

**COMMUNITY MEETING  
MIDWAY COMMUNITY CENTRE  
27<sup>th</sup> APRIL, 2007  
7.00PM**

**PRESENT: 4 Wentworth Shire Staff  
6 Wentworth Shire Councillors  
8 Local Residents**

*Note: Since the consultation meetings the situation with the issue of land and water separation has changed. The State Government has prepared legislation that will allow Council to use last year's values. This will mean the large increases discussed will not eventuate. Council was advised of this last week. The Management Plan has been adjusted accordingly.*

		Mayor Thomson introduced GM
		GM explained Land & Water Separation
<b>Question:</b>	<b>1.</b>	Base rate is now 2.63 used to be 1.4 why the difference?
<b>Answer:</b>		TM explained new rate valuation system GM indicated rates @ 26¢ in the dollar – other sources of income from grants – e.g. financial assistance grants from the Commonwealth.
<b>Question:</b>	<b>2.</b>	MS – 8% rate capping or not?
<b>Answer:</b>		GM advised rate pegging yet to be determined this year but is usually 3% approx. ( <i>advised in late May that cap is 3.4%</i> ) Quantum increase based on 2.63 million.
<b>Question:</b>	<b>3.</b>	RW – who values water component?
<b>Answer:</b>		PK – Valuer General
<b>Question:</b>	<b>4.</b>	MS – is this due to water being sold off properties like Coomealla irrigation area?
<b>Answer:</b>		PK – no, Valuer General is responsible irrespective of the issue of land and water separation.
<b>Question:</b>	<b>5.</b>	JM two sites comparison, urban expansion versus Dryland cropping?
<b>Answer:</b>		PK – Berrigan is an example of this
<b>Question:</b>	<b>6.</b>	JM Recent valuation advantage – why write to Valuer General to request deferral?
<b>Answer:</b>		PK previously requested – explained advantage
<b>Question:</b>	<b>7.</b>	DMcK 26¢ in dollar Administration costs – when he was in Council 1.4 admin cost – what is the case now
<b>Answer:</b>		TM – Admin costs 15%-18% corporate/ Engineer Admin 1.8m – disability factor?
<b>Question:</b>	<b>8.</b>	MS – what area is likely to get 20% increase?
<b>Answer:</b>		TM – irrigation land
<b>Question:</b>	<b>9.</b>	DMcK – is there a cap on wineries?
<b>Answer:</b>		PK – only farmland
<b>Question:</b>	<b>10.</b>	DMcK – how will wineries be affected?

<b>Answer:</b>		TM – 80,000 up 10%
<b>Question:</b>	<b>11.</b>	DMcK – what about mines i.e. Bemax?
<b>Answer:</b>		TM – under investigation and negotiation
<b>Question:</b>	<b>12.</b>	DMcK – Bentonite?
<b>Answer:</b>		TM – meeting held at Council to discuss matter
<b>Comment:</b>	<b>13.</b>	DMcK - \$100,000 is too cheap a rate for Bemax.
<b>Comment:</b>	<b>14.</b>	SN requested an explanation as to how many Councils are affected
<b>Answer:</b>		PK advised 44 of 152 Councils – with WSC in top 20 in terms of the amount of rates to be recovered.
<b>Question:</b>	<b>15.</b>	RW asked about the base rate and where is the LEP up to?
<b>Comment:</b>	<b>16.</b>	BT - referred to key capital works proposed for next year.
<b>Question:</b>	<b>17.</b>	MS – asked about K&G – where Kelly’s & Young oil/grease disposal where Treatment ponds House numbering in Summer Drive
<b>Answer:</b>		PK – Management Plan draft form 16 May – 28 days – adoption at June meeting.
<b>Question:</b>	<b>18.</b>	DMcK – new jobs??
<b>Answer:</b>		PK advised of organisational review with new positions to be considered in budget – nothing finalised until further consideration by Council
<b>Comment:</b>	<b>19.</b>	BW advised of better advertising for future meetings
<b>Comment:</b>	<b>20.</b>	MS – put staff employment back 2 years (new positions) may not need so many gardeners
<b>Comment:</b>	<b>21.</b>	SN – natural attrition – may not replace resignations
<b>Question:</b>	<b>22.</b>	BB – 20% increase in rates – what is the base rate?
<b>Comment:</b>	<b>23.</b>	DMcK WSC with other 44 Councils should request revaluation
<b>Question:</b>	<b>24.</b>	BW – has WSC asked State Government to bridge gap? GM advised that requests for compensation have not been successful.
<b>Question:</b>	<b>25.</b>	JM – do we know how the water valuation was calculated? GM advised that the Valuer General could details but each property would have particular differences from other properties.

