Funded - Delegated Authority	Operating expenses			(552,000)	22,236
Operating grants	Funded - Delegated Authority	Operating revenue		255,600		277,836
Transfer from Reserve - North Forrestdale DCP 3	Funded - Delegated Authority	Capital revenue		879,977		1,157,813
CP00230 - Forrestdale Sporting Pavilion	Funded - Delegated Authority	Capital expenses			(879,977)	277,836
Transfer to Reserve - Wungong River Project	Funded - Delegated Authority	Capital revenue		296,400		574,236
				38,207,316	(37,633,080)	574,236

Major Projects (> \$250k)- FY 24/25 CAPEX Program (inc CFwds) with Funding Sources February 2025	Total Budget \$	Adopted Budget FY 24/25 \$	Cfwd Budget FY 25 \$	Committed Feb 25 \$	Actual Feb 25 \$	Actual & Committed \$	Funding Sources
Buildings							
Forrestdale Sporting Precinct	6,252,770	5,859,000	393,770	156,753	19,133	175,886	All Funding
Morgan Park (Major)	5,673,200	3,902,300	1,770,900	148,236	314,336	462,572	Reserve/Loan/Grant
Depot Workshop - Design	2,196,890	1,686,000	510,890	0	71,830	71,830	Reserve
Piara Waters Library (Major)	1,324,700	0	1,324,700	91,690	559,350	651,040	Loans
Springdale Pavilion changeroom	975,130	406,600	568,530	21,084	58,527	79,611	Grant/Municipal
Hilbert District Community Centre Design	600,000	0	600,000	0	0	0	Reserve
Central Park Plan and Design	500,000	500,000	0	310,704	187,620	498,324	Reserve
ARRR Stage 1 (Netball Basketball)	500,000	0	500,000	0	0	0	Reserve
Gwynne Park - Design	500,000	0	500,000	388,652	8,750	397,402	Reserve
Animal Compound Works	454,950	0	454,950	0	0	0	Reserve
Roleystone Theatre (Major)	412,600	0	412,600	172,475	112,894	285,369	Reserve
Roleystone Karragullen BushFire (Major)	407,900	0	407,900	3,380	4,225	7,605	Municipal
Champion Lakes Community Centr (Major)	382,380	0	382,380	990	382,854	383,844	Reserve
Fletcher Park (Wallangara Pony)	357,000	357,000	0	0	0	0	Municipal
Gwynne Park Tennis Club Lights	350,000	0	350,000	8,632	221,470	230,102	Grant
Consultant Fees/Municipal Facilities	304,100	200,000	104,100	10,021	4,600	14,621	Municipal
Drainage							
Renewal Projects-Drainage	254,900	254,900	0	53,030	5,930	58,960	Municipal
Furniture & Equipment							
RFID Lockers AFAC	275,000	0	275,000	137,500	137,500	275,000	Reserve
Landfill Cell							
Landfill Closure and Capping	1,460,900	1,460,900	0	24,048	21,766	45,814	Reserve
Parks & Reserves							
Playground Replacement Program	1,346,400	1,346,400	0	1,025,560	25,370	1,050,930	Municipal
Jull and civic space upgrades LRCI & Mun	1,267,360	0	1,267,360	22,450	65,404	87,854	Grant/Municipal
Piara Waters Secondary College Netball Court	1,000,000	1,000,000	0	0	0	0	DCP
Morgan Park Lighting and retic works	716,150	0	716,150	69,804	577,053	646,856	Grant/Municipal
Fixed Sports Equipment Replacement Prg	472,700	472,700	0	0	5,536	5,536	Municipal
Guerin Park	471,000	471,000	0	0	10,845	10,845	Reserve
Piara Waters Netball-Lighting & Changerooms	450,000	450,000	0	0	0	0	DCP

Major Projects (> \$250k)- FY 24/25 CAPEX Program (inc CFwds) with Funding Sources February 2025	Total Budget \$	Adopted Budget FY 24/25 \$	Cfwd Budget FY 25 \$	Committed Feb 25 \$	Actual Feb 25 \$	Actual & Committed \$	Funding Sources
Site main switch boards renewal program	375,800	0	375,800	0	31,397	31,397	Reserve
Hilbert South West Sports Ground (Cell J) - Stage 1 Ovals	350,000	350,000	0	0	0	0	Dev WA DCP
Property - Wirra Willa Park	345,000	345,000	0	41,453	221,828	263,281	Reserve
LED sports Lighting Cross Park	310,650	0	310,650	272,001	66,810	338,811	Grant/Municipal
Irrigation Replacement Program	260,000	260,000	0	6,659	23,581	30,240	Municipal
Decorative StreetLights	250,000	250,000	0	0	0	0	Reserve
Fancote Stage 1 Upgrade	250,000	250,000	0	91,225	7,450	98,675	POS/Trust/Municipal
North Forrestdale SAR Bridge Renewal Prg	250,000	250,000	0	0	4,500	4,500	Reserve
Pathways							
Railway Ave (Westfield to Lake)	1,529,300	1,529,300	0	0	0	0	Grant
Railway Ave (Ryland to Bray)	1,519,100	1,519,100	0	0	0	0	Reserve/Grant
Pathway Renewal- Various Projects	928,800	509,800	419,000	84,500	67	84,567	Municipal, Municipal
New Footpaths - Design & Construct	518,080	0	518,080	54,200	253,560	307,760	Municipal
Railway Ave Shared Path PSP - Design	350,000	0	350,000	62,914	92,311	155,225	Grant
Plant & Machinery							
Various Fleets & Plants	2,333,000	2,189,000	144,000	522,457	945,707	1,468,164	Reserve/Sale Proceed
Roads							
Mason Road Warton to Southhampton	1,500,000	0	1,500,000	0	0	0	DCP
Road Renewal - Eighth Rd (Major)	925,000	0	925,000	96,315	0	96,315	DCP
LATM - Challis Rd,Lowanna Way,Tait St	659,200	0	659,200	175,454	3,960	179,414	Reserve/Grant/Municipal
Alexwood Dr(Chainage 1090-Chainage 1290)	431,600	431,600	0	99,293	0	99,293	Municipal
Nicholson Rd / Easthope LinkAgbs	430,700	430,700	0	0	5,465	5,465	Grant/Municipal
Piara Waters Oval CarPark	350,000	0	350,000	0	0	0	Grant
Street Lighting- Renewal Project (TBD)	337,010	0	337,010	203,977	15,000	218,977	Reserve
Mason Road Upgrade - Land	337,000	0	337,000	0	0	0	DCP
Skeet Rd / Keane Rd SBS	335,000	335,000	0	76,073	2,830	78,903	Grant/Municipal
Skeet Road, Harrisdale FY24	329,970	0	329,970	0	0	0	Grant
Jull St (Chainage 553 To Chainage 720)	301,100	301,100	0	126,715	0	126,715	Grant/Municipal
Brookton Hwy & Hill St Int (State)	298,700	298,700	0	293,000	0	293,000	Grant/Municipal
Wright Rd / Columbia Pwy SBS	257,600	257,600	0	2,837	21,820	24,657	Grant/Municipal

Major Projects (> \$250k)- FY 24/25 CAPEX Program (inc CFwds) with Funding Sources February 2025	Total Budget \$	Adopted Budget FY 24/25 \$	Cfwd Budget FY 25 \$	Committed Feb 25 \$	Actual Feb 25 \$	Actual & Committed \$	Funding Sources
Waste Infrastructure							
Relocate Vehicle Washbay	1,155,300	0	1,155,300	0	7,795	7,795	Reserve
Total	46,123,940	27,873,700	18,250,240	4,854,081	4,499,075	9,353,156	

Minor Projects (< \$250k)- FY 24/25 CAPEX Program (inc CFwds) with Funding Sources February 2025	Total Budget \$	Adopted Budget FY 24/25 \$	Cfwd Budget FY 25 \$	Committed Feb 25 \$	Actual Feb 25 \$	Actual & Commitments \$	Funding Sources
Buildings							
Administration Building lift	184,500	0	184,500	57,434	163,716	221,150	Reserve
Planned Minor Capital Works	102,000	102,000	0	0	0	0	Municipal
Badminton Centre Roof Replacement	98,600	0	98,600	147	0	147	Reserve
Alfred Skeet Oval Pav Kitchen	14,900	0	14,900	0	0	0	Municipal
Furniture & Equipment							
Electric Charging Stations	152,370	0	152,370	0	160,076	160,076	Grant/Municipal
Plant Room Control Board AFAC	138,000	0	138,000	0	137,600	137,600	Reserve
Access Control Gates - AFAC	120,000	120,000	0	0	0	0	Reserve/Municipal
Drainage Camera - Assets	35,800	35,800	0	0	0	0	Municipal
Noise Meter - Health	15,300	15,300	0	23,150	0	23,150	Municipal
Sea Container at Depot	5,000	5,000	0	0	0	0	Municipal
Landfill Cell							
Anstey Road Upgrade - Land	81,500	81,500	0	0	0	0	DCP
Landfill Gas Management System Expansion	40,000	40,000	0	0	0	0	Reserve
Parks & Reserves							
Minnie Grove Park avenue /Living Stream (DCS legacy Wungong)	233,000	233,000	0	0	0	0	Dev WA DCP
Grimaldi Ave Park avenue (DCS legacy Wungong)	230,000	230,000	0	0	0	0	Dev WA DCP
Memorial Park- Park Lights Renewal	230,000	0	230,000	0	0	0	Reserve
Playground Kindaimanna	210,680	0	210,680	0	200,470	200,470	Reserve
Playground William Lockard	204,400	0	204,400	0	201,662	201,662	Reserve
Yellowwood Park	200,000	0	200,000	0	196,225	196,225	Grant
Shade sail Replacement Program	161,700	161,700	0	85,144	0	85,144	Municipal
Corfield Wetland Improvements	153,700	153,700	0	0	0	0	Municipal
Kelmscott Landscaping Add	151,850	0	151,850	0	0	0	Reserve/Grant
Furniture Replacement Program	131,400	131,400	0	91,225	0	91,225	Municipal
signage Replacement Program	128,300	128,300	0	0	0	0	Municipal
Verdant Reserve - Landscape	116,090	0	116,090	104,880	0	104,880	POS/Trust
Fencing Replacement Program	97,700	97,700	0	0	0	0	Municipal
Nicholson/Rowley Roundabout Landscaping	90,000	90,000	0	0	0	0	Grant
Streetscape Strategy - Gateway Landscp	75,000	75,000	0	0	0	0	Municipal
Light Poles Renewal Program	71,100	71,100	0	0	0	0	Municipal

Minor Projects (< \$250k)- FY 24/25 CAPEX Program (inc CFwds) with Funding Sources February 2025	Total Budget \$	Adopted Budget FY 24/25 \$	Cfwd Budget FY 25 \$	Committed Feb 25 \$	Actual Feb 25 \$	Actual & Commitments \$	Funding Sources
Muni Reserv - Fences & Bollards	59,300	0	59,300	56,956	6,925	63,881	Municipal
Dry Park Strategy Consultancy-Irri Audit & Design	50,000	50,000	0	0	0	0	Municipal
City wide Weather stations	50,000	50,000	0	0	0	0	Municipal
PW West-Playing Field & Sports Pavilion	50,000	50,000	0	0	0	0	DCP
Bryan gell - Electrical works	48,800	0	48,800	0	52,333	52,333	Municipal
Woodcroft Reserve	44,800	0	44,800	0	0	0	Municipal
Pedestrian Bridge Renewal Programe (churchman Brook Bridge)	39,600	39,600	0	0	68,570	68,570	Municipal
Municipal Reserves - Gardens	34,400	0	34,400	36,191	0	36,191	Municipal
Entry Statement - Kelmscott	34,000	0	34,000	35,599	0	35,599	Municipal
Municipal Furniture new - for new Drink Fountains, shelter or seating	25,000	25,000	0	33,169	3,325	36,494	Municipal
Consumer Poles & Wwitch Boards Repl Prg	16,800	16,800	0	6,600	0	6,600	Municipal
Municipal Signage POS Table	15,400	15,400	0	2,160	0	2,160	Municipal
Signage to Sporting Spaces	15,400	15,400	0	0	0	0	Municipal
Irrigation Dosing unit installation	15,400	15,400	0	19,621	0	19,621	Municipal
Burrowa pathway Connection	15,300	15,300	0	0	21,878	21,878	Municipal

Minor Projects (< \$250k)- FY 24/25 CAPEX Program (inc CFwds) with Funding Sources February 2025	Total Budget \$	Adopted Budget FY 24/25 \$	Cfwd Budget FY 25 \$	Committed Feb 25 \$	Actual Feb 25 \$	Actual & Commitments \$	Funding Sources
Pathways							
Streetscape Projects - Rosette Pl	206,850	0	206,850	0	0	0	Reserve/Municipal
Local Bike Plan 23/24 - 24/25	10,300	0	10,300	0	10,208	10,208	Grant/Municipal
Plant & Machinery							
Landfill Gas Capture Heavy P&E	81,590	0	81,590	0	2,625	2,625	Reserve
Roads							
Talus Dr & Bedforddale Hill Rise Rd FY24	220,000	0	220,000	0	0	0	Grant
Road Upgrade - Mason Road	208,900	0	208,900	0	0	0	DCP
Champion Dr (Champion Dr / Gillam Dr Rbt	187,800	187,800	0	0	179,815	179,815	Grant/Municipal
Community Safety Projects	170,400	0	170,400	23,299	50,936	74,235	Municipal
Reilly Road (Balannup-Skeet)Design only	166,300	166,300	0	0	0	0	Municipal
Seventh Road (Chainage 274-Chainage 794)	156,300	156,300	0	7,920	46,267	54,187	Grant
Croyden Rd (Chainage 1860 To Chainage 2460)	150,800	150,800	0	0	0	0	Grant/Municipal
Champion Dr (Chainage 2340 To 2966 Chainage)	143,400	143,400	0	0	141,692	141,692	Grant/Municipal
Streetscapes Projects	140,200	140,200	0	0	0	0	Municipal
Rowley Rd (Hopkinson to Hilbert Nth)- Design Only	128,400	0	128,400	0	0	0	Grant
LATM - Seville Grove	111,670	0	111,670	0	0	0	Municipal
Bridge Renewal	103,800	103,800	0	0	0	0	Grant
Third Ave (Chainage 460 - Chainage 890)	103,400	103,400	0	0	99,543	99,543	Grant
Fountain Ct - Armadale Rd to CDS	88,800	0	88,800	0	0	0	Municipal
Fifth Rd (Chainage 0 - Chainage 155)	86,700	86,700	0	8,271	59,348	67,619	Grant
Holden Rd (Chainage 570 To Chainage 840)	84,900	84,900	0	1,476	99,748	101,224	Grant/Municipal
Eugene Pl (Chainage 20 - Chainage 620)	81,200	81,200	0	409	0	409	Grant
Third Ave (Chainage 285 - Chainage 425)	69,700	69,700	0	21,806	50,920	72,726	Grant
Pearson Street (Chainage 0-Chainage 124)	63,100	63,100	0	4,426	63,021	67,448	Grant
Third Ave (Chainage 425 - Chainage 460)	61,400	61,400	0	0	53,557	53,557	Grant
Seventh Road (Chainage 12 - Chainage 99)	61,300	61,300	0	1,418	168,032	169,450	Grant
Carradine Rd Culvert Reconst (Major)	60,000	0	60,000	0	32,431	32,431	Reserve
Glastonbury Rd - Fountain Ct to CDS	57,800	0	57,800	0	0	0	Municipal
Coventry Rd D:2 (Chainage 17-Chag 425)	55,500	55,500	0	818	0	818	Grant
Brian St (Chainage 0 - Chainage 110)	47,700	47,700	0	1,568	48,330	49,898	Grant
Robinson Road (Chainage 0 - Chainage 60)	42,800	42,800	0	0	0	0	Grant
Arnett Crt (Chainage 0 - Chainage 260)	41,100	41,100	0	17,917	66,794	84,711	Grant

Minor Projects (< \$250k)- FY 24/25 CAPEX Program (inc CFwds) with Funding Sources February 2025	Total Budget \$	Adopted Budget FY 24/25 \$	Cfwd Budget FY 25 \$	Committed Feb 25 \$	Actual Feb 25 \$	Actual & Commitments \$	Funding Sources
Dale Rd (Chainage 380 - Chainage 562)	39,100	39,100	0	2,530	59,429	61,959	Grant
Bus Shelters - Renew	34,500	0	34,500	0	13,433	13,433	Municipal
Hatch Crt (Chainage 110 - Chainage 380)	32,200	32,200	0	0	0	0	Grant/Municipal

Minor Projects (< \$250k)- FY 24/25 CAPEX Program (inc CFwds) with Funding Sources February 2025	Total Budget \$	Adopted Budget FY 24/25 \$	Cfwd Budget FY 25 \$	Committed Feb 25 \$	Actual Feb 25 \$	Actual & Commitments \$	Funding Sources
Leake St (Chainage 530 - Chainage 620)	24,000	24,000	0	0	0	0	Municipal
Nicholson Rd - Cnr Wright - (AGBS) MRRG	20,490	0	20,490	0	0	0	Grant
Leake St Cul-De-Sec(Chainage 350 -C 380)	17,900	17,900	0	0	20,431	20,431	Municipal
Hatch Crt Spur (Chainage 0 - Chag 30)	13,700	13,700	0	0	19,671	19,671	Municipal
Bus Shelters - New	11,600	0	11,600	0	7,825	7,825	Municipal
Rowley Rd (East) - Design Only - MRRG	2,600	0	2,600	0	675	675	Grant
Gray Rd(Chainage 445 - Chainage 452)	2,400	2,400	0	0	12,847	12,847	Municipal
To be Allocated							
Works to Be Allocated					46,188	46,188	
Waste Infrastructure							
Site Fencing Improvements	71,300	71,300	0	0	0	0	Reserve
Waste Bins	60,000	20,000	40,000	41,760	31,140	72,900	Reserve
Leachate Management System	50,000	50,000	0	0	0	0	Reserve
CCTV Upgrade -Landfill Building	30,500	0	30,500	0	0	0	Reserve
General Roadworks improve	20,400	20,400	0	0	0	0	Reserve
Data Connection - Landfill	16,200	0	16,200	0	0	0	Reserve
Landfill Gas Capture - Facility	5,590	0	5,590	0	0	0	Reserve
Total	7,631,680	4,202,800	3,428,880	685,895	2,597,688	3,283,583	



**Rates Written Off
for Batch No: 231**

4-Mar-25
8:44:24 am

<u>Assess#</u>	<u>Property Address</u>	<u>Amount</u>
4567	3168 Albany Hwy, Mount Nasura	-3.31
5686	50 Blackwood Dr, Mount Nasura	-4.82
16770	15 Cross Rd, Bedfordale	-4.39
20220	24 Derry Av, Mount Nasura	-0.06
26501	8 Exbury Rd, Armadale	-0.86
30506	41 Friar Rd, Armadale	-2.61
38601	2 Fisher St, Forrestdale	-2.51
39392	22 Lowanna Way, Armadale	-2.52
40634	14 Mirria Way, Mount Nasura	-0.18
40878	17 Moore St, Wungong	-0.06
41672	5 Napean Pl, Armadale	-3.28
50370	30 Seventh Rd, Armadale	-1.42
50889	140 Seventh Rd, Armadale	-2.68
50910	1 Dawson St, Armadale	-1.72
54251	7 Stepney Rd, Armadale	-0.88
55429	11 Tarrawan Rd, Armadale	-0.16
58655	7B Urana Rd, Armadale	-0.03
60660	13 Warrina Pl, Armadale	-0.74
66842	14 Alola St, Kelmscott	-1.04
69799	6 Blackburne Dr, Kelmscott	-2.48
70603	10 Brook Pl, Kelmscott	-2.49
70897	246 Brookton Hwy, Kelmscott	-4.68
71358	145 Brookton Hwy, Kelmscott	-3.28
71605	5 Brookton Hwy, Mount Nasura	-2.92
76786	4 Cope Pl, Kelmscott	-3.44
77170	4 David St, Kelmscott	-2.49
78069	16B Drayton Ct, Kelmscott	-0.47
78528	14 Durnsford Way, Camillo	-0.20
82820	12 Grasmere Pl, Kelmscott	-0.61
83250	16 Griffiths St, Kelmscott	-1.45
85137	31 Hollybush Way, Kelmscott	-0.21
85682	6 Ashley Dr, Kelmscott	-1.71
85943	14 Kevin Rd, Kelmscott	-1.84
89383	2 Merilee Tce, Kelmscott	-2.10
93540	15 Page Rd, Kelmscott	-3.34
94245	28 Parkfield Rd, Kelmscott	-0.27
97269	99 Roberts Rd, Kelmscott	-0.08
97372	76 Roberts Rd, Kelmscott	-0.48
98554	22 Salter Rd, Mount Nasura	-0.25
98883	15 Arnott Ct, Kelmscott	-0.04
101571	27 Sonogo Av, Kelmscott	-0.22
103836	93 Third Av, Kelmscott	-2.36
106157	54 Tollington Park Rd, Kelmscott	-0.31
108197	10 Wandoo St, Mount Nasura	-1.09
112778	8 Weston Tce, Kelmscott	-4.73
118504	565 Brookton Hwy, Roleystone	-0.14
135679	10 Calliandra Pl, Roleystone	-4.76
138936	18 Tamarind Cr, Kelmscott	-0.08
141137	1/2 Hendon Way, Kelmscott	-0.27
141141	3 Hendon Way, Kelmscott	-2.19
143898	4 Ciro Rd, Kelmscott	-2.35
144480	10 Bedfordale Hill Rd, Mount Richon	-3.30
144840	8 Commerce Av, Armadale	-1.18
145185	27 Onyx Rd, Mount Richon	-2.25
148569	18 Duri St, Armadale	-0.39
148901	13 Billabong Way, Mount Nasura	-4.31
150150	4 Dundee Way, Camillo	-1.41
152370	48 Gillam Dr, Kelmscott	-0.65
156788	20 Simons Dr, Roleystone	-0.39
157532	9 Excalibur Cir, Camillo	-1.67



Rates Written Off
for Batch No: 231

4-Mar-25

8:44:24 am

<u>Assess#</u>	<u>Property Address</u>	<u>Amount</u>
159653	137 Braemore St, Seville Grove	-0.71
161131	12 Palm Rd, Roleystone	-2.99
163266	44 Buckingham Rd, Kelmscott	-0.53
163329	24 Adair Av, Mount Nasura	-3.58
164614	40 Rushton Tce, Mount Nasura	-3.19
166505	1/12 Williams Rd, Kelmscott	-0.36
166965	6B Grealis St, Armadale	-3.91
169105	7/42 Commerce Av, Armadale	-0.18
170348	20 Chardonnay Gr, Mount Nasura	-2.42
185868	10/47 William St, Armadale	-4.93
186216	34 Sutcliffe Cl, Seville Grove	-1.42
188030	19 Bodicoat Dr, Brookdale	-4.52
188044	21 Bodicoat Dr, Brookdale	-3.01
193023	9 Candish Gr, Seville Grove	-1.47
196669	18 Anembo Pl, Kelmscott	-1.59
199994	2/25 Dale Rd, Armadale	-2.13
200070	10/25 Dale Rd, Armadale	-2.13
200264	18/312 Streich Av, Armadale	-0.49
203139	40 Eureka Pl, Seville Grove	-1.92
208026	11 Roberta Rise, Mount Nasura	-3.48
208878	99 Seminole Gdns, Seville Grove	-0.23
218316	12 Hastie Cl, Brookdale	-0.09
224315	51 Heritage Dr, Roleystone	-0.20
230710	12 Blaxland Elb, Seville Grove	-1.29
230742	5 Rason Ct, Seville Grove	-0.39
234150	11 Summit View, Mount Richon	-1.72
235639	6 Frances Gregory Dr, Bedfordale	-0.58
238833	10 Dunn Cl, Seville Grove	-3.85
240505	49B Brant Rd, Kelmscott	-0.19
241034	542 Albany Hwy, Bedfordale	-0.16
242739	29/14 Coralie Ct, Armadale	-1.51
243696	14/8 Tinga Pl, Kelmscott	-3.58
245050	11 Marbella Av, Seville Grove	-0.38
248777	13 Santiago St, Seville Grove	-2.02
250106	56 Milano Loop, Seville Grove	-0.23
253017	3 Hitchens Gr, Bedfordale	-0.07
257691	9 Mansfield Way, Piara Waters	-0.01
263753	26 MacDougal Way, Harrisdale	-4.94
269133	2 Milagro Fawy, Seville Grove	-2.11
269458	74 Verdant Cr, Seville Grove	-0.20
269872	12/41-43 Sixth Rd, Armadale	-1.65
271760	6 Malop Link, Harrisdale	-4.96
277514	13A Merrifield Av, Kelmscott	-1.69
278615	4 Peaceful Vsta, Harrisdale	-0.69
280242	16 Clover App, Seville Grove	-0.65
283185	8 Powell Cr, Brookdale	-3.97
284236	1/13 Devonshire Tce, Armadale	-0.09
286280	14 Greenshank Rd, Harrisdale	-1.78
291750	6/50 Sixth Rd, Armadale	-0.09
299459	22 Munich Link, Piara Waters	-4.45
301406	9/42 Merrifield Av, Kelmscott	-0.42
302070	8/37 Sixth Rd, Armadale	-3.90
304961	7 Roudnice Lane, Champion Lakes	-0.99
309042	25 Whitehorse Dr, Harrisdale	-3.29
311827	8D Coralie Ct, Armadale	-0.09
312522	83 Cilantro Pwy, Seville Grove	-2.57
314148	13 Kalanchoe App, Seville Grove	-1.84
315366	31/121 Eighth Rd, Armadale	-0.09
315514	16/121 Eighth Rd, Armadale	-0.09
316615	52 Erade Dr, Piara Waters	-2.00



Rates Written Off
for Batch No: 231

4-Mar-25
8:44:24 am

<u>Assess#</u>	<u>Property Address</u>	<u>Amount</u>
316651	44 Erade Dr, Piara Waters	-0.52
322191	17/9 Gladstone Rd, Armadale	-0.97
322222	14/9 Gladstone Rd, Armadale	-0.13
322290	7/9 Gladstone Rd, Armadale	-0.99
322353	1/9 Gladstone Rd, Armadale	-0.98
322957	5 Chatham Way, Harrisdale	-3.31
326301	17 Victory St, Harrisdale	-3.55
338334	6 Travertine St, Harrisdale	-0.23
341684	5 Nambi Way, Harrisdale	-3.92
343228	10 Torino Cr, Piara Waters	-0.16
346175	10 Blackfriars Mndr, Piara Waters	-0.76
356564	1/102 Westfield Rd, Kelmscott	-0.09
356582	3/102 Westfield Rd, Kelmscott	-0.09
356609	5/102 Westfield Rd, Kelmscott	-0.09
356613	6/102 Westfield Rd, Kelmscott	-0.09
356645	9/102 Westfield Rd, Kelmscott	-0.09
356893	4/99 Lowanna Way, Armadale	-2.40
357552	16 Gracefield Bvd, Harrisdale	-3.83
358883	24 Wolfson Way, Piara Waters	-0.28
365573	6 Leonard Cl, Seville Grove	-3.68
367351	10 Clifton St, Kelmscott	-4.53
368092	16 Yarran St, Armadale	-0.11
369139	16 Hobson Loop, Piara Waters	-1.32
369224	3 Hobson Loop, Piara Waters	-0.87
371770	32 Nikon Rd, Harrisdale	-0.28
372128	66 Wyoming Loop, Harrisdale	-0.02
372849	22 Hamelin Loop, Harrisdale	-0.01
376554	30 Limestone Rise, Piara Waters	-0.27
383816	21 Banyoles Cct, Champion Lakes	-1.11
385298	333 Taylor Rd, Forrestdale	-4.90
386173	7 Hamsterley Way, Hilbert	-0.01
388028	11 Zeehan Lane, Harrisdale	-0.66
388046	7 Zeehan Lane, Harrisdale	-3.56
390001	9 Glenlossie Av, Haynes	-3.09
394059	4A Pearson St, Armadale	-0.09
395722	18 Kyogle Pl, Armadale	-0.09
395736	16 Kyogle Pl, Armadale	-0.09
396710	8 Claymore Pl, Piara Waters	-0.03
400072	16A Werndley St, Armadale	-3.96
413291	8 Aquila Loop, Piara Waters	-4.86
413750	44 Hickman Dr, Piara Waters	-1.98
414009	2 Tuff Way, Piara Waters	-2.00
419243	66 Lancaster Loop, Piara Waters	-2.82
421587	9 Silvergum Way, Piara Waters	-3.04
422593	4 Heartwood Way, Hilbert	-0.94
423266	8 Golden Way, Piara Waters	-0.68
429074	11A Fanshawe Bvd, Piara Waters	-1.34
429678	3 Golden Way, Piara Waters	-0.30
431435	68 Hickman Dr, Piara Waters	-0.73
432257	2/15 Slee Av, Kelmscott	-0.27
433100	4 Pindalup St, Piara Waters	-1.86
434431	54 Novelli Pde, Piara Waters	-4.90
436750	196 Brookton Hwy, Kelmscott	-0.90
440593	2/12 Weedon Rd, Forrestdale	-3.05
442731	28 Fenchurch Dr, Hilbert	-0.16
445787	18 Morlup Rd, Harrisdale	-3.60
452675	2 Coburg Way, Haynes	-0.28
453019	31 Aquitaine Bvd, Forrestdale	-1.52
453267	8 Hurston St, Forrestdale	-1.82
453497	17 Noriker Way, Forrestdale	-0.01



Rates Written Off
for Batch No: 231

4-Mar-25

8:44:24 am

<u>Assess#</u>	<u>Property Address</u>	<u>Amount</u>
458861	22 Gregson St, Harrisdale	-0.65
465268	30 Comet Way, Hilbert	-1.87
465826	41 Palmerston Loop, Hilbert	-2.45
466503	47 Percheron Cct, Forrestdale	-0.16
476924	Tulipwood Loop, Piara Waters	-0.02
476938	Tulipwood Loop, Piara Waters	-0.67
477516	Southampton Dr, Piara Waters	-0.27
479425	Tulipwood Loop, Piara Waters	-1.87
479885	Flematti Cir, Brookdale	-2.81
480159	Handler Rd, Forrestdale	-4.03
481228	Grazier Way, Piara Waters	-2.84
481971	Desert Pea Loop, Piara Waters	-0.30
Total Written Off		-312.32

Primary Delegation 1.1.22 and Secondary Delegation 1.2.22 specifically refer - the above small debts have, following investigation, been written off.

J Lyon

Executive Director Corporate Services Date: _____

Primary Delegation 1.1.22 and Secondary Delegation 1.2.22



Statement of Rating Objects and Reasons 2025/26

Statement of Rating Objects & Reasons

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Statement of Rating Objects & Reasons

Invitation to make Submissions

This Statement is provided:

- in accordance with section 6.36 of the *Local Government Act 1995*;
- to inform residents of the City of the objects and reasons for the differential rates and each minimum amount being proposed, why each rate is proposed and why it is set at the proposed amount for the 2025/26 financial year; and
- to invite submissions from our electors or ratepayers in respect of the proposed rates or minimum payments and any related matters.

Residents and electors wishing to make written submission are invited to lodge their submission with the City **by no later than 5pm on Wednesday 21 May 2025**.

Written Submission can be forwarded to:

**Chief Executive Officer
City of Armadale
7 Orchard Avenue
Armadale WA 6112**

Submissions will also be accepted by email: info@armadale.wa.gov.au or lodged in person at the City's Administration Centre at 7 Orchard Avenue, Armadale.

Should you have any queries in respect to this Statement, please contact our Rates Department on 9394 5777.

Statement of Rating Objects & Reasons

Introduction

Rate revenue is an important part of the City's annual budget, enabling the delivery of a variety of services and facilities, including parks and civil infrastructure, recreation facilities, libraries, public halls, waste collection and disposal, urban planning and development approvals, and community services and events.

In line with the increase in the Local Government Cost Index, we are proposing increasing the rates yield by 3.6% for 2025-26 to ensure we can deliver these essential service and projects to our community.

Rate revenue constitutes around 62% of the City's total operating revenue of \$149M and is forecast to be \$94.5m in the forthcoming budget.

Land is rated according to

- unimproved value (UV) for land used predominantly for rural purposes or
- gross rental value (GRV) for land used predominantly for non-rural purposes.

The City proposes to apply a single general rate to all of the properties in the unimproved value (UV) category, where the predominant use is rural.

The City proposes to continue to distinguish between land in our Gross Rental Value (urban) areas on the basis that it is:

- vacant land; or
- improved land that is primarily residential in nature and is NOT zoned for business purposes; or
- improved land that is zoned for business purposes

and apply a differential general rate and minimum payment to each.

The purpose of the imposition of a differential general rate and minimum payment is to ensure that there is alignment with the services, facilities, assets and projects provided by the City each year, and every landowner makes a reasonable contribution to the rate revenue required.

The intent of the 2025/26 Statement of Objects and Reasons for differential rating is to provide information that allows electors and residents to consider the proposed differential and minimum rates and invite written submissions that will allow council to consider these matters as part of its annual budget process. This is a requirement under the *Local Government Act 1995*.

Statement of Rating Objects & Reasons

Key Projects and Services we will deliver in 2025-26

City Services are projected to cost \$126M in 2025-26, with an allocation from rates of \$72M. Other funding sources include fees, charges and grants.

The key services being delivered to our community include;

- Roads, footpaths and drainage infrastructure
- Free concerts and events
- Parks, Sporting Ovals, Streetscapes and Trees
- Recreation facilities including the Armadale Fitness and Aquatic Centre
- Libraries and the Champion Centre
- Waste Collection including verge collections and free tip passes
- Assistance to the Volunteer Bush Fire Brigades
- Community grants and donations to local clubs and community grants

The draft capital program for 2025-26 includes the following key projects;

- Armadale Regional Recreation Reserve Stage 1
- Morgan Park Facility Construction
- Gwynne Park Facility Construction
- Eighth Rd Stage 2
- Railway Ave Shared Pathway Yr 1 of 2
- Pathways Renewal Program
- Roads Renewal Program
- Central Park Construction
- Piara Waters West – Playing Field
- Playground Replacement Program
- Landfill Transfer Station Construction

The capital investment program will be considered by Council as part of its budget deliberation in June and is therefore subject to change. The current draft program totals \$80.7M.

- | | |
|----------------------------------|---------|
| • Buildings | \$36.1M |
| • Roads, Drainage & Bus Shelters | \$11.2M |
| • Pathways | \$2.2M |
| • Parks | \$21.9M |
| • Landfill Site | \$1.2M |
| • Furniture Plant & Equipment | \$8.1M |

Statement of Rating Objects & Reasons

Process to Establish the Rates

Legislative Framework

The Local Government rating system in Western Australia is governed by two State Acts of Parliament – The *Valuations of Land Act 1978* and the *Local Government Act 1995* (the “LGA”).

These two Acts set out how a property is to be valued and the basis for the calculation of rates for every rateable property in a Local Government district, based on its value. The LGA also establishes how a Local Government is to calculate the total amount required to be raised from rates, in order to fund its services and maintain its infrastructure assets.

The *Valuations of Land Act s18 and s22* requires the Valuer General to provide either a valuation on a Gross Rental Value (GRV) basis or on an Unimproved Value (UV) basis, as the case requires, for the purpose of assessing any rate or tax.

The valuation basis is established by the *Local Government Act s6.28* which sets out that the general principle is:

- a) *where the land is used predominantly for rural purposes, the Unimproved Value (UV) of the land; and*
- b) *where the land is used predominantly for non-rural purposes, the Gross Rental Value (GRV) of the land.*

The determination of the actual required rates to be raised is set out in *Section 6.2(2) of the LGA*, which stipulates that in preparation of the annual budget, local governments are to prepare detailed estimates for the budget year of –

- a) *“The expenditure by the local government; and*
- b) *the revenue and income, independent of general rates, of the local government; and*
- c) *the amount required to make up the deficiency, if any, shown by comparing the estimated expenditure with the estimated revenue and income”.*

Section 6.32(1) of the Act then requires the local government to:

“When adopting the annual budget, a local government –

- (a) In order to make up the budget deficiency, is to impose a general rate on rateable land within its district ...”*

Local Governments may also apply differential rates, a minimum payment or special area rates for a specific purpose. The application of this type of rating is defined by *section 6.33, 6.35 and 6.37* of the LGA.

Further details are provided in the appendix, however the more pertinent sections of the LGA pertaining to Differential Rates and Specified Area Rates follow.

Statement of Rating Objects & Reasons

6.33. Differential general rates

(1) A local government may impose differential general rates according to any, or a combination, of the following characteristics —

(a) the purpose for which the land is zoned, whether or not under a local planning scheme or improvement scheme in force under the Planning and Development Act 2005; or

(b) a purpose for which the land is held or used as determined by the local government; or

(c) whether or not the land is vacant land; or

(d) any other characteristic or combination of characteristics prescribed.

(3) In imposing a differential general rate a local government is not to, without the approval of the Minister, impose a differential general rate which is more than twice the lowest differential general rate imposed by it.

6.35. Minimum payment

(1) Subject to this section, a local government may impose on any rateable land in its district a minimum payment which is greater than the general rate which would otherwise be payable on that land.

(2) A minimum payment is to be a general minimum but, subject to subsection (3), a lesser minimum may be imposed in respect of any portion of the district.

(3) In applying subsection (2) the local government is to ensure the general minimum is imposed on not less than —

(a) 50% of the total number of separately rated properties in the district; or

(b) 50% of the number of properties in each category referred to in subsection (6), on which a minimum payment is imposed.

6.37. Specified area rates

(1) A local government may impose a specified area rate on rateable land within a portion of its district for the purpose of meeting the cost of the provision by it of a specific work, service or facility if the local government considers that the ratepayers or residents within that area —

(a) have benefited or will benefit from; or

(b) have access to or will have access to; or

(c) have contributed or will contribute to the need for, that work, service or facility.

(4) A local government may only use the money raised from a specified area rate —

(a) to meet the cost of providing the specific work, service or facility for which the rate was imposed; or

(b) to repay money borrowed for anything referred to in paragraph (a) and interest on that money.

Statement of Rating Objects & Reasons

Rating Strategy

Rates are used to supplement other sources of funds (fees, charges, grants and interest) to meet the cost of providing the City's services, expenditure on assets, debt repayment and planned savings (transfer to cash reserves). Typically, Local Government rates are a function of:

- The characteristics of the Local Government area such as size, asset base, homogenous or diversified localities, undeveloped, developing or largely developed suburbs etc;
- The services provided by the Local Government;
- The level of service provided by the Local Government;
- The user pays policies of the Council.

Armadale is characterised by its high growth areas, its Strategic Metropolitan Centre and a mix of old and new suburbs. It does not necessarily have an intense commercial or industrial centre, however the Forrestdale Business Park and South Forrestdale – Rowley Road Precinct is beginning to establish this characteristic now and into the future. As a result, this continues to place a greater reliance on residential rates presently, to contribute to the total rates required.

Council has recognised that the level of service provided does vary between localities, particularly amenities provided and maintained in the newly developed suburbs. To address the difference in service levels, the City has adopted a strategy of Differential Rating and Special Area Rating (SAR) to fund the higher service level directly from those who benefit.

Principles

The City's rates strategy is underpinned by the key values of objectivity, fairness and equity, consistency, transparency and administrative efficiency:

- **Objectivity** – The land on which differential general rates has been rated according to one or more of the following land characteristics:
 - zoning
 - land use
 - vacant land
- **Fairness and Equity** – The City undertakes comprehensive reviews of services, projects, revenues and costs and considers efficiency measures as part of its budget deliberations.

The objects of imposing differential rates and reasons for each proposed differential general rate are clearly explained in this document as to why each differential general rate is proposed to be imposed.

- **Consistency** – The City rates similar properties that are used for the same purpose in the same way. The proposed differential rates align with the rating strategy in the corporate business plan and long term financial plan. A review of other neighbouring or similar local government districts has also been undertaken, and is included in this document.

Statement of Rating Objects & Reasons

- **Transparency and Administrative Efficiency** – The City has prepared and made publically available a document and provides public notice as an invitation for submissions to be made by an elector or ratepayer. Each submission (if any) will be considered by the Council.

Differential rates

The City of Armadale applies differential rates on our Gross Rental Value (GRV) properties pursuant to section 6.33(1)(a) and (c) of the *Local Government Act 1995*, i.e. according to the purpose for which land is zoned under the (3) planning schemes in use within the district and according to whether land is vacant.

The differential rates are levied on all Gross Rental Value (GRV) this is predominantly non-rural use rateable land within the City, according to:

- The purpose for land is zoned under the planning schemes in use within the district (*section 6.33(1)(a) of the Act refers*); or
- Whether or not the land is vacant land (*section 6.33(1)(c) of the Act refers*).

The rates are set at differential levels that provide, as far as is practically possible, a fair and equitable distribution of the rates to each rate category having regard to its demands on the City's services.

The City is again proposing three (3) GRV differential rate categories and minimum rates for non-rural land, namely:

- **Category 1 – Vacant Land:** all vacant land
- **Category 2 – Residential Improved:** all improved land that is NOT zoned for business purposes (i.e. primarily residential land);
- **Category 3 – Business Improved:** all improved land that is zoned for business purposes.

Minimum Payments

A minimum payment is applied to each rate category in recognition that every property receives at least a minimum level of benefit from works and services provided by the City.

The minimum payment for each rate category is set at a level that is consistent with previous years and relative to the rate in the dollar for each differential rate group. Each is proposed at an amount which recognises the characteristics and particular demand on the City's infrastructure and services.

Statement of Rating Objects & Reasons

Formulation of the 2025/26 Annual Budget

Local Governments provide a range of community services and facilities funded wholly or in part by revenue raised from rates. The amount of rates required is determined after deducting other sources of revenue from the cost of providing City services and maintaining City assets. Other funding sources include user pays fees, statutory charges, lease revenue, grants, and loan funds for capital projects.

It continues to be challenging managing the budget change process and adapting to the current economic conditions of increased inflation. Nonetheless, the process has been robust and the draft budget as it currently stands represents a thorough review of the City's services, projects, revenues and costs.

The City's operating revenue, including rates, is budgeted to be around \$149M. Rate revenue constitutes \$94.5M.

The City supplements its operating revenue with other sources of funds and has a draft capital works program worth \$80.7M for the financial year ending 30 June 2026 (FY26).

Statement of Rating Objects & Reasons

LTFP (EXTRACT)
DRAFT STATEMENT OF FINANCIAL ACTIVITY
FOR THE YEAR ENDED 30 JUNE 2026

	2025/26 Draft Budget	2024/25 Budget
	\$	\$
OPERATING ACTIVITIES		
Revenue from operating activities		
General rates	94,390,425	88,359,484
Rates excluding general rates	620,688	599,100
Grants, subsidies and contributions	8,944,843	7,774,500
Fees and charges	37,617,985	35,785,700
Interest revenue	6,667,156	6,226,400
Other revenue	996,218	961,600
Profit on asset disposals	0	15,800
	149,237,315	139,722,584
Expenditure from operating activities		
Employee costs	(57,487,387)	(56,680,100)
Materials and contracts	(53,386,610)	(52,133,200)
Utility charges	(5,228,615)	(4,564,300)
Depreciation	(37,501,845)	(34,506,400)
Finance costs	(1,922,150)	(1,684,630)
Insurance	(1,463,246)	(1,412,400)
Other expenditure	(3,909,960)	(7,779,880)
Loss on asset disposals	0	(1,009,400)
	(160,899,813)	(159,770,310)
Non-cash amounts excluded from operating activities	38,683,159	35,500,000
Amount attributable to operating activities	27,020,661	15,452,274
INVESTING ACTIVITIES		
Inflows from investing activities		
Proceeds from capital grants, subsidies and contributions	44,467,600	6,676,500
Proceeds from disposal of assets	1,698,300	495,900
Developer Contribution Plans - Cash	4,548,900	3,293,300
Developer Contribution Plans - Gifted Assets	28,000,000	28,000,000
	78,714,800	38,465,700
Outflows from investing activities		
Right of Use Assets Recognised	0	(2,679,765)
Payments for property, plant and equipment	(44,134,500)	(15,935,800)
Payments for construction of infrastructure	(36,543,300)	(16,140,700)
Infrastructure - Gifted Assets	(28,000,000)	(28,000,000)
	(108,677,800)	(62,756,265)
Non-cash amounts excluded from investing activities	0	7,396,565
Amount attributable to investing activities	(29,963,000)	(16,894,000)
FINANCING ACTIVITIES		
Inflows from financing activities		
Proceeds from new borrowings	10,209,600	9,893,100
Lease Liabilities recognised	0	2,679,765
Transfer from reserves	22,120,917	19,867,800
	32,330,517	32,440,665
Outflows from financing activities		
Repayment of borrowings	(4,088,810)	(4,071,874)
Payments for principal portion of lease liabilities	(1,412,900)	(1,460,900)
Transfer to reserves	(23,886,468)	(23,036,400)
	(29,388,178)	(28,569,174)
Non-cash amounts excluded from financing activities	0	(2,679,765)
Amount attributable to financing activities	2,942,339	1,191,726
MOVEMENT IN SURPLUS OR DEFICIT		
Surplus or deficit at the start of the financial year	0	250,000
Amount attributable to operating activities	27,020,661	15,452,274
Amount attributable to investing activities	(29,963,000)	(16,894,000)
Amount attributable to financing activities	2,942,339	1,191,726
Surplus or deficit after imposition of general rates	0	0

Statement of Rating Objects & Reasons

Rating Information			2025/26 New Rateable Value	2025/26 Budgeted Rate Revenue	2025/26 Budgeted Interim Rates	2025/26 Budgeted Total Revenue	2024/25 Forecast Total Revenue	2024/25 Budget Total Revenue
Rate Type	Rate in \$ / cents	Property Numbers #	\$	\$	\$	\$	\$	\$
Differential Rate								
<u>Gross Rental Value Lands</u>								
Vacant	15.6916	1,752	43,799,326	6,881,852	-	6,881,852	2,813,130	2,813,130
Residential Improved	10.1225	31,041	619,987,195	62,751,336	983,761	63,735,097	63,544,590	61,444,590
Business Improved	10.5632	834	118,989,351	12,567,917	-	12,567,917	12,113,108	12,113,108
<i>Subtotal Differential Rates</i>		33,627	782,775,872	82,201,105	983,761	83,184,866	78,470,828	76,370,828
General Rates								
<u>Unimproved Value Lands</u>								
General Rate	0.5118	126	137,741,000	704,936	-	704,936	696,583	696,583
Minimum Payment								
<u>Gross Rental Value Lands</u>								
Vacant	1,265	1,812	9,672,636	2,292,100	316,239	2,608,339	2,628,436	2,628,436
Residential Improved	1,460	5,753	74,831,091	8,397,792	-	8,397,792	8,063,403	8,063,403
Business Improved	1,698	379	4,346,682	643,544	-	643,544	565,284	565,284
<i>Subtotal Differential Minimum Rates</i>		7,944	88,850,409	11,333,436	316,239	11,649,675	11,257,123	11,257,123
<u>Unimproved Value Lands</u>								
General Rural Minimum	1,748	13	3,176,494	22,721	-	22,721	25,310	25,310
TOTAL								
<u>Gross Rental Value Lands</u>								
Vacant		3,564	53,471,962	9,173,952	316,239	9,490,191	5,441,566	5,441,566
Residential Improved		36,794	694,818,286	71,149,128	983,761	72,132,889	71,607,993	69,507,993
Business Improved		1,213	123,336,033	13,211,461	-	13,211,461	12,678,392	12,678,392
		41,571	871,626,281	93,534,541	1,300,000	94,834,541	89,727,951	87,627,951
<u>Unimproved Value Lands</u>								
General Rural Minimum		139	140,917,494	727,657	-	727,657	721,893	721,893
GRAND TOTAL		41,710		94,262,198	1,300,000	95,562,198	90,449,844	88,349,844
Less - Rate Concession				(20,000)		(20,000)	(20,000)	(20,000)
Less - Back Rates				-		-	-	-
Total General Rates Raised				94,242,198		95,542,198	90,429,844	88,329,844
Rate Equivalent Payments and Adjustments				30,000		30,000	-	30,000
Specified Area Rates Raised				600,212		620,900	599,100	599,100
Total Rates Raised				94,872,410		96,193,098	91,028,944	88,958,944

Statement of Rating Objects & Reasons

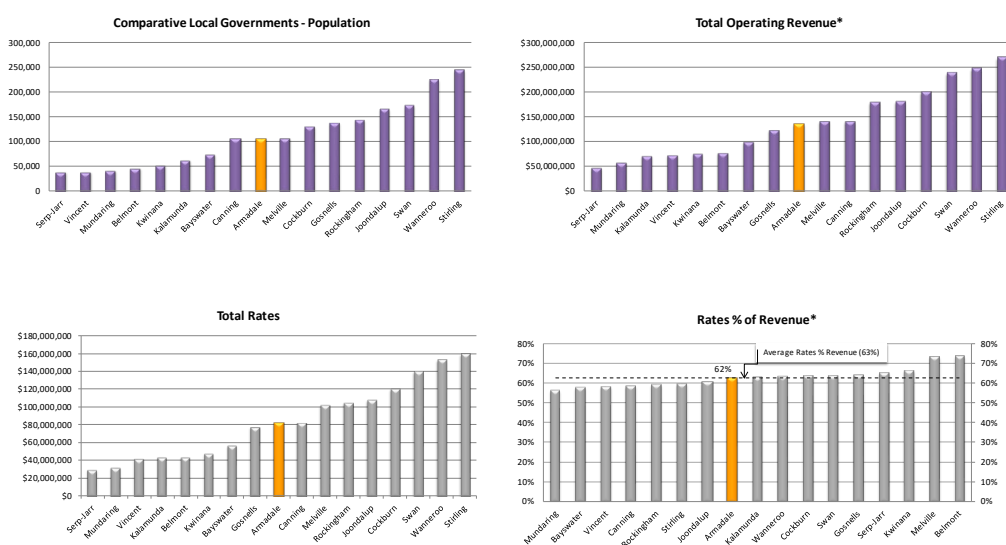
Review of rates in neighbouring or similar local government districts.

Rating Effort and the Level of Rates

The “rating effort” is described as the level of rates required to provide a Local Government’s range of services after deducting all other revenue streams. It is a function of both the characteristics of a Local Government district and the level and range of services a Local Government provides.

In the first instance, the range of services provided, the level of service and the user pays policies will generate a funding requirement, to be supplemented by rates. However, rates are also affected by the Local Government area itself – its urban density and the proportion of residential properties to commercial and industrial properties. Put simply, if a district has a higher density or a greater proportion of commercial or industrial development, then the average residential rates will be lower.

To understand these characteristics further, it is useful to compare revenues, property valuations and rates between Local Governments. The next section provides an insight into the City of Armadale’s characteristics compared with other Local Government districts.



A good indicator of rating effort is the percentage (%) of rates compared to the overall revenue of a Local Government, and the average rates, in comparison to other similar Local Governments.

Statement of Rating Objects & Reasons

The following data was obtained from the Annual Report of fifteen (15) metropolitan Local Governments for the FY24 financial year.

Rating Effort	FY23			FY24			FY23 to FY24			
	City of Armadale	Average Metro LG's	Difference	City of Armadale	Average Metro LG's	Difference	City of Armadale	Average Metro LG's	Difference	% Change
% of operating revenue	62%	64%	2%	62%	63%	1%	0%	-1%	-1%	-0.3%
Average Residential, Commercial and Vacant Land Rates	\$2,027	\$1,880*	\$147	\$2,091	\$1,983*	\$108	\$64	\$103	-\$39	-0.5%
Average Residential Rates only	\$1,793	\$1,550*	\$253	\$1,909	\$1,657*	\$252	\$116	\$107	\$9	0.1%

- City of Belmont and City of Canning excluded from the analysis

Residential rates can be greatly influenced by the other property types and localities in a local government district. For example, the City of Belmont receives a substantial rates equivalent payment from the Perth Airport, which contributes to the overall rate funding requirement. The City of Cockburn has the Jandakot Airport within its district, whilst the City of Canning also has a significant proportion of its district zoned for commercial and industrial use, which provide a higher Gross Rental Valuation over a residential property. Armadale's characteristics are typified by its wide Local Government area, high growth, comparatively low commercial and industrial base and mixture of low to medium urban density.

Rates Increase FY26

The Council has decided to propose an increase in rates of 3.6% based on the WALGA Local Government Cost Index, projected to 30 June 2025. In determining this position, Council has reviewed the increase in costs over the last few years in comparison to the rates increases applied and has determined the rates increase should match the expected costs escalation. The Dec 24 Local Government Cost Index information as released is shown below.

LGCI Table

Component	Weighting	2022-23 (actual)	2023-24 (actual)	2024-25 (forecast)	2025-26 (forecast)	2026-27 (forecast)
Employee costs	35%	4.2	4.2	3.8	3.5	3.0
Materials and contracts	28%	4.3	3.2	4.0	3.8	3.5
Furniture	1%	5.8	4.7	3.7	3.5	3.2
Non-residential building	5%	1.0	4.6	3.5	3.0	2.3
Machinery and Equipment	5%	11.5	2.0	4.0	2.5	1.4
Non-road infrastructure	9%	3.3	3.2	2.8	2.7	2.6
Road and bridge construction	10%	3.8	2.1	2.8	2.7	2.8
Utilities	3%	2.5	2.5	3.0	3.0	3.0
Insurance	1%	12.4	13.1	8.6	6.0	4.0
Other	3%	6.2	4.6	3.5	3.0	2.8
LGCI	100%	4.4	3.6	3.6	3.3	3.0

Statement of Rating Objects & Reasons

Differential Rates – Gross Rental Value Land Category

The City of Armadale applies differential rates to Gross Rental Valued (GRV) properties, pursuant to section 6.33(1)(a) and (c) of the *Local Government Act 1995*, i.e. according to whether land is vacant and according to the purpose for which land is zoned under the planning schemes in use within the district.

The differential rates are levied on all non-rural (GRV) rateable land within the City according to:

- a) Whether or not the land is vacant land (*section 6.33(1)(c) of the Act* refers), and
- b) The purpose for land is zoned under the planning schemes in use within the district (*section 6.33(1)(a) of the Act* refers).

The rates are set at differential levels that provide, as far as is practically possible, a fair and equitable distribution of the rates to each rate category having regard to its demands on the City's services.

The City is again proposing three (3) GRV differential rate categories for non-rural land, namely:

- Category 1 all vacant land
- Category 2 all improved land that is NOT zoned for business purposes (primarily residential type land); and
- Category 3 all improved land that is zoned for business purposes

Specifically, the City utilises the following differential categories with these objects and reasons:

GRV Residential Improved Land

The objective of this differential rate is to apply a base differential general rate to developed land, zoned for non-business purposes. It acts as the City's benchmark differential rate by which all other GRV rated properties are assessed.

The reasons for this rate is to ensure that all ratepayers make a reasonable contribution towards the ongoing maintenance and provision of works, services and facilities throughout the City of Armadale. It is also lower than the vacant land differential rate as the City is encouraging owners of larger land holdings to develop, rather than land bank.

The proposed rate in the dollar for this GRV differential is 10.1225 cents in the dollar, which is an increase of 3.6% based on the WALGA Local Government Cost Index estimate for FY25. A minimum rate of \$1,460 applies to this category, which is also an increase of 3.6% on last year's minimum rate.

Statement of Rating Objects & Reasons

GRV Vacant Land

The objective of this differential rate is to impose a higher differential rate for vacant land, to encourage development within the City.

The reason for this rate is to achieve a fair and equitable contribution from owners of vacant land, particularly owners of land with development potential, towards the improvement and delivery of services, assets and facilities by the City. It is an effort to promote the development of all properties to their full potential, thereby stimulating economic growth and development.

The proposed rate in the dollar for this category is 15.6916 cents in the dollar, an increase of 3.6% based on the WALGA Local Government Cost Index estimate for FY25. A minimum rate of \$1,265 applies to this category, which is an increase of 3.6% from last year. The lower minimum rate (than the Residential Improved category) is to ensure fairness and equity for owners of smaller residential lots, who may not necessarily be benefiting from the full range of City services.

GRV Business Improved Land

The objective for this differential rate is to ensure that all properties within the City, zoned as Business Improved under Town Planning Scheme 4 (i.e. within metropolitan city, district or local centres) contribute fairly and equitably towards City services.

The reason for this rate in the dollar is set to ensure that the amount of rates derived from business improved land recognises the specific demands on the City's infrastructure and services, occasioned by matters such as:

- the City's Economic Development function which is largely to provide support for the industrial and commercial community;
- The improvements to the upgrade of and renewal of the street network in the CBD, including improvements to the street lighting systems;
- Increased maintenance and operational costs in and around shopping precincts including verge mowing, litter removal, street trees and weed control spraying;
- Increased maintenance and operational costs in industrial areas, particularly related to drainage.

The proposed rate in the dollar for this category is 10.5632 cents in the dollar, which is an increase of 3.6% based on the WALGA Local Government Cost Index estimate for FY25. A minimum payment of \$1,698 applies to this category, which is also an increase of 3.6%.

Statement of Rating Objects & Reasons

UV Rates

The objective for this general rate for unimproved valued (UV) properties is to ensure a fair and equitable contribution from UV land towards services and facilities provided by the City.

The reason for this rate is to recognise the nature, scale and extent of rural activity and access to services, assets and facilities.

The proposed rate in the dollar has been set to 0.5118, which yields a 3.6% (WALGA Local Government Cost Index FY25 increase in rates from UV rated properties. A minimum payment of \$1,748 applies to this category, also an increase of 3.6%.

Minimum Payments

A minimum payment is applied to each rate category in recognition that every property receives at least a minimum level of benefit from works and services provided by the City.

Note that the proposed minimum payment of \$1,265 on the vacant land category applies to more than fifty percent (50%) of all vacant land properties, and therefore would require approval from the Minister pursuant to section 6.35(5) of the *Local Government Act 1995* before the Council could impose the minimum rate for vacant land.

Statement of Rating Objects & Reasons

Specified Area Rates (SARs)

The City imposes Specified Area Rates (SARs) on certain locations in the district. SARs enables the enhancement of the general amenity of an area by way of increased service levels for the benefit of ratepayers/residents who live or work in the area. This may include services and activities such as litter control, verge and streetscape maintenance, verge mowing etc.

The authority to impose specified area rates is set out in section 6.37 of the *Local Government Act 1995*. This section requires that the money raised from a SAR be used for the purpose for which the rate was imposed, with any residual amount remaining being placed in a reserve for that same purpose. The SARs for 2025-26 are proposed to increase by 3.6% based on the WALGA Local Government Cost Index estimate for FY25.

The City has two categories of SARs – Townscape and Residential.

The Townscape Amenity Service has four business/commercial areas;

- Specified Area A – Armadale Town Centre
- Specified Area B – Kelmscott Town Centre
- Specified Area C – Kelmscott Industrial Area
- Specified Area D - South Armadale Industrial Area

The Residential Amenity Service has two areas;

- Specified Area F – North Forrestdale
- Specified Area G – Champion Lakes

Further details, including maps of the SAR areas are provided in the City's Annual Budget available in late June.

APPENDIX

The Rating Legislative Framework in detail – Setting the Required Rates

In setting the required rates, the Council must have due regard to the requirements of Section 3.18 of the *Local Government Act 1995*, with respect to providing services and facilities. This section stipulates that:

3.18. Performing executive functions

- (1) *A local government is to administer its local laws and may do all other things that are necessary or convenient to be done for, or in connection with, performing its functions under this Act.*
- (2) *In performing its executive functions, a local government may provide services and facilities.*
- (3) *A local government is to satisfy itself that services and facilities that it provides —*
 - (a) *integrate and coordinate, so far as practicable, with any provided by the Commonwealth, the State or any public body; and*
 - (b) *do not duplicate, to an extent that the local government considers inappropriate, services or facilities provided by the Commonwealth, the State or any other body or person, whether public or private; and*
 - (c) *are managed efficiently and effectively.*

For information purposes, the rating provisions of the *Local Government Act 1995* relevant to this Statement are as follows, i.e.

6.28. Basis of rates

- (1) *The Minister is to —*
 - (a) *determine the method of valuation of land to be used by a local government as the basis for a rate; and*
 - (b) *publish a notice of the determination in the Government Gazette.*
- (2) *In determining the method of valuation of land to be used by a local government the Minister is to have regard to the general principle that the basis for a rate on any land is to be —*
 - (a) *where the land is used predominantly for rural purposes, the unimproved value of the land; and*
 - (b) *where the land is used predominantly for non-rural purposes, the gross rental value of the land.*

Statement of Rating Objects & Reasons

- (3) *The unimproved value or gross rental value, as the case requires, of rateable land in the district of a local government is to be recorded in the rate record of that local government.*
- (4) *Subject to subsection (5), for the purposes of this section the valuation to be used by a local government is to be the valuation in force under the Valuation of Land Act 1978 as at 1 July in each financial year.*
- (5) *Where during a financial year —*
 - (a) *an interim valuation is made under the Valuation of Land Act 1978; or*
 - (b) *a valuation comes into force under the Valuation of Land Act 1978 as a result of the amendment of a valuation under that Act; or*
 - (c) *a new valuation is made under the Valuation of Land Act 1978 in the course of completing a general valuation that has previously come into force,*

the interim valuation, amended valuation or new valuation, as the case requires, is to be used by a local government for the purposes of this section.

6.32. Rates and service charges

- (1) *When adopting the annual budget, a local government —*
 - (a) *in order to make up the budget deficiency, is to impose* a general rate on rateable land within its district, which rate may be imposed either —*
 - (i) *uniformly; or*
 - (ii) *differentially; and*
 - (b) *may impose* on rateable land within its district —*
 - (i) *a specified area rate; or*
 - (ii) *a minimum payment; and*
 - (c) *may impose* a service charge on land within its district.*

** Absolute majority required.*

- (2) *Where a local government resolves to impose a rate it is required to —*
 - (a) *set a rate which is expressed as a rate in the dollar of the gross rental value of rateable land within its district to be rated on gross rental value; and*
 - (b) *set a rate which is expressed as a rate in the dollar of the unimproved value of rateable land within its district to be rated on unimproved value.*
- (3) *A local government —*
 - (a) *may, at any time after the imposition of rates in a financial year, in an emergency, impose* a supplementary general rate or specified area rate for the unexpired portion of the current financial year; and*

Statement of Rating Objects & Reasons

(b) is to, after a court or the State Administrative Tribunal has quashed a general valuation, rate or service charge, impose a new general rate, specified area rate or service charge.*

** Absolute majority required.*

6.33. Differential general rates

- (1) A local government may impose differential general rates according to any, or a combination, of the following characteristics —
 - (a) the purpose for which the land is zoned, whether or not under a local planning scheme or improvement scheme in force under the Planning and Development Act 2005; or*
 - (b) a purpose for which the land is held or used as determined by the local government; or*
 - (c) whether or not the land is vacant land; or*
 - (d) any other characteristic or combination of characteristics prescribed.**
- (2) Regulations may —
 - (a) specify the characteristics under subsection (1) which a local government is to use; or*
 - (b) limit the characteristics under subsection (1) which a local government is permitted to use.**
- (3) In imposing a differential general rate a local government is not to, without the approval of the Minister, impose a differential general rate which is more than twice the lowest differential general rate imposed by it.*
- (4) If during a financial year, the characteristics of any land which form the basis for the imposition of a differential general rate have changed, the local government is not to, on account of that change, amend the assessment of rates payable on that land in respect of that financial year but this subsection does not apply in any case where section 6.40(1)(a) applies.*

6.35. Minimum payment

- (1) Subject to this section, a local government may impose on any rateable land in its district a minimum payment which is greater than the general rate which would otherwise be payable on that land.*
- (2) A minimum payment is to be a general minimum but, subject to subsection (3), a lesser minimum may be imposed in respect of any portion of the district.*
- (3) In applying subsection (2) the local government is to ensure the general minimum is imposed on not less than —*

Statement of Rating Objects & Reasons

- (a) 50% of the total number of separately rated properties in the district; or
- (b) 50% of the number of properties in each category referred to in subsection (6),

on which a minimum payment is imposed.

- (4) A minimum payment is not to be imposed on more than the prescribed percentage of —
 - (a) the number of separately rated properties in the district; or
 - (b) the number of properties in each category referred to in subsection (6),

unless the general minimum does not exceed the prescribed amount.

- (5) If a local government imposes a differential general rate on any land on the basis that the land is vacant land it may, with the approval of the Minister, impose a minimum payment in a manner that does not comply with subsections (2), (3) and (4) for that land.
- (6) For the purposes of this section a minimum payment is to be applied separately, in accordance with the principles set forth in subsections (2), (3) and (4) in respect of each of the following categories —
 - (a) to land rated on gross rental value; and
 - (b) to land rated on unimproved value; and
 - (c) to each differential rating category where a differential general rate is imposed.

6.36. Local government to give notice of certain rates

- (1) Before imposing any differential general rates or a minimum payment applying to a differential rate category under section 6.35(6)(c) a local government is to give local public notice of its intention to do so.
- (2) A local government is required to ensure that a notice referred to in subsection (1) is published in sufficient time to allow compliance with the requirements specified in this section and section 6.2(1).
- (3) A notice referred to in subsection (1) —
 - (a) may be published within the period of 2 months preceding the commencement of the financial year to which the proposed rates are to apply on the basis of the local government's estimate of the budget deficiency; and
 - (b) is to contain —
 - (i) details of each rate or minimum payment the local government intends to impose; and
 - (ii) an invitation for submissions to be made by an elector or a ratepayer in respect of the proposed rate or minimum payment and any related matters within 21 days (or such longer period as is specified in the notice) of the notice; and

Statement of Rating Objects & Reasons

- (iii) *any further information in relation to the matters specified in subparagraphs (i) and (ii) which may be prescribed; and*
 - (c) *is to advise electors and ratepayers of the time and place where a document describing the objects of, and reasons for, each proposed rate and minimum payment may be inspected.*
- (4) *The local government is required to consider any submissions received before imposing the proposed rate or minimum payment with or without modification.*
- (5) *Where a local government —*
 - (a) *in an emergency, proposes to impose a supplementary general rate or specified area rate under section 6.32(3)(a); or*
 - (b) *proposes to modify the proposed rates or minimum payments after considering any submissions under subsection (4),**it is not required to give local public notice of that proposed supplementary general rate, specified area rate, modified rate or minimum payment.*

6.37. Specified area rates

- (1) *A local government may impose a specified area rate on rateable land within a portion of its district for the purpose of meeting the cost of the provision by it of a specific work, service or facility if the local government considers that the ratepayers or residents within that area —*
 - (a) *have benefited or will benefit from; or*
 - (b) *have access to or will have access to; or*
 - (c) *have contributed or will contribute to the need for,**that work, service or facility.*
- (2) *A local government is required to —*
 - (a) *use the money from a specified area rate for the purpose for which the rate is imposed in the financial year in which the rate is imposed; or*
 - (b) *to place it in a reserve account established under section 6.11 for that purpose.*
- (3) *Where money has been placed in a reserve account under subsection (2)(b), the local government is not to:*
 - (a) *change the purpose of the reserve account; or*
 - (b) *use the money in the reserve account for a purpose other than the service for which the specified area rate was imposed,**and section 6.11(2), (3) and (4) do not apply to such a reserve account.*
- (4) *A local government may only use the money raised from a specified area rate:*
 - (a) *to meet the cost of providing the specific work, service or facility for which the rate was imposed; or*
 - (b) *to repay money borrowed for anything referred to in paragraph (a) and interest on that money.*

Statement of Rating Objects & Reasons

- (5) *If a local government receives more money than it requires from a specified area rate on any land or if the money received from the rate is no longer required for the work, service or facility the local government:*
- (a) *may, and if so requested by the owner of the land is required to, make a refund to that owner which is proportionate to the contributions received by the local government; or*
 - (b) *is required to allow a credit of an amount proportionate to the contribution received by the local government in relation to the land on which the rate was imposed against future liabilities for rates or service charges in respect of that land.*



Department of
Local Government, Sport
and Cultural Industries

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CEO KPIs and online registers consultation

Local Government Reform

Background

The *Local Government Amendment Act 2023* (2023 Amendment Act) was passed by Parliament in May 2023. It implemented several key reforms, particularly relating to local government elections. The 2023 Amendment Act also brought about the following changes which are yet to commence:

- Requirements for local government CEO's performance criteria and performance reviews to be published.
- A requirement for local governments to publish and maintain registers on their website.

In order to implement these reforms, the WA Government has drafted the Local Government Regulations Amendment Regulations 2024 which will implement these reforms. These draft regulations are now available for public comment. This explanatory paper sets out what these regulations will require and intend to achieve.

The Department of Local Government, Sport and Cultural Industries (DLGSC) invites local governments, council members, CEOs, local government employees and members of the community to consider the proposed regulations and provide feedback. The feedback received will inform the finalisation of draft regulations and the practical measures to implement and enforce the legislative requirements.

Submissions can be made to DLGSC's Act Review team by:

- email to actreview@dlgsc.wa.gov.au or
- post to:
DLGSC Act Review — Consultation on regulations
PO Box 8349
PERTH BUSINESS CENTRE WA 6849

Your say and your privacy

Submissions will be treated as public documents unless explicitly requested otherwise. A summary of feedback will be released publicly after the consultation period has closed.

If you do not consent to your submission being treated as a public document, you should mark it as confidential, or specifically identify the confidential information, and include an explanation.

Please note, even if your submission is treated as confidential by DLGSC, it may still be disclosed in accordance with the requirements of the *Freedom of Information Act 1995* (WA) or any other applicable written law.

DLGSC reserves the right to redact any content that could be regarded as racially vilifying, derogatory or defamatory to an individual or an organisation.

Chief Executive Officer (CEO) matters

Part 2, Division 3 of the draft regulations makes amendments to the Local Government (Administration) Regulations 1996 (Admin Regulations) relating to local government CEOs. This will revise the existing local government CEO employment standards and allow for the publication of key performance indicators (KPIs) in relation to a CEO.

One of the fundamental roles of the council is the employment and management of the local government's CEO. These amendments seek to provide greater guidance and on issues of CEO contract renewal, CEO performance reviews and termination of CEO employment.

1. CEO employment standards (amending regulations 4, 7 to 14)

Schedule 2 of the Admin Regulations contains the model standards for CEO recruitment, performance and termination. The following key changes have been made to clarify the arrangements around the employment of a local government CEO:

- The independent member of a CEO selection panel cannot be a council member of another local government; and must be drawn from the list prepared by the Departmental CEO (Director General of DLGSC).
- Clarifying the requirement that if a CEO has held their position for 10 years or more, that their contract may not be varied to extend their term and may not be renewed unless a selection process for a CEO is undertaken and they are the successful candidate.
- Requiring a local government in addition to certifying that a recruitment or termination process was consistent with the CEO standards, that a CEO contract renewal was consistent with the standards.
- In order to facilitate the publication of CEO performance criteria and reviews, providing standards in respect of performance criteria.
- Inserting provisions to clarify the application of the standards to terminations during a probationary period.

The Director General will establish a pool of suitable people to be the independent member of a CEO selection panel which will be published on the DLGSC website. Additionally:

- To be appointed to the pool of potential independent members of a CEO selection panel, the members of that panel must give certain undertakings to the Director General regarding to manage conflicts of interest.
- The independent member of a CEO selection panel must declare their interest and resign from a CEO selection panel if they have what would be considered a financial or impartiality interest in that CEO selection process.
- The independent member of a CEO selection panel can be paid and reimbursed expenses as though they are an independent member of a committee.

2. CEO KPIs (amending regulations 5, 6 and 13)

The CEO holds an important operational and financial role in the local government as head of the administration. Allowing the community to view progress against CEO KPIs is another measure of confidence to track how a local government is performing overall. CEOs will also be provided with the opportunity to respond to balance the equation. This approach recognises that complex

factors may be at play, not all of which are within the CEO's control. By providing a standardised measurement methodology in the regulations, it will become easier to compare trends across the sector.

Clause 15A of the CEO standards in Schedule 2 will provide that a CEO performance criterion (both contractual and additional) must contain:

- the aspect of the CEO's role to which the performance criteria applies
- the indicator that will be used to assess the performance against that criteria
- the target to be achieved in order for the performance criteria to be met
- the evidence which will be used for determining whether the target is achieved.

New regulation 18AA has been inserted regarding the content of a CEO's performance review report, which must rate the following against each criterion:

- What was the target to be achieved?
- Was the target:
 - achieved
 - not achieved or
 - achievement could not be determined.
- If the target was not achieved, whether this was beyond the CEO's control and why?
- If no determination could be made, why?

Regulation 18FAA requires that the performance criteria of a CEO must be published with the minutes of the meeting of the council where criteria was approved, either as part of the CEO's contract approval, or as an approval of additional criteria.

Reports on the CEO's performance, including the CEO's response, are to be published with the minutes of the meeting at which that performance review was conducted.

Online registers

The 2023 Amendment Act inserted new section 5.96B which will require local governments to maintain the following series of prescribed registers:

- leases that the local government is party to
- grants of money that a local government makes to other persons or businesses
- contracts for goods and services the local government is a party to
- development applicant contributions, accounting for funds collected such as cash-in-lieu for public open space and car parking.

These registers intend to provide transparency to the public and improve local government record keeping. All registers must be published on the local government's website and be updated every 3 months.

1. Leasing register (draft regulation 29F)

The register of leases the local government is party to will include all leases, licences to occupy or tenancy agreements that are current or in holding over. It is intended to capture information regarding these leasing arrangements for public understanding of what the local government is using the community's property for. This register would include both where the local government leases property to other persons, or leases property from other persons.

The regulations will require a leasing register to capture the details of lease, licences to occupy and tenancy agreements that the local government is party to the:

- type of agreement (either a residential tenancy agreement, a retail shop agreement or another type of agreement)
- name of the parties to the agreement
- if the local government is the lessee or lessor
- address of that property or other details that identify the property
- a summary of the permitted use under the lease
- date the lease or licence was entered into
- details about when that lease might end, such as the original fixed expiry date, details of any extensions, or the grounds for which it might be terminated
- amount of rent payable on an annual basis for that lease or licence.

Where property is a residential tenancy, names of the tenants are not to be listed.

2. Grants and sponsorship register (draft regulation 29G)

The register of grants of money a local government gives out will also include sponsorship arrangements within the previous five-year period. This provides transparency to the community about where money is being spent for a purpose that does not always result in a return for the local government.

This register also addresses some of the matters arising from the Inquiry into the City of Perth around grants and sponsorship programs run by local governments.

Grants or sponsorships include monetary grants and in-kind grants such as free venue hire. This register also assumes that local governments are undertaking prudent governance measures in managing their grants and sponsorship including:

- having written agreements with the parties receiving grants or sponsorship
- requiring a grant or sponsorship recipient to acquit or otherwise report on the spending on the money to the satisfaction of the local government.

The regulations will require a grants and sponsorship register to capture the details of any grants or sponsorship the local government has provided and include the following details:

- the date the grant or sponsorship agreement was entered into
- a summary of the grant or sponsorship purpose
- the name of the grant or sponsorship recipient.
- the total value of the grant or sponsorship, including monetary value and any in-kind support or waiver of fees and charges provided by the local government
- the final report date (if any) for the recipient to report on their spending
- if that date has passed, whether relevant reports or acquittals have been received.

This register does not need to include sponsorship or grant agreements which are more than 5 years old or worth less than \$500.

3. Applicant contributions register (draft regulation 29H)

This register is for funds currently held by a local government that have arisen as a contribution from a development application, such as for public art, car parking, public open space or under a

formal development contribution plan. It promotes good record keeping and transparency for the public and applicants in knowing that such money is being appropriately kept and spent.

The regulations will require a register of development contributions and cash in lieu payments to be kept and published, which must include the following details:

- name of the party that gave the money
- address or description of the development location
- contribution purpose
- contribution amount
- date of payment
- date the local government must spend the money by (if applicable)
- amount of interest earned
- list of each item (infrastructure or facility) the money was spent on, including the amount or percentage of the contribution that was attributed to that infrastructure or facility.

A local government may omit the money from the register 5 years after the contribution is no longer held in either its municipal, trust or reserve fund because it has been expended or refunded.

4. Good and services contracts register (draft regulation 29I)

This register is for goods and services contracts that a local government is party to. It includes all ongoing, active goods and services contracts.

Recommendation 288 of the *Inquiry into the City of Perth* recommended that this register covers contracts with a value of \$50,000 (GST inclusive) or more. It will cover all forms of goods and services contracts including those obtained in accordance with the local government's purchasing policy, through a public tender or a tender exemption.

The register promotes good record keeping, transparency for the public and allows potential suppliers and service providers sufficient time to plan when big contracts are advertised for tender.

The regulations will require a register of contracts for goods and services to be kept and published, which must include the following details:

- a) supplier name
- b) whether the contract arose from a tender process and if not, a summary of the method by which the supplier was chosen
- c) the contract start date
- d) a summary of the goods and services to be provided
- e) whether the contract has a fixed period, the date that period ends, including contract extensions
- f) contract variations, including when and for what purpose
- g) funds spent by the local government under that contract and the expected amount remaining to be paid.

Contracts worth less than \$50,000 do not need to be listed on the register. However, contracts with the same supplier with a similar purpose which cumulatively add up to \$50,000 need to be listed. Contracts that have ended do not need to be listed.



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Western Australia

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Local Government Act 1995

Local Government Regulations Amendment Regulations 2024

Made by the Governor in Executive Council.

Part 1 — Preliminary

1. Citation

These regulations are the *Local Government Regulations Amendment Regulations 2024*.

2. Commencement

These regulations come into operation as follows —

- (a) Part 1 — on the day on which these regulations are published on the WA legislation website (**publication day**);
- (b) regulations 5, 6, 11 and 13 — on 1 July 2025;
- (c) regulation 7, Part 2 Division 2 and Part 3 — on 1 January 2025;
- (d) the rest of the regulations — on the day after publication day.

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**Part 2 — Local Government (Administration)
Regulations 1996 amended**

Division 1 — CEOs

3. Regulations amended

This Division amends the *Local Government (Administration) Regulations 1996*.

4. Regulation 3 amended

In regulation 3(1) insert in alphabetical order:

adopted standards, in relation to a local government,
means —

- (a) the standards adopted by the local government under section 5.39B; or
- (b) if the local government has not adopted standards under section 5.39B — the standards taken under section 5.39B(5) to be the local government's adopted standards;

5. Regulation 18AA inserted

After regulation 18A insert:

**18AA. Summary of CEO's performance review
(Act s. 5.38(4)(c))**

(1) In this regulation —

target, in relation to a performance criterion, means the target contained in the performance criterion in accordance with the local government's adopted standards.

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Note for this definition:

See clause 15A of the model standards in Schedule 2 of these regulations (introduced by regulation 18FA).

- (2) This regulation applies for the purposes of section 5.38(4)(c).
- (3) A statement must, for each performance criterion against which the CEO's performance was reviewed, state the following (to the extent not stated under section 5.38(4)(a) or (b)) —
 - (a) the target that had to be achieved for the performance criterion to be met;
 - (b) whichever of the following applies —
 - (i) the target was achieved;
 - (ii) the target was not achieved;
 - (iii) no determination could be made as to whether the target was achieved;
 - (c) if the target was not achieved — whether this was substantially because of circumstances beyond the CEO's control and, if so, the circumstances;
 - (d) if no determination could be made as to whether the target was achieved — the reasons why this was the case.
- (4) A statement must state whichever of the following applies —
 - (a) all targets for all performance criteria against which the CEO's performance was reviewed were achieved;
 - (b) 50% or more, but not all, of those targets were achieved;
 - (c) less than 50% of those targets were achieved.

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- (5) A target must be disregarded for the purposes of subregulation (4) if any of the following applies —
- (a) the target was not achieved substantially because of circumstances beyond the CEO's control;
 - (b) no determination could be made as to whether the target was achieved;
 - (c) the target relates to a performance criterion that is the subject of a direction of the Departmental CEO under section 5.39AA(2) or regulation 18FAA(7).

6. Regulation 18FAA inserted

After regulation 18F insert:

18FAA. Publication of information relating to CEO's performance (Act s. 5.39AA(1) and 5.96A(1)(i))

- (1) In this regulation, references to the minutes of the meeting of the council are to —
- (a) subject to paragraph (b), the confirmed minutes;
 - (b) until the confirmed minutes are published on the local government's official website, the unconfirmed minutes.

Notes for this subregulation:

- 1. Confirmed minutes are required to be published on the local government's official website under section 5.96A(1)(f).
- 2. Unconfirmed minutes are required to be published on the local government's official website under regulation 13.

- (2) For the purposes of section 5.39AA(1)(a), the performance criteria must be published on the local government's official website alongside the minutes of

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the meeting of the council at which the CEO's contract of employment is approved.

- (3) The copies of the statements referred to in section 5.39AA(1)(b) and (c) must be published on the local government's official website alongside the minutes of the meeting of the council at which the CEO's performance review is conducted.
- (4) For the purposes of subregulation (3), if a statement has not been prepared by the time the minutes are published, the statement must be published alongside the minutes as soon as practicable after the statement is prepared.
- (5) Subregulation (6) applies, subject to subregulation (7), to a performance criterion, other than one specified in the CEO's contract of employment under section 5.39(3)(b), that is to be met by the CEO as agreed by the local government and the CEO under the local government's adopted standards.

Note for this subregulation:

See clause 16(1) of the model standards in Schedule 2 of these regulations (introduced by regulation 18FA).

- (6) For the purposes of section 5.96A(1)(i), the performance criterion must be published on the local government's official website alongside the minutes of the meeting of the council at which the local government agreed to the performance criterion.
- (7) The Departmental CEO may, if satisfied that it is in the public interest to do so, direct that a performance criterion is not to be published under subregulation (6).

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7. Regulations 18FAB and 18FAC inserted

After regulation 18FA insert:

18FAB. Independent persons panel (Act s. 5.39A(4) and (5))

(1) In this regulation and regulation 18FAC —

independent person, in relation to a selection panel established by a local government, means a person other than the following —

- (a) a member of the council of the local government or of any other local government;
- (b) an employee of the local government;
- (c) a human resources consultant engaged by the local government;

independent persons panel means the panel that the Departmental CEO must establish under subregulation (2)(a);

selection panel means a selection panel that a local government must establish under its adopted standards to conduct the recruitment and selection process for the employment of a person in the position of CEO.

Note for this definition:

See clause 8 of the model standards in Schedule 2 of these regulations (introduced by regulation 18FA).

(2) The Departmental CEO —

- (a) must establish a panel of persons to serve as independent persons on selection panels that local governments establish on or after 1 July 2025; and
- (b) for the purposes of paragraph (a) —
 - (i) must, from time to time, appoint persons to the independent persons panel for periods, and otherwise on terms and

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conditions, determined by the
Departmental CEO; and

- (ii) without limiting subparagraph (i), may require a person, as a condition of their appointment to the independent persons panel, to provide the Departmental CEO with a written undertaking relating to how the person will conduct themselves.

Example for this subregulation:

For the purposes of paragraph (b)(ii), a written undertaking could relate to how the person will avoid, or otherwise deal with, conflicts of interest or potential conflicts of interest.

- (3) If a local government is establishing a selection panel, it is for the local government (and not the Departmental CEO) to select and appoint 1 or more members of the independent persons panel to serve as an independent person on the selection panel (subject to subregulation (4) and regulation 18FAC).
- (4) A member of the independent persons panel must not serve, or continue to serve, on a selection panel in contravention of the terms and conditions of their appointment to the independent persons panel (including any undertaking provided by the member as referred to in subregulation (2)(b)(ii)).
- (5) A local government must give written notice to the Departmental CEO of the following as soon as practicable after it occurs —
 - (a) the appointment by the local government to a selection panel of a member of the independent persons panel (including the member's name);
 - (b) the resignation or removal from a selection panel established by the local government of a member of the independent persons panel (including the member's name).

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- (6) A member of the independent persons panel who is appointed to a selection panel is entitled to be paid fees and reimbursed expenses in accordance with subregulation (7).
- (7) Section 5.100 applies to the member as if —
 - (a) the selection panel were a committee of the council; and
 - (b) the member were a member of that committee who is neither a council member nor an employee.
- (8) The Departmental CEO must publish a list of the membership of the independent persons panel on the Department's website, and update the list from time to time as necessary.

18FAC. Disqualifying interests (Act s. 5.39A(4) and (5))

- (1) For the purposes of this regulation, a member of the independent persons panel has a **disqualifying interest** in relation to a selection panel if either or both of the following apply —
 - (a) it is reasonable to expect that, if the recruitment and selection process has a particular outcome, that outcome will result, directly or indirectly, in a financial gain, loss, benefit or detriment to —
 - (i) the member; or
 - (ii) a person with whom the member is closely associated (as determined in accordance with section 5.62(1)(a) to (e) and (f) as if the member were a relevant person);
 - (b) the member has an interest (whether arising from kinship, friendship or membership of an association or otherwise) that could, or could

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reasonably be perceived to, affect adversely the impartiality of the member as a member of the selection panel.

- (2) A member of the independent person's panel must not serve, or continue to serve, on a selection panel if the member is aware, or becomes aware, that they have a disqualifying interest.

Penalty for this subregulation: a fine of \$5 000.

- (3) If a member of the independent persons panel who is a member of a selection panel becomes aware that they have a disqualifying interest, they must disclose the nature of the disqualifying interest to each of the following as soon as possible —

- (a) the Departmental CEO;
- (b) the chair of the selection panel or, if the member is the chair, the mayor or president.

Penalty for this subregulation: a fine of \$5 000.

8. Regulation 18FB amended

- (1) Delete regulation 18FB(1).
- (2) In regulation 18FB(2):
 - (a) in paragraph (b) delete "employment." and insert:
employment; and
 - (b) after paragraph (b) insert:
 - (c) regulation 18FBA does not apply.

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9. Regulation 18FBA inserted

After regulation 18FB insert:

18FBA. Certification of compliance with adopted standards for renewal of CEO's contract of employment (Act s. 5.39B(7))

- (1) This regulation applies if —
- (a) a local government renews the contract of employment of the CEO of the local government; and
 - (b) the local government's adopted standards in relation to the recruitment of CEOs apply to the renewal.

Note for this subregulation:

See clauses 4(2)(b) and 13 of the model standards in Schedule 2 of these regulations (introduced by regulation 18FA).

- (2) As soon as practicable after the contract is renewed, the local government must, by resolution*, certify that the renewal was in accordance with the local government's adopted standards in relation to the recruitment of CEOs.

* Absolute majority required.

- (3) The local government must give a copy of the resolution to the Departmental CEO within 14 days after the resolution is passed by the local government.

10. Regulation 18FC amended

Delete regulation 18FC(1).

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11. Schedule 2 clause 8 amended

- (1) In Schedule 2 clause 8(1) in the definition of **independent person** delete paragraph (a) and insert:
 - (a) a member of the council of the local government or of any other local government;
- (2) In Schedule 2 clause 8(3)(a) delete “council members” and insert:

members of the council of the local government
- (3) After Schedule 2 clause 8(3) insert:
 - (4) An independent person on the selection panel must be a member of the independent persons panel established under the *Local Government (Administration) Regulations 1996* regulation 18FAB.
 - (5) An independent person on the selection panel must be replaced if the independent person makes a disclosure under the *Local Government (Administration) Regulations 1996* regulation 18FAC(3)(b).

12. Schedule 2 clause 13 replaced

Delete Schedule 2 clause 13 and insert:

13. Recruitment to be undertaken on expiry of certain CEO contracts

- (1) In this clause —

commencement day means the day on which the *Local Government Regulations Amendment Regulations 2024* regulation 12 comes into operation.

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- (2) This clause applies if, upon the expiry of the contract of employment (the **current contract**) of the person (the **incumbent CEO**) who holds the position of CEO —
 - (a) the incumbent CEO will have held the position for a period of 10 or more consecutive years, whether that period commenced before, on or after commencement day; and
 - (b) a period of 10 or more consecutive years will have elapsed since a recruitment and selection process for the position was carried out, whether that process was carried out before, on or after commencement day.
- (3) The current contract must not be varied so as to extend its term.
- (4) The current contract must not be renewed unless —
 - (a) the local government first carries out a recruitment and selection process in accordance with these standards to select a person to be employed in the position of CEO after the expiry of the current contract; and
 - (b) the incumbent CEO is selected in the recruitment and selection process to be employed in the position of CEO.

13. Schedule 2 clause 15A inserted

After Schedule 2 clause 15 insert:

15A. Contents of performance criteria

- (1) This clause applies to contractual performance criteria and additional performance criteria.
- (2) A performance criterion must contain the following information —
 - (a) the aspect of the CEO's role to which the performance criterion applies;

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- (b) the indicator to be used to assess the CEO's performance against the performance criterion;
- (c) the target to be achieved in order for the performance criterion to be met;
- (d) the evidence to be used for determining whether the target is achieved.

Examples for this subclause:

1. For the purposes of paragraph (a), the CEO's management of the provision of services by the local government.
2. For the purposes of paragraph (b), satisfaction of persons to whom services are provided by the local government.
3. For the purposes of paragraph (c), at least 90% of persons to whom services are provided by the local government are satisfied with the services.
4. For the purposes of paragraph (d), results of surveys completed by a representative sample of persons to whom services are provided by the local government.

14. Schedule 2 clause 25 inserted

After Schedule 2 clause 24 insert:

25. Probationary period

Clauses 21(2) and 22 do not apply to the termination of the employment of a CEO if —

- (a) before becoming CEO, the CEO was never an employee of the local government; and
- (b) the CEO's contract of employment provides —
 - (i) for a probationary period; and
 - (ii) for the review by the local government of the CEO's performance during the probationary period with a view to determining whether the CEO's employment should continue after the probationary period; and

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- (iii) for the local government to have the option of terminating the CEO's employment during the probationary period after reviewing the CEO's performance as referred to in subparagraph (ii);
- and
- (c) the local government terminates the employment of the CEO during the probationary period —
 - (i) after reviewing the CEO's performance as referred to in paragraph (b)(ii); and
 - (ii) otherwise in accordance with the contract of employment.

Division 2 — Registers

15. Regulations amended

This Division amends the *Local Government (Administration) Regulations 1996*.

16. Part 7A inserted

After regulation 29D insert:

Part 7A — Registers (Act s. 5.96B)

29E. Preliminary

- (1) This Part requires the CEO to keep registers for the purposes of section 5.96B(1).
- (2) The CEO must keep each register on and from 1 July 2025.
- (3) Initially, the information contained in a register must be up-to-date as at the beginning of 1 July 2025.

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- (4) The CEO must then update the register at intervals of no more than 3 months.

29F. Leases of land

- (1) In this regulation —

lease means a lease, licence or agreement under which a person has a right to occupy or use land over a period —

- (a) whether the occupation or use of the land is on an exclusive basis or otherwise; and
- (b) whether the occupation or use of the land is continuous over the period or otherwise; and
- (c) whether the period is a fixed period or otherwise;

Notes for this definition:

- 1. A person's right to occupy or use land under a lease, licence or agreement may, in some situations, derive from a provision of a written law (for example, the *Residential Tenancies Act 1987* section 76C).
- 2. For the purposes of paragraph (c), the period may, from time to time after the beginning of the lease, licence or agreement, be extended or change in nature (for example, from a fixed period to an indefinite period).

Examples for this definition:

- 1. For the purposes of paragraph (a), the person's right to occupy or use the land may be —
 - (a) to occupy or use the land to the exclusion of all other persons; or
 - (b) to share in the occupation or use of the land with other persons.
- 2. For the purposes of paragraph (b), the person's right to occupy or use the land may be —
 - (a) to occupy or use the land continuously over a period of 1 year; or
 - (b) to occupy or use the land for 20 hours per week over a period of 1 year.

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3. For the purposes of paragraph (c), the period may be —
- (a) a fixed period of 1 year with no option to extend the fixed period; or
 - (b) a fixed period of 1 year with an option to extend the fixed period on 1 or more occasions; or
 - (c) an indefinite period that may be terminated by a party to the lease, licence or agreement giving notice to the other party.

lease period, in relation to a lease, means the period over which the land may be occupied or used;

rent includes the following —

- (a) a fee or charge payable for the occupation or use of land;
- (b) any other type of amount that is in the nature of rent;

residential tenancy agreement has the meaning given in the *Residential Tenancies Act 1987* section 3;

retail shop lease has the meaning given in the *Commercial Tenancy (Retail Shops) Agreements Act 1985* section 3(1);

unclassified lease means a lease that is neither a residential tenancy agreement nor a retail shop lease.

- (2) The CEO must keep a register containing the information required by subregulation (3) in relation to each lease to which the local government is a party —
 - (a) whether the lease is made before, on or after 1 July 2025; but
 - (b) subject to subregulation (4).
- (3) The required information is as follows —
 - (a) whether the lease is a residential tenancy agreement, a retail shop lease or an unclassified lease;
 - (b) the role of the local government under the lease;

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Examples for this paragraph:

1. Lessor or licensor.
 2. Lessee or licensee.
- (c) if the lease is a retail shop lease or an unclassified lease — the name of each party to the lease other than the local government;
- (d) the following —
- (i) if the land has an address — the address;
 - (ii) otherwise — the location of the land by reference to the number of the relevant deposited plan and the number of the relevant lot shown on that plan;
- (e) a summary of the purposes for which the land may be occupied or used;
- (f) a description of the lease period, including the following —
- (i) the first date of the lease period;
 - (ii) the last date of the lease period as at the beginning of the lease (if that date is fixed);
 - (iii) the current last date of the lease period (if that date is fixed);
 - (iv) if the current last date of the lease period is not fixed — the circumstances in which the lease period will end;
 - (v) a summary of any extensions or changes in nature to the lease period that occur after the beginning of the lease;
- (g) details of the rent payable under the lease to or by the local government.

Examples for this paragraph:

1. \$10 000 per annum.
2. \$1 000 per month.

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- 3. \$100 per hour.
- 4. A one-off amount of \$1 000.

(4) Subregulation (2) does not apply to a lease if any of the following applies —

- (a) the right to occupy or use the land no longer subsists;
- (b) the lease period, as at the beginning of the lease, is a fixed period of less than 1 month and there is no option under the lease to extend the fixed period to or beyond 1 month;

Example for this paragraph:

The land may be occupied or used only for 6 hours on a particular day for a one-off event.

- (c) the land may be occupied or used only for the purpose of accessing or egressing other land.

29G. Grants and sponsorships

(1) In this regulation —

final report date, in relation to a grant or sponsorship, means the latest date by which the recipient of the grant or sponsorship must, under the terms of the grant or sponsorship, make a report to the local government covering 1 or more of the following —

- (a) the way in which the grant or sponsorship has been applied;
- (b) the outcomes achieved by the application of the grant or sponsorship;
- (c) the recipient's compliance with the terms of the grant or sponsorship;
- (d) any other matter about which the recipient is required to report to the local government under the terms of the grant or sponsorship;

grant means a grant of a monetary or non-monetary kind;

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sponsorship means a sponsorship of a monetary or non-monetary kind;

value, in relation to a grant or sponsorship, means its monetary amount or, if it is of a non-monetary kind, its equivalent monetary amount.

- (2) The CEO must keep a register containing the information required by subregulation (3) in relation to each grant or sponsorship made by the local government —
- (a) whether the grant or sponsorship is made before, on or after 1 July 2025; but
 - (b) subject to subregulation (4).
- (3) The required information is as follows —
- (a) the date on which the grant or sponsorship is made;
 - (b) a summary of the purpose for which the grant or sponsorship is made;
 - (c) the name of the recipient;
 - (d) the value;
 - (e) the final report date (if any);
 - (f) if the final report date (if any) has passed — whether the recipient has made all reports to the local government that the recipient is required to make under the terms of the grant or sponsorship.
- (4) Subregulation (2) does not apply to a grant or sponsorship if any of the following applies —
- (a) the grant or sponsorship is made on a day before 1 July 2025 and the period of 5 years beginning on that day has expired;

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- (b) if there is a final report date — the period of 5 years beginning on the final report date has expired;
 - (c) the value is less than \$500.
- (5) For the purposes of subregulation (4)(c), the value includes the value of any other grant or sponsorship that is made, or that is to be made, by the local government to the same recipient for the same purpose or a purpose that is substantially the same.

29H. Development contributions

- (1) In this regulation —
 - authorised purposes**, in relation to a development contribution, means the purposes for which the development contribution, including any interest earned, must or may be applied by the local government;
 - contributor**, in relation to a development contribution, means the person from whom the development contribution is received;
 - development** —
 - (a) has the meaning given in the *Planning and Development Act 2005* section 4(1); and
 - (b) includes development (as defined in paragraph (a)) that is proposed;
 - development contribution** means money received by the local government under the *Planning and Development Act 2005* (including a local planning scheme) in connection with development or a subdivision —
 - (a) as a contribution towards the provision of infrastructure or facilities by the local government; or

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- (b) in lieu of compliance with a requirement imposed under the *Planning and Development Act 2005* (including a local planning scheme);

exhausted — see subregulation (5);

interest earned, in relation to a development contribution, means any interest earned from the investment of the development contribution, or any portion of it, by the local government;

subdivision —

- (a) means any action referred to in the *Planning and Development Act 2005* section 135(1)(a), (b) or (c); and
 - (b) includes a subdivision (as defined in paragraph (a)) that is proposed.
- (2) The CEO must keep a register containing the information required by subregulation (3) in relation to each development contribution received by the local government —
- (a) whether the development contribution is received before, on or after 1 July 2025; but
 - (b) subject to subregulation (4).
- (3) The required information is as follows —
- (a) the name of the contributor;
 - (b) the address, or other description of the location, of the development or subdivision in connection with which the development contribution is received;
 - (c) a summary of the authorised purposes;
 - (d) the amount of the development contribution;
 - (e) the date on which the development contribution is received;

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- (f) the date (if any) by which the development contribution, including any interest earned, must be fully applied by the local government for authorised purposes;
 - (g) the amount of interest earned;
 - (h) each item of infrastructure and each facility in respect of which the development contribution, including any interest earned, is applied;
 - (i) for each item of infrastructure and each facility referred to in paragraph (h) —
 - (i) the amount expended by the local government towards its provision; and
 - (ii) the proportion of that amount that comes from the application of the development contribution, including any interest earned.
- (4) Subregulation (3) does not apply to a development contribution if —
 - (a) the development contribution is exhausted; and
 - (b) the period of 5 years beginning on the day on which the development contribution became exhausted has expired.
- (5) For the purposes of subregulation (4), a development contribution is **exhausted** if any of the following applies —
 - (a) the development contribution, including any interest earned, has been fully applied by the local government for authorised purposes;
 - (b) the development contribution, including any interest earned, has been fully paid back to the contributor by the local government;

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- (c) the development contribution, including any interest earned —
 - (i) has been partly applied by the local government for authorised purposes; and
 - (ii) to the extent not applied by the local government for authorised purposes, has been paid back to the contributor by the local government.

29I. Contracts for goods and services

- (1) The CEO must keep a register containing the information required by subregulation (2) in relation to each contract made by the local government for another person (the **supplier**) to supply goods or services —
 - (a) whether the contract is made before, on or after 1 July 2025; but
 - (b) subject to subregulation (3).
- (2) The required information is as follows —
 - (a) the name of the supplier;
 - (b) whether tenders were publicly invited for the contract and, if they were not, a summary of the method by which the supplier was chosen;
 - (c) the date on which the contract is made;
 - (d) a summary of the goods or services;
 - (e) if the goods or services are to be supplied over a fixed period —
 - (i) the fixed period as at the beginning of the contract; and
 - (ii) if the fixed period is extended on 1 or more occasions — the fixed period as extended;

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- (f) if the contract is varied on 1 or more occasions — a summary of each variation;
- (g) the following —
 - (i) the amount of consideration under the contract that the local government has paid;
 - (ii) the amount, or expected amount, of consideration under the contract that the local government is still to pay;
 - (iii) the sum of the amounts referred to in subparagraphs (i) and (ii).
- (3) Subregulation (1) does not apply to a contract if either of the following applies —
 - (a) the sum referred to in subregulation (2)(g)(iii) is less than \$50 000;
 - (b) no further goods or services are to be supplied under the contract.
- (4) For the purposes of subregulation (3)(a), the sum includes the equivalent sum for any other contract made by the local government with the same supplier —
 - (a) that is for the same purpose or a purpose that is substantially the same; and
 - (b) to which subregulation (3)(b) does not apply.

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amended

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**Part 3 — *Local Government (Functions and General)*
*Regulations 1996 amended***

17. Regulations amended

This Part amends the *Local Government (Functions and General) Regulations 1996*.

18. Regulation 35B amended

(1) In regulation 35B delete “The” and insert:

(1) The

(2) At the end of regulation 35B insert:

(2) The Departmental CEO’s functions under the *Local Government (Administration) Regulations 1996* regulation 18FAB are delegable functions.

Clerk of the Executive Council



**Annual General Meeting of Electors
Wednesday 26 March 2025**

MINUTES

OF THE ANNUAL GENERAL MEETING OF ELECTORS HELD IN THE FUNCTION ROOM, ADMINISTRATION CENTRE, ORCHARD AVENUE, ARMADALE ON WEDNESDAY 26 MARCH 2025 COMMENCING AT 7.02PM

PRESENT: The Mayor, R Butterfield Presided

Cr K Busby	Minnawarra Ward
Cr G J Smith	Minnawarra Ward
Cr S Stoneham	Hills Ward
Cr P A Hetherington	Palomino Ward
Cr L Sargeson	Palomino Ward
Dr C Wielinga	Heron Ward
Cr M Silver	Lake Ward
Cr SS Virk	Lake Ward
Cr S Peter	Ranford Ward
Cr K Kamdar	Ranford Ward
Cr J Keogh	River Ward

IN ATTENDANCE:

Mr J Lyon	A/Chief Executive Officer
Ms S van Aswegen	Executive Director Community Services
Mr P Sanders	Executive Director Development Services
Mr P Balley	A/Executive Director Technical Services
Ms E Stenhouse	Manager Communications and Engagement
Mr N Errol	Senior Media & Communications Advisor
Mr D Baker	Senior Governance Advisor (Teams)
Mrs A Owen-Brown	Executive Assistant Corporate Services
Ms A Lazaroo	Executive Assistant Technical Services
Ms J Cranston	Executive Assistant Community Services

Public: 11

APOLOGIES: Leave of Absence previously granted to Cr S J Mosey

Apologies received: Cr M J Hancock; Cr J Joy

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Her Worship the Mayor, Ruth Butterfield, welcomed those in attendance to the 2023/24 Annual General Meeting of Electors and declared the Annual General Meeting of Electors open at 7:02pm.

The Mayor read the Acknowledgement to Country and introduced Elected Members and the City's Senior Executives.

1 BUSINESS OF MEETING

Presenting the 2023/24 Annual Report

1.1 2023/24 Annual Financial Report

The Mayor called for questions to be raised that specifically related to the Annual Financial Report.

No questions were raised.

Moved G Munn

Seconded M Northcott

That the 2023/24 Annual Financial Report be received

Carried

1.2 Auditor's Report

The A/CEO read the Independent Auditors Report.

The Mayor called for questions to be raised that specifically related to the Auditor's Report.

No questions were raised.

Moved V Hansen

Seconded P Davey

That the Independent Auditors Report be received

Carried

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1.3 2023/24 Annual Report (Remaining Parts)

The Mayor read the Mayor's Foreward of the 2023/24 Annual Report.

The Mayor called for questions to be raised specifically related to the remaining parts of the 2023/24 Annual Report.

No questions were raised.

Moved P Davey
Seconded I Dunstan

That the remaining parts of the 2023/24 Annual Report be received

Carried

2 GENERAL BUSINESS

The Mayor read:

A public notice was placed in the Examiner on 27 February 2025 advertising the Annual General Meeting and inviting persons who may be seeking information that may require research, being requested to give at least 2 days notice to the Chief Executive Officer.

2.1 Questions of which prior notice has been given

Nil.

2.2 Motions of which prior notice has been given

Nil.

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2.3 Questions received from the floor

Q1: Mr Dennis Grimwood – 7 Sapphire Court, Mt Richon

Council, given your statutory executive government functions and powers are wholly sourced from the Crown under the Office of our Sovereign King Charles III, King of Australia, why is it that you have chosen to acknowledge and pay your respects to:

- (i) all the Whadjuk people; and
- (ii) “to any Aboriginal people in the room”; and
- (iii) fly the Aboriginal flag

whilst ignoring the Crown by any form of reference, symbol or acknowledgement?

Mayor:

The action forms part of the City's Reconciliation Action Plan, which aims to work with our community and provide details on a path to better relations between Aboriginal residents in the City of Armadale. The Reconciliation Action Plan is consistent with the General Function Requirements of the Local Government Act 1995, Section 3.1 (b) i and ii, which were introduced in 2023.

Q2: Mr Ian Dunstan – U19/24 Aragon Court, Armadale

Last year, at the Electors Meeting I asked couple of questions, one of which was about my rates that was up by 9.1%. The question was taken on notice and I'm still waiting for an explanation. Is there any chance the Executive Director can have a look at that and get back to me at some point?

EDCS:

Thanks and yes, I'll follow up on that response. My understanding was that we had responded. Clearly we haven't on that matter, so I will ensure you get a response.

Q3: Mr Phil Davey – 12 Lenore Street, Roleystone

Do we have an update on what the current turnover percentage at the City of Armadale has been over the past financial year currently?

And secondly, do we have an update on the actual spending overall for the current temporary staff and/or consultants covering any positions currently vacant?

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A/CEO:

Yes, we do have an update on the staff turnover. The figures today are around 8.9%. We expect that to hit around 11.9% by the end of the financial year. That's about half of where that metropolitan average was last year. We haven't got the rest of the metropolitan average at the moment as we will have to wait until the end of the financial year, so we are waiting to see what the effect has been on the other metropolitan local governments has been. We are certainly a lot better off than this time last year.

On the actual cost, I'll take that on notice. We should be able to find that information for you.

Q4: Mr Ian Dunstan – U19/24 Aragon Court, Armadale

Lot 301 Abbey Road, now has Metconnex installing the principal shared path. Last year, the CEO replied that this was still being negotiated with the state government.

Has there been any outcome on that?

Mayor:

Yes, they bought it off us.

Mr Dunstan:

Is the City able to disclose a price or is that confidential?

Mayor:

I will take that on notice

Mr Dunstan:

Would you clarify it was the whole Lot or a portion or half of it?

Mayor:

It was a portion.

Mr Dunstan:

Was it the eastern portion?

Mayor:

It's where they're building the principle shared path. That's my recollection. If I find that's incorrect, I'll get back to you with the correct answer.

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Q5: Mr Phil Davey – 12 Lenore Street, Roleystone

The lease and license policy has been ongoing for some time as many of you know, through workshops, Committee meetings, Council meetings, as well as the needed officer's report. Recently this matter was then referred to SOHAG, the City of Armadale, Standing Orders and House Advisory Group, for further review.

How many meetings must it take to review and discuss a policy to allow it to be finalised?

Why did we need to further refer this to SOHAG?

Would not a workshop of you all and reported to anyone not present, be a more productive outcome rather than multiple and continuing meetings? Would this also not help the reported backlog to be cleared sooner than continuing with all the varied meetings?

Mayor:

It has been referred back to SOHAG and we have been dealing with another matter of another policy in SOHAG. We have had a couple of meetings and so it is still with SOHAG and it is a very, very important piece of work. It's been a long time coming and it will apply for a long time and the impacts on the various community groups could range from significant in the negative or significant in the positive.

It will change the way that each group is managed and what price they pay or what the conditions are. So I don't think that it would be a good idea to rush such an important piece of work; and so it remains with SOHAG for review.

Q6: Mr Dennis Grimwood – 7 Sapphire Court, Mt Richon

For the 2024 Annual Meeting of Electors, the person presiding declared, quote:

"I will conduct this meeting generally in accordance with the City Standing Orders."

In relation to this meeting, standing orders are mostly irrelevant because the defined process relate only to Council and Councillors.

So will you please amend Local Law Standing Orders 2000 to prescribe open and transparent procedures for Elector Meetings?

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Mayor:

The City is not going to review the meeting standing orders. The government is introducing a uniform set of meeting procedures, so they will give us their model set. There is no use us doing all the work and then having it thrown out. So that should be happening this year and when it becomes available, it will be on the Department of Local Government, Sports and Cultural Industries website. We are waiting for that to come through.

Mr Grimwood:

If, Clause. 8.43 of Standing Orders says “*No member of the Council or a committee or member of the public is to reflect adversely on the character or actions of a member, officer or any other person participating in the meeting*”; is applied, it prevents under threat of penalty, the lawful exercising of statutory and common law rights for a citizen to bring the decisions and actions of their local government, council, elected members or officers to account. And in particular, we have a set of officers who are covered by that clause.

Council, will you please delete this clause from all meeting procedures because it is unjust and coercive?

Mayor:

If you criticise you adversely reflected something quite different. So the clause which you refer to reflects the Local Government (Model Code of Conduct) Regulations 2021, which prohibits Council members from adversely reflecting on others. Moreover, the law gives no privilege, and I know we've been on about this for years, no privilege to any other attendee in this place like exists with parliamentary privilege. This means that statements made in this forum or any Council or Committee meeting, have no statutory protections to those who may be inclined to make statements that can be taken by others to be offensive, defamatory, racist or so forth.

Q7: Ms Bree Hartley – 6 Haimlee Street, Kelmscott

Are Councillors aware of the fabulous work being done by the NCN, the Neighborhood Connections Network? We meet 8 times a year, it's a really fabulous opportunity for leaders of local community groups to get together, discuss what's happening with their group and also what the City of Armadale are offering in terms of special events, ways to be involved and things like the Kindness Project last year.

Roleystone Theatre took part and we found out about it that the NCN meeting and it was just a beautiful thing to do and obviously there's been some recent outreach that has happened through the NCN as well. So just wanted to make sure that Councillor's are aware of how valuable that is to community groups and the wonderful work that they're doing.

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Mayor:

Thank you very much. We'll take that one on notice. Thank you very much Bree. And I am aware of what that neighbourhood connections program does. I've heard several reports, so multiple reports that it's doing fantastically well in the community. I haven't been to a meeting yet, I must come along.

Q8: Mr Phil Davey – 12 Lenore Street, Roleystone

Karragullen Reserve. Looking at the master plan from the City of Armadale Parks, which was dated April 2021, I think it was last reviewed, and the fact that Karragullen Reserve is on the City of Armadale higher list of reserves that could be hired.

Do we have any update on what's going to happen with the Karagullen Reserve?

I appreciate there's water constraints.

Is there any plan in the master plan to do something with Karragullen Reserve to bring it back up to a far better standard?

Mayor:

I don't know so I'll take it on notice. But you've actually outlined some of the issues. It's water in a drying climate.

Q9: Mr Ian Dunstan – U19/24 Aragon Court, Armadale

In relation to ongoing discussions with the City and Metronet and Metconnex, has there been any discussions regarding public input into the realm, the public realm, the station there, and also to the North and South?

Has there been any definite plan or outline of what's going underneath the viaduct at this stage of the game?

EDDS:

The development applications were actually advertised for public comment for development application number 3, which included the design. It has varied somewhat, and the northern area close to the northern end of Aragon Court was part of the development application which was advertised again as part of the principal shared path. The area that the Council's designing at Central Park has been part of a community engagement process and now we're doing some more detailed community engagement with individual users.

Mr Dunstan:

Are we able to see any of those plans? Are there any discussions with Metronet regarding drainage and discharge of stormwater drainage?

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EDDS:

There's a couple that we can answer at the City. If you want to meet with us, we'll go through it and there are a couple that you probably need to ask for Metconnex. I can assure you the drainage considerations by the Metconnex team has been central to the design there and there's new swale in Frog Hollow that will connect north of Armadale Road that they're constructing at the moment to address some of those flooding issues.

Q10: Mr Dennis Grimwood – 7 Sapphire Court, Mt Richon

On August 22, 2022 Council resolved to establish City's Reconciliation Action Plan for October 2023 to 2025.

Given land rights have been determined, compensation for the stolen generation have been committed, subsidised housing, education, childcare, medical, dental and hospital care, education, workplace training, pensions and benefits, public transport, sports and recreation and community facilities, and all rights normally available to Australian citizens have been available, and we see Aboriginal people happily coexisting and integrated into the Armadale Regions society on a daily basis.

What are the elements of integration within the scope of your powers remaining unresolved?

And what are the primary impediments preventing unity? In other words, why is this program ongoing indefinitely? Why can't you achieve unity?

Mayor:

The City's view on reconciliation aligns with that cited on the Reconciliation Australia website. We believe that reconciliation is an ongoing journey that reminds us that while generations of Australians have fought hard for meaningful change and some of those agreements have been put in place, like you're saying. Future gains are likely to take just as much, if not more effort. In other words, reconciliation is an ongoing process that City of Armadale is committed to. So we don't believe that there is complete reconciliation at the moment and we believe that we need to keep working at it; that's been our experience.

Mr Grimwood:

In the minutes of the Annual General Meeting of Electors March 24 on page 12, a question was asked by Mr Healy that says, and this is in relation to your reconciliation Elders meeting group.

"I noticed that there's nobody around representing this area at our meeting. Instead of just having negative comments, can Council make arrangements to have somebody from the Aboriginal area attend our Electors Meeting and give us a bit of a rundown on how successful Council has been with all these projects because it's not just one off. There are projects that are going to be continuing for years and the other area is law and order."

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So far you haven't been able to produce one to respond to that question. What is their perception of where all this is taking or helping them in this program?

Mayor:

I don't think it's their job to come along here and talk to you about it. We work with them so we get the feedback and the programs have been, it's an ongoing journey. I stand by the answer that I gave last time, that this meeting is held following the rules that we conduct under the Local Government Act 1995 and we, at the moment, can't invite random people in to give feedback.

Mr Grimwood:

The group at the Champion Center runs behind closed doors as far as the public is concerned. There is no public information available at all about what's going on. When you're pouring money into it, the ratepayers are entitled to know what's happening. Where is the money being spent, how is it being spent and on what it's producing.

Mayor:

We have just produced a report (Annual Report) with a lot of the detail that you had just talked about. So it's all audited. It is all here in a public document for you to see what's going on at the Champion Centre, so I would encourage everyone if they haven't had a chance to have a read, have read of that document and you'll get the information about how much it costs and what programs are run.

Q11: Ms Bree Hartley – 6 Haimlee Street, Kelmscott

Are there are plans to raise the profile of the Community Citizen of the Year Award, which might also as a side product, help have more nominees coming, but also just to celebrate the amazing community members that we have?

Mayor:

I'll take it on notice. Thank you.

Q12: Mr Ian Dunstan – U19/24 Aragon Court, Armadale

I walk every morning and I cross over the bridge over Minawarra Lake. It's in a state of disrepair at this stage. The other issue is, there's a tree that overhangs just on the edge of the lake there and overhangs the bridge. It's got bird droppings and unfortunately, if it's wet it is slippery. Can that possibly be looked at some stage for a bit of maintenance to be done on the bridge?

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Mayor:

Absolutely. Thank you.

Q13: Mr Dennis Grimwood – 7 Sapphire Court, Mt Richon

Council in relation to the City's Reconciliation Action Plan, October 23-25, an engagement and consultation with the Aboriginal elders and community members policy, you have claimed your ahead of powers legislative authority is Section 3.11 (a) (b) of the *Local Government Act 1995*.

To involve Aboriginal people in decision making processes the only way to give effect to that mandatory requirement, is to establish a committee of Council that includes and involves Aboriginal community representatives.

To create lawful jurisdiction on these matters, will you establish a committee under s 5.9 (2) (c) of the Local Government Act 1995 that allows a committee to have non councillor or officer members?

Mayor:

We have the Elders Advisory Group and as per the City's Reconciliation Action Plan, the City is in the process of working with Aboriginal Elders to re-establish an Elders Advisory Group. So in the past we had a group called ATSIAC when I first got onto Council a long time ago. And in the meantime, we've had various versions of Elders groups and the Elders that gather at the Champion Centre at the moment are not a formalised group, I believe. So we are re-establishing the Elders Advisory Group and they will become that vehicle that gives us feedback.

Q14: Mr Ian Dunstan – U19/24 Aragon Court, Armadale

Metronet have opened up pedestrian access through Frog Hollow in line with Streich Avenue. Is the Council still responsible for the footpath on the southern side of Frog Hollow? This is from where it was cut off, where the access gate is into the end of the construction site and then goes down towards the roundabout at Nerrigen Street and Orchard Avenue there.

EDDS:

It's certainly on the South side we're responsible, on the North side it would be a mix between us and Metconnex but if you have a concern about the condition of it, advise the City and we'll raise that with Metconnex.

Mr Dunstan:

The reason why I ask with that footpath, it's just been put in, they haven't put a pram ramp in, so is there a pram ramp is going to be put in? My wife uses a walker and has got a disability.

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EDDS:

We do have surveys and other data that we collect prior to the project that would be a comparison done. We'll have a look at the ones you've raised and if you do see others, just let us know because obviously we're keen to make sure that all the assets are restored and that the project leaves the place in better condition than when it started.

Q15: Mr Dennis Grimwood – 7 Sapphire Court, Mt Richon

The Armadale Metronet, the station itself, looking at it from the street, appears to be made with the building with two roofs poking out upwards at an angle. Which is opposite to what was on the original plan.

Could you take up that issue with Metronet to see what they're up to and if necessary, advocate for some form of better protection? They could put a roof over the top of the train line, for example. It could be better protected?

Mayor:

We can't really make that statement before it's built, and we actually see it in action.

Mr Grimwood:

There is a proposal to put traffic lights this side of the railway to service, near Neerigen Street that runs along the train line beside Woolworths and then across the road into Streich Avenue, runs along the railway line, still 70kmph.

The question is, would you please request the speed limit be reduced in that area (between Abbey Road and Albany Highway)?

Mayor:

The City can advocate for a reduction in the speed limit.

Q16: Mr Ian Dunstan – U19/24 Aragon Court, Armadale

The previous number of ACROD bays in the various eastern and western car park and northern car park alongside the RSL, totalled nine (9). Further, there is only one entry at the northern end of the new station. Armadale station did have two entries. Can this be looked at? Unfortunately I think the people of Armadale have been short changed on this one.

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Mayor:

We are very unhappy about that as well, and this began years ago and we've lobbied and lobbied and lobbied to the point of being quite rude to the people and pointing out in their own documents and their own public consultation that disability access was one of the main drivers for people to use the station and also that feeling of safety, so safety and security. And if you've only got one entrance, it's so far to walk and then the lifts are right down the other end. We completely understand and agree with that. However, Metronet/the State had not come to the party to support the people of Armadale.

Q17: Mr Dennis Grimwood – 7 Sapphire Court, Mt Richon

At the Centro Shopping Centre, a large amount, more or less half a lane to one lane, is missing compared to where it was before. Losing that strip of parking, we are going to lose a significant number of parking bays.

Would you please review the parking requirements in the City and see if something can be done, even if you've got to buy a block of land or two and build a multi storey car park as other local governments have done?

Mayor:

Thank you for that question, I'll take that one on notice.

2.4 Motions received from the floor

MOTION-1

MOVED Mr Laurie Scidone, SECONDED Mr P Davey

That the City of Armadale collaborate with the Hills Ward community during the 2025-2026 financial year to initiate a pilot program for the acquisition of 20 park benches. These benches to be installed in and around active playing areas, close to playground equipment in parks, along frequently used walking trails and footpaths, as well as at bus stops that lack seating.

MOTION CARRIED

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MOTION-2

MOVED Ms Veronica Hansen, SECONDED Ms P Edwards

That Council advise the public what percentage of policies have been reviewed and adopted and further to provide feedback to the public on the timeframe to complete a review of all outstanding policies.

MOTION CARRIED

MOTION-3

MOVED Mr Laurie Scidone, SECONDED Ms V Hansen

That the City of Armadale investigate and partner with the Department of Education to provide a public library facility with Roleystone Community College.

MOTION CARRIED

MOTION-4

MOVED Mr P Davey, SECONDED Ms V Hansen

That Council commit to progressing the review of the lease and licence policy, as well as the Community Group leases as soon as apossible, at a minimum, finalised by the end of this financial year, enabling community groups to move forward with some surety.

MOTION CARRIED

MOTION-5

MOVED Mr Laurie Scidone, SECONDED Mr P Davey

That the Council as part of its 2025-26 budget deliberations to include funding to investigate and clear any blockages from the storm water drainage system on Araluen Golf Estate.

MOTION CARRIED

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MOTION-6

MOVED Mr Laurie Scidone, SECONDED Ms V Hansen

That the council as part of its 2025-26 budget deliberations to include funding to upgrade play equipment at Cross Park.

MOTION CARRIED

MOTION-7

MOVED Mr Laurie Scidone, SECONDED Mr P Davey

That the Council as part of its 2025-26 budget deliberation to include funding to formalise the gravel parking area at Roleystone District Hall.

MOTION CARRIED

MOTION-8

MOVED Mr Laurie Scidone, SECONDED Mr P Davey

That replacement of the Roleystone Football Pavilion at Cross Park be included in community infrastructure projects schedule for planning in 2025-26, design in 2026-27 and construction in 2027-28.

MOTION CARRIED

MOTION-9

MOVED Mr Laurie Scidone, SECONDED Mr P Davey

That Council initiate the restoration of the former St. Francis Xavier Church and pursue a collaboration with local service clubs, the WA Police and other non-profit organisations to repurpose the building for community use.

MOTION CARRIED

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MOTION-10

MOVED Mr Laurie Scidone, SECONDED Ms P Edwards

That Council investigate and develop one or two community events to compliment the Highland Gathering and Perth Kilt Run.

MOTION CARRIED

MOTION-11

MOVED Mr Laurie Scidone, SECONDED Mr P Davey
OPPOSED Mr D Grimwood

That Council establish a policy that enables a representative from a community group to fully engage in both committee and full council meetings when the agenda includes an item relating to that group being discussed by the council.

MOTION CARRIED

MOTION-12

MOVED Mr D Grimwood, SECONDED Mr P Davey
OPPOSED Cr K Busby

That Councillors commit to having regular or periodic meetings with constituents in a forum like manner to fulfil the obligations under the Local Government Act to liaise with the community and represent the community.

MOTION CARRIED

The Mayor closed the section for Motions.

Mr P Davey made a statement thanking the Council and Councillors for their continued input and support throughout the past year.

The Mayor thanked all the electors and rate payers who attended.

Closure

I now declare the meeting closed.

MEETING DECLARED CLOSED AT 8.45PM

Annual General Meeting of Electors – 26 March 2025

Questions Taken on Notice

The following questions were taken on notice and are City officers are currently in the process of compiling responses.

- Last year, at the Electors Meeting I asked couple of questions, one of which was about my rates that was up by 9.1%. The question was taken on notice and I'm still waiting for an explanation. Is there any chance the Executive Director can have a look at that and get back to me at some point?
- Do we have an update on the actual spending overall for the current temporary staff and/or consultants covering any positions currently vacant?
- Is the City able to disclose a price for the sale of Lot 301 Abbey Road or is that confidential?
- Are Councillors aware of the fabulous work being done by the NCN, the Neighborhood Connections Network?
- Do we have any update on what's going to happen with the Karagullen Reserve?
- Is there any plan in the master plan to do something with Karagullen Reserve to bring it back up to a far better standard?
- Are there are plans to raise the profile of the Community Citizen of the Year Award, which might also as a side product, help have more nominees coming, but also just to celebrate the amazing community members that we have?
- Would you please review the parking requirements in the City and see if something can be done, even if you've got to buy a block of land or two and build a multi storey car park as other local governments have done?