

Minutes Appendices

Special Meeting

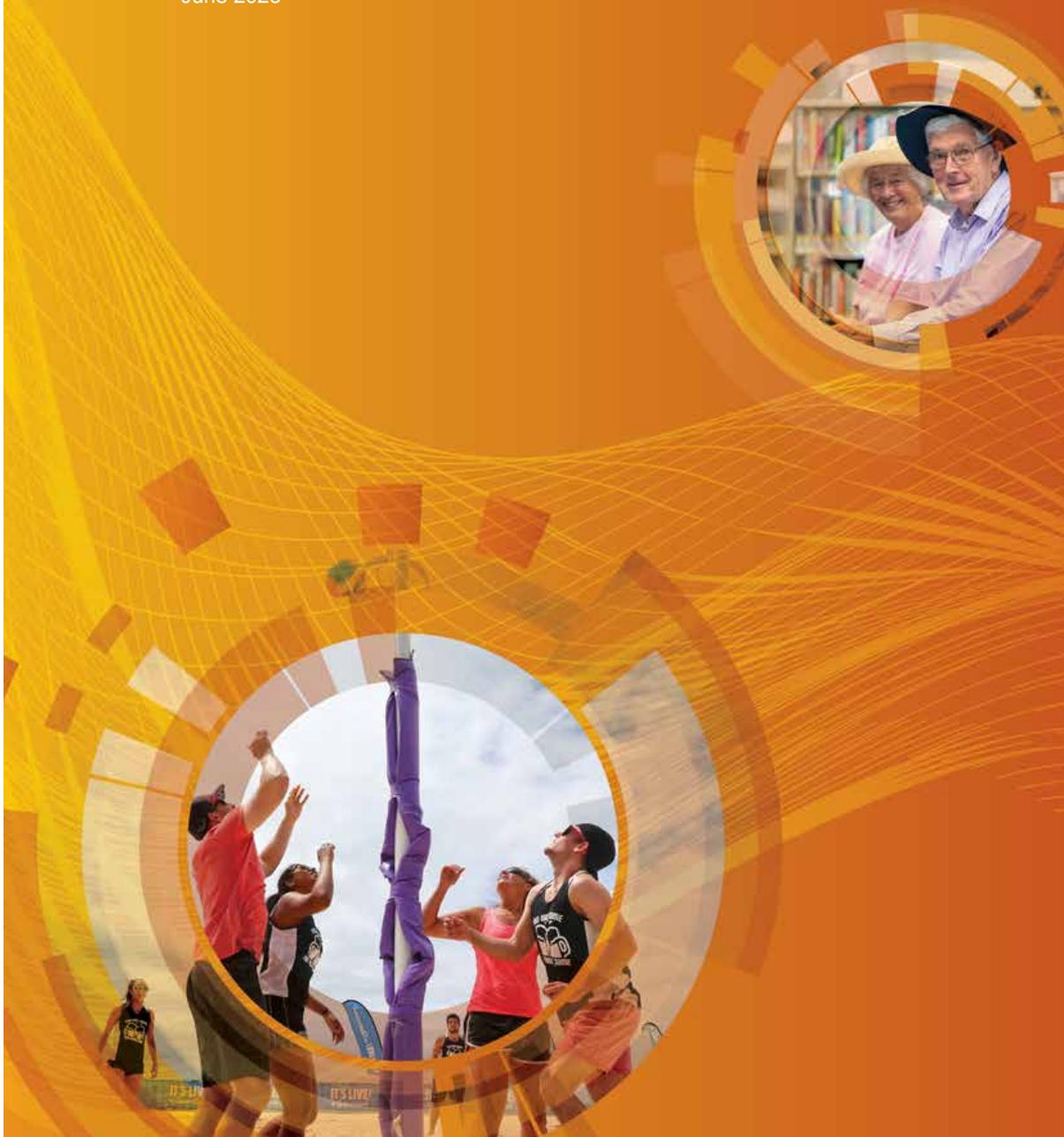
Thursday, 22 June 2023

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Sunshine Coast Council
Operational Plan 2023/24
June 2023



Acknowledgement of Traditional Custodians

Sunshine Coast Council acknowledges the Sunshine Coast Country, home of the Kabi Kabi peoples and the Jinibara peoples, the Traditional Custodians, whose lands and waters we all now share. We recognise that these have always been places of cultural, spiritual, social and economic significance. The Traditional Custodians' unique values, and ancient and enduring cultures, deepen and enrich the life of our community.

We commit to working in partnership with the Traditional Custodians and the broader First Nations Aboriginal (and Torres Strait Islander) communities to support self-determination through economic and community development.

Truth telling is a significant part of our journey. We are committed to better understanding the collective histories of the Sunshine Coast and the experiences of First Nations peoples. Legacy issues resulting from colonisation are still experienced by Traditional Custodians and First Nations people.

We recognise our shared history and will continue to work in partnership to provide a foundation for building a shared future with the Kabi Kabi and the Jinibara peoples. We wish to pay respect to their Elders – past, present and emerging, and acknowledge the important role First Nations people continue to play within the Sunshine Coast community.

Together, we are all stronger.

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sunshinecoast.qld.gov.au

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Acknowledgements

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Disclaimer

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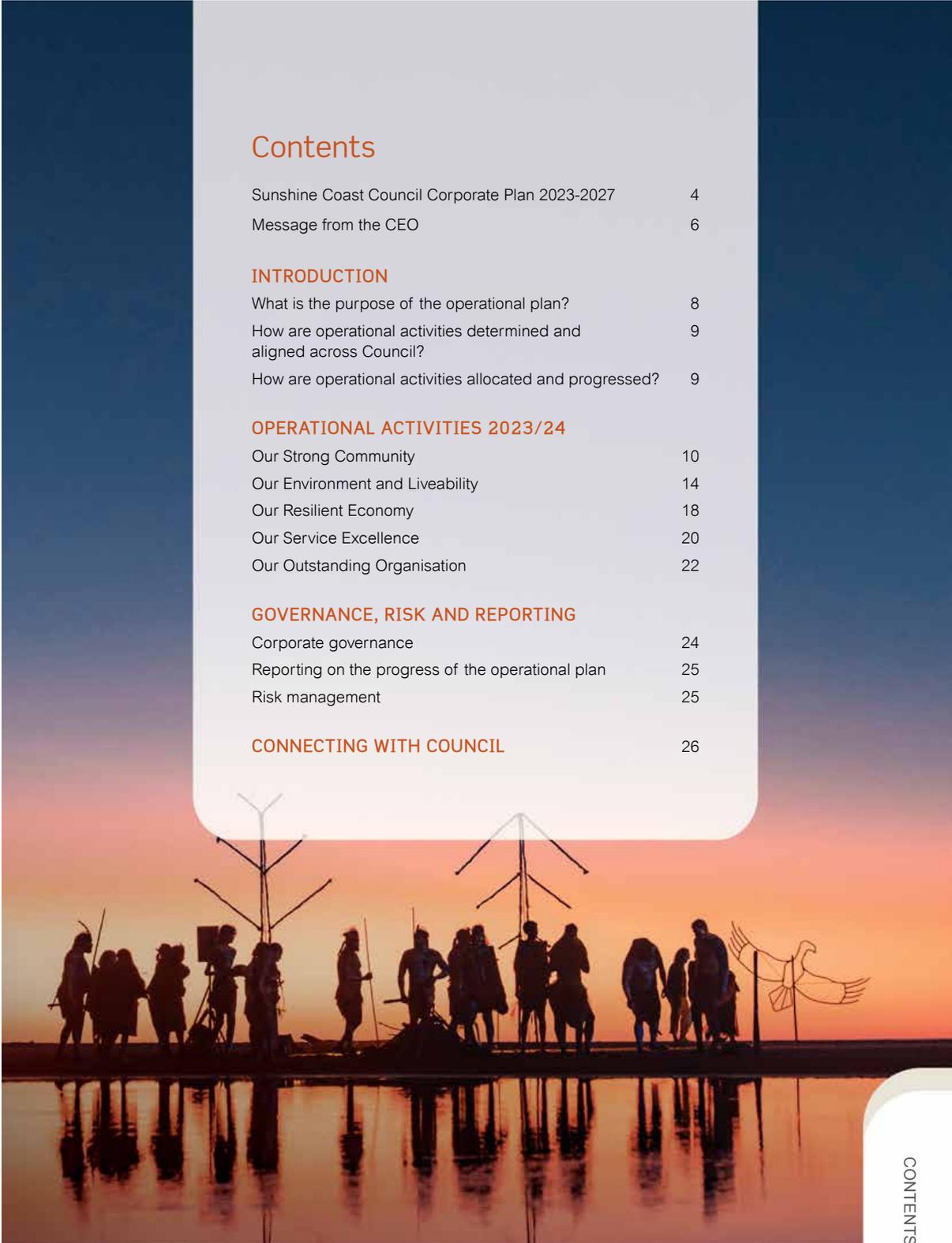
Image credits

Ben vos productions for Horizon Festival 2017, 2018, 2019 (pages 6, 14, 16 and 26)

Nic Morley for Horizon Festival 2022, Dawn Awakening (page 2)

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Sunshine Coast Council Corporate Plan 2023-2027

OUR VISION

Australia's most sustainable region. Healthy. Smart. Creative.

OUR PURPOSE

To serve our community with excellence, respect our past, and position our region for the future.

OUR VALUES

Care

We care for people and places

Respect

We respect everyone

Trust

We trust and empower

Curious

We explore possibilities

Connected

We are better together

OUR GOALS

OUR STRONG COMMUNITY



Our communities are connected and thriving places where people are included, treated with respect and opportunities are available for all.

Strategic pathways

- Healthy and active communities
- Vibrant community places and spaces that are inclusive, accessible and adaptable
- An inclusive community, with opportunities for everyone
- Connected, resilient communities, with the capacity to respond to local issues
- Creative and innovative approaches to building a strong community.

OUR SERVICE EXCELLENCE



Our services are inclusive and responsive to the needs of our community to deliver positive experiences for our customers.

OUR OUTSTANDING ORGANISATION



Our organisation lives its values and is high performing, sustainable, innovative and community focused, marked by great people, good governance and regional leadership.



Message from the CEO



Emma Thomas
Chief Executive Officer

The Sunshine Coast has a clear vision for the future as Australia's most sustainable region – Healthy. Smart. Creative. This vision sets a clear and balanced strategic direction for our region that guides Council's priorities and resources through the Corporate Plan 2023-2027.

The Operational Plan 2023/24 advances the strategic goals and pathways from the corporate plan and establishes Council's priority activities for the financial year and assigns the responsibility to deliver. This line of sight to our corporate plan enables us to continue to monitor progress towards achieving Council's vision and keep our community informed.

Over the next 12 months Council will continue to work with our community, businesses and industries to engage in an open and inclusive manner as we progress our strategic priorities, including:

- a review of the community, environment and liveability, and economic development regional strategy implementation plans that provide the long-term

directions and shape the future of our region

- planning and advocating for the housing needs of our community that supports accessible and affordable living outcomes
- securing and maximising an enduring legacy for the Sunshine Coast as a key delivery partner in the 2032 Olympic and Paralympic Games that provides sustainable and liveable outcomes
- continuing our emphasis on sustainability by building a more resilient Sunshine Coast region through emission reduction and climate risk management
- leveraging our digital connectivity to generate enduring investment trade and employment opportunities for local business and industry
- implementing a new outcomes based model for Council's products and services that is reflective of our customer needs and maintains a focus on delivering service excellence, and
- a review of our long-term financial plan that is based on sound financial modelling to maintain the sustainability of our organisation and deliver on the needs of our current and future communities.

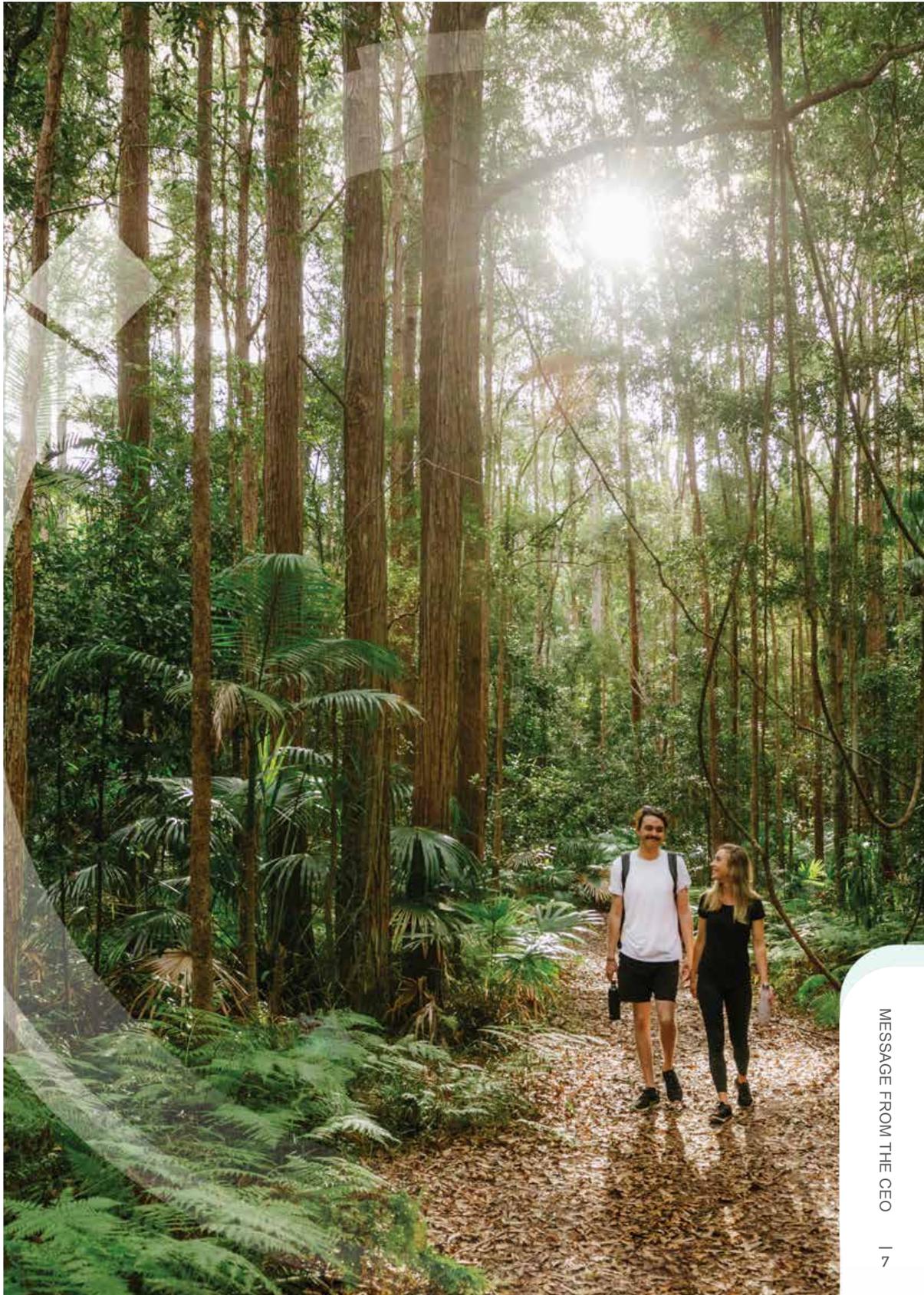
For all of us already living and working on the Sunshine Coast, we know our region is a special place and this is one of the reasons our population has

continued to grow. It is critical that we continue to provide a focus on maintaining and enhancing the liveability of our region through clever planning and good design.

The new Sunshine Coast Planning Scheme provides an important part of this process and will shape the future settlement pattern of our region. Over the next 12 months we will progress the drafting process informed by the outcomes of the preliminary engagement with the community and consultation with the State Government prior to undertaking further community consultation. I encourage members of our community, business and industry to have your say in this important priority.

The Operational Plan 2023/24 identifies 87 activities and 31 service outputs that will be the basis of regular progress reporting to our community. Council will publish quarterly reports on our website to update our community on the progress of the operational plan activities, key service statistics and outstanding service achievements. There is lots to be proud of across our Sunshine Coast and I look forward to working together to continue to progress our vision and deliver on our commitments to serve our community with excellence, respect our past, and position our region for the future.

Emma Thomas
Chief Executive Officer



MESSAGE FROM THE CEO 17

Introduction

What is the purpose of the operational plan?

The Corporate Plan 2023-2027 is Council's blueprint for the future. It considers the strategic direction of Council and defines how the organisation services and supports the community. Everything Council delivers aligns to the corporate plan.

Since 2023, Council has commenced embedding the United Nations Sustainable Development Goals (UNSDGs) for peace, prosperity, people and planet into our corporate plan, strategies, plans and associated progress reporting. The UNSDGs provide a comprehensive and internationally recognised framework to align our activities to. This operational plan identifies how it contributes to UNSDGs on each corporate plan goal page.

Section 104(5) of the *Local Government Act 2009* and Section 175 of the *Local Government Regulation 2012* sets out the requirements and content for an operational plan. The regulation provides that the operational plan must:

- (a) be consistent with the annual budget
- (b) state how a Council will:
 - (i) progress the implementation of the five-year corporate plan and
 - (ii) state how a Council will manage operational risks.

The Operational Plan 2023/24 has been prepared consistent with these requirements. The Operational Plan 2023/24 and the annual Budget 2023/24 are complementary documents and are developed in parallel to provide consistency between commitments in Council's work program and the resourcing allocations determined as part of the annual budget.



Figure 1: Corporate Planning and Reporting Framework

How are operational activities determined and aligned across Council?

The operational activities are drawn from implementation plans associated with Council decisions, Council endorsed strategies, legislative requirements, essential service reform and emerging issues and risks. Each operational activity aligns with one of the strategic goals as defined in the Corporate Plan 2023-2027. The corporate plan goals have two pathway types which are used to underpin the goals and help connect planning for the future, current service delivery and organisational performance activities.

- 1 Strategic pathways describe where Council is working to position itself to be better able to progress our vision and strategic intent within our regional goals.
- 2 Delivery pathways describe our organisational outcomes from a community-centric perspective and describe our capabilities and how we work together to achieve our purpose and deliver our goals.

These pathways are cascaded into the Operational Plan, together this structure provides a holistic and integrated approach to progress Council's vision, strategies and plans.

How are operational activities allocated and progressed?

The Operational Plan 2023/24 assigns lead responsibility for each operational activity to a 'Group' within the Organisational Structure (see Figure 2). Each Group is responsible for managing the scheduling, delivery, performance and reporting for those activities, projects and services for which they have lead responsibility, in line with the commitments and expectations of Council, as well as identifying, managing and monitoring operational risks.

Operational activities are incorporated into Group and Branch plans, as well as individual performance plans.

The successful implementation and resulting contribution to achieving the outcomes described in the Corporate Plan 2023-2027 relies on a collaborative approach by our elected representatives, employees, contractors, partners and volunteers.

This joint approach, for which the Sunshine Coast is renowned, enables consistent, focused, timely and value-for-money services to be delivered to our community.

Figure 2: Organisational Structure





Our Strong Community

Our communities are connected and thriving places where people are included, treated with respect and opportunities are available for all.

STRATEGIES

The **Sunshine Coast Community Strategy 2019-2041** provides a long-term framework for how Council and our community will work together to advance our shared goal of a strong community through to 2041 so we can remain strong, continue to thrive and adapt well to change.

Connecting our communities is an important element of our strong community. The **Integrated Transport Strategy** focuses on achieving a connected, smart, integrated, safe and efficient transport system that services and supports our growing population.

These strategies are cascaded through the Corporate Plan 2023-2027 to establish the operational plan activities for the financial year which progress the strategic pathways and advance our vision and goals.

STRATEGIC PATHWAYS

1. Healthy and active communities.
2. Vibrant community places and spaces that are inclusive, accessible and adaptable.
3. An inclusive community, with opportunities for everyone.
4. Connected, resilient communities, with the capacity to respond to local issues.
5. Creative and innovative approaches to building a strong community.

OPERATIONAL ACTIVITY

LEAD GROUP

1.1.1	Identify and secure an enduring legacy for the Sunshine Coast as a key delivery partner in the Brisbane 2032 Olympic and Paralympic Games and work collaboratively with our Community Reference Group and key partners to identify and implement Sunshine Coast specific themes, opportunities and challenges.	Economic and Community Development
1.1.2	In collaboration with our Games Delivery Partners, progress the planning, design and delivery of the three Brisbane 2032 Olympic and Paralympic Games venues – Sunshine Coast Stadium, Sunshine Coast Indoor Sports Centre and Sunshine Coast Mountain Bike Centre.	Economic and Community Development
1.1.3	Deliver the 'Healthy Sunshine Coast' program to increase health and wellbeing in the community through low cost or free activities and workshops.	Economic and Community Development
1.1.4	Develop and commence implementation of the Sunshine Coast Lifeguard Services Plan 2023-2028 to enhance community safety along the region's beaches.	Economic and Community Development
1.1.5	Partner with the State Government and school communities to deliver travel behavioural change programs that support active transport options, including the 'RideScore Active School Travel' program, walking and cycling to school events, the cycle skills education course and the safe school travel program.	Built Infrastructure



Alignment to UNSDGs

OPERATIONAL ACTIVITY	LEAD GROUP
1.1.6 Implement prioritised actions from the Sunshine Coast Sport and Active Recreation Plan 2011-2026, including: the completion of upgrades to the North Shore Multi-Sports Complex and Nambour Yandina United Football clubhouses, completion of Caloundra Indoor Stadium roof replacement and commencement of the Kings Beach Surf Life Saving Facility redevelopment.	Economic and Community Development
1.1.7 Progress implementation of the Honey Farm Road sport and recreation project with a focus on preparing the fields and facilities to activate the designated sporting uses.	Liveability and Natural Assets
1.2.1 Implement prioritised actions from the Sunshine Coast Aquatic Plan 2011-2026 including completion of stages 1 and 2 of the Kawana Aquatic Centre upgrade.	Economic and Community Development
1.2.2 Implement prioritised projects and programs from the Sunshine Coast Library Plan 2014-2024 and the Library Network Plan 2019-2041 including delivery of programs that support life-long learning and planning for the delivery of new and refurbished libraries at Caloundra, Nambour and Sippy Downs.	Economic and Community Development
1.2.3 Implement prioritised actions from the Cemetery Plan 2019-2028, including: site planning for key cemetery sites at Kulangoor and Caloundra, updating content and information regarding cemetery services on Council's website, and forming a Cemetery Community Reference Group.	Customer and Planning Services
1.2.4 Progress a whole of region initiative to investigate, design and construct outcomes targeted specifically towards accessibility improvements in the public realm, which includes mobility mapping.	Liveability and Natural Assets
1.2.5 Coordinate the delivery of Council's Transport Levy policy and projects including encouraging sustainable travel choices through travel behaviour change programs and connecting our local communities by supporting transport services such as Council Link, Flexilink and Kenilworth Community Transport Service.	Customer and Planning Services
1.2.6 Expand the trial and implementation of regulated parking technology to provide a safer work environment while encouraging vehicle turnover to provide fair and equitable access to the town centres, destinations and tourism locations.	Customer and Planning Services
1.2.7 Facilitate and progress the Nambour centre activation project including advancing the planning and feasibility required for re-purposing the Nambour administration precinct buildings.	Liveability and Natural Assets
1.2.8 Commence construction of the repurposing of the Caloundra administration building to incorporate library and community facilities, ensuring functional readiness through an operational management plan.	Liveability and Natural Assets

OPERATIONAL ACTIVITY	LEAD GROUP
1.3.1 Develop and commence implementation of the Sunshine Coast Stretch Reconciliation Action Plan that is focused on longer-term strategies, and working towards defined measurable targets and goals.	Economic and Community Development
1.3.2 Deliver a 'Youth Council' program that fosters youth leadership and empowers young people to advocate and implement youth-led initiatives.	Economic and Community Development
1.3.3 Work collaboratively to deliver initiatives and outcomes that foster social inclusion and diversity, with a focus on multicultural communities and improving accessibility and inclusion for people with disability.	Economic and Community Development
1.3.4 Implement the Community Engagement Policy and Excellence in Engagement Framework to support the delivery of best practice engagement.	Economic and Community Development
1.3.5 Develop and implement a Housing and Homelessness Action Plan to support Council activities to achieve affordable living outcomes for the Sunshine Coast community.	Customer and Planning Services
1.4.1 Provide support to the community and other not-for-profit organisations in the delivery of resources, facilities and services that meet the needs of communities through the community grants program.	Economic and Community Development
1.4.2 Undertake a review of the Community Strategy Action Plan 2019-2024 to develop a renewed set of actions for the next five years, working with the community towards our shared goal of a strong community for the Sunshine Coast region.	Economic and Community Development
1.4.3 Undertake a review and develop the next version of the Active Transport Plan that sees walking and cycling playing an essential part in an integrated transport system to provide improved mobility, safer streets, healthier residents and a reduced impact on the global climate.	Customer and Planning Services
1.4.4 Advance the Caloundra Transport Corridor Upgrade project in collaboration with Council's funding partners to provide safer and more direct access to Caloundra for motorists, with a strong focus on active transport.	Liveability and Natural Assets
1.4.5 Progress a detailed business case with the State Government for Sunshine Coast Public Transport project to maintain the liveability and connectivity for the Sunshine Coast.	Customer and Planning Services
1.4.6 Review the Road Safety Plan and implement initiatives that support liveable neighbourhoods and limiting the number of road related injuries, protecting our most vulnerable road users, including pedestrians, cyclists and motorcyclists, and ensuring all three tiers of government work towards a common goal of reducing the impact of road trauma through a 'One Network' approach to road management.	Built Infrastructure
1.4.7 Work collaboratively to raise awareness and support initiatives for key social issues with a focus on homelessness and domestic and family violence prevention.	Economic and Community Development

OPERATIONAL ACTIVITY	LEAD GROUP
<p>1.5.1 Deliver the Sunshine Coast’s premier multi-arts Horizon Festival to celebrate place, encourage community participation and provide opportunities to present and build capacity for our local arts sector.</p>	<p>Economic and Community Development</p>
<p>1.5.2 Plan and coordinate Council’s Arts Levy Program to deliver an annual program of developmental opportunities for the creative sector and, in line with the Sunshine Coast Arts Plan 2018-2038 coordinate the delivery of the Regional Arts Development Fund, and deliver an engaging Regional Gallery program of exhibitions and events including the Sunshine Coast Art Prize.</p>	<p>Economic and Community Development</p>
<p>1.5.3 Develop the annual Heritage Levy program to support the implementation of priority activities and projects identified in the Sunshine Coast Heritage Plan 2021-2031 including: next stage planning for the Sunshine Coast Regional Collection Store, delivery of activation events for Bankfoot House and the Landsborough Museum, building the capacity of the region’s network of heritage community organisations, and support to First Nations priority projects.</p>	<p>Economic and Community Development</p>

SERVICE OUTPUTS	
<p>Council delivers the following services under this goal</p>	
<p>Service 1</p>	<p>Community and cultural development and partnerships - providing planning, partnering and supporting the community through a range of community development, civic and cultural programs and grants.</p>
<p>Service 2</p>	<p>Community venues – providing, managing, programming and administering community and cultural venues including the Events Centre, Venue 114 and other community spaces.</p>
<p>Service 3</p>	<p>Disaster management – providing regional disaster management coordination including prevention, preparation, response and recovery.</p>
<p>Service 4</p>	<p>Libraries – providing access to information and learning opportunities through static and mobile libraries, programs and loanable items.</p>
<p>Service 5</p>	<p>Lifeguards – providing regular patrols of beaches to ensure the safety and enjoyment of residents and visitors.</p>
<p>Service 6</p>	<p>Public Lighting - providing and managing public lighting.</p>
<p>Service 7</p>	<p>Roads, cycleways and pathways – maintaining and improving the road network and associated assets (sealed and gravel roads, bridges and pathways), vegetation management, construction and project delivery services, permit fees, private works and levies.</p>
<p>Service 8</p>	<p>Sporting facilities – providing regional, district and community sport and recreation facilities including aquatic centres, showgrounds and multi-sports fields.</p>

OPERATIONAL ACTIVITIES 2023/24



Our Environment and Liveability



Alignment to UNSDGs

Our natural assets, healthy environment and liveability credentials are maintained and enhanced.

STRATEGIES

The **Sunshine Coast Environment and Liveability Strategy 2017** provides the overarching direction to guide growth and deliver a healthy environment and liveable Sunshine Coast in 2041 and focuses on the preservation and enhancement of the natural environment and the liveability of the region.

This strategy is cascaded through the Corporate Plan 2023-2027 to establish the operational plan activities for the financial year that progress the strategic pathways and advance our vision and goals.

STRATEGIC PATHWAYS

1. A resilient region shaped by clever planning and good design.
2. Protection and enhancement of our natural assets and distinctive landscapes.
3. Responsive, accessible and well managed assets and infrastructure.
4. Transitioning to a sustainable and affordable way of living.
5. A reputation for innovation and sustainability.

OPERATIONAL ACTIVITY

LEAD GROUP

2.1.1	Progress the drafting of the new planning scheme informed by the preliminary community consultation outcomes and the State Interest Review, prior to undertaking formal community consultation on the proposed planning scheme that will shape future settlement patterns across the region.	Liveability and Natural Assets
2.1.2	Continue to negotiate with parties of the Palmview Infrastructure Agreement to ensure delivery of all infrastructure obligations under the agreement.	Customer and Planning Services
2.1.3	Advocate Council's policy positions to the State Government to inform the review of the South East Queensland Regional Plan.	Customer and Planning Services
2.1.4	Continue to work with the State Government to progress the preparation of planning for the Beerwah East Major Development Area.	Customer and Planning Services
2.1.5	Plan for the protection of the Regional Inter-urban Break in perpetuity to secure the environmental, production and recreation values through: advocating for its retention at current extent, identifying and acquiring strategic land and implementing the Inter-urban Break Outdoor Recreation Plan with partners.	Liveability and Natural Assets
2.1.6	Finalise the review of the Environment and Liveability Strategy and continue to embed sustainability into organisational business while responding to climate change by building a more resilient Sunshine Coast region through emissions reduction and climate risk management.	Liveability and Natural Assets
2.1.7	Design improved identification and updating of stormwater assets in Council's asset register to better shape appropriate levels of service in accordance with the Stormwater Management Strategy.	Built Infrastructure

OPERATIONAL ACTIVITY	LEAD GROUP
2.1.8 Commence preparation of Urban Design Guidelines for Multi-Unit Dwellings to demonstrate and create a better built environment.	Customer and Planning Services
2.1.9 Implement the Coastal Hazard Adaptation Strategy through, informing the development of the new planning scheme, undertaking dune protection, enhancement and management in identified areas, progressing the Shoreline Erosion Management Plan and seeking external funding opportunities to establish program partnerships and collaboration.	Liveability and Natural Assets
2.1.10 Provide effective, timely and coordinated planning, preparedness, response and recovery for the region in response to disaster events and undertake a review of Council's Local Disaster Management Plan.	Built Infrastructure
2.1.11 Finalise construction of the new hi-tech material recovery facility at the Nambour waste precinct to improve the quality of processed recyclable material and mobilise the operations contract.	Liveability and Natural Assets
2.1.12 Develop and commence implementation of a refreshed Sunshine Coast Waste Strategy to guide service provision, emissions reduction, diversion of waste from landfill and continued modernisation of Council's waste management facilities and practices.	Liveability and Natural Assets
2.1.13 Coordinate the delivery of Council's Environment Levy including the strategic land acquisition program and environment levy partnerships and grants.	Liveability and Natural Assets
2.2.1 Finalise the Point Cartwright masterplan including management of consultation activities and any other formal processes required for implementation.	Liveability and Natural Assets
2.2.2 Coordination of weed management activities, demonstration sites, and exploring new technology and methodologies to improve industry and community understanding of weed management practices.	Liveability and Natural Assets
2.2.3 Finalise community consultation and seek endorsement for implementation of wildlife conservation plans for Marine Turtles and Macropods, which will deliver identified actions to support the recovery and conservation of these populations on the Sunshine Coast by reducing threats, improving habitat quality, and strengthening community-based management.	Liveability and Natural Assets
2.3.1 Implement Blue Heart Sunshine Coast in partnership with Unitywater and the State Government including delivery of the Blue Carbon Pilot project, land acquisitions, land management activities and stakeholder engagement.	Liveability and Natural Assets
2.3.2 Finalise the master plan for the Sunshine Coast Ecological Park on land adjoining the Mary Cairncross Scenic Reserve.	Liveability and Natural Assets
2.3.3 Progress projects funded through the Queensland Reconstruction Authority for the reconstruction of essential public assets in our region that have been affected by natural disasters.	Built Infrastructure
2.3.4 Progress delivery of placemaking initiatives including streetscape improvements for Maroochydhore (First Avenue and Ocean Street), Eumundi, Nambour, Maleny and Coolum.	Liveability and Natural Assets

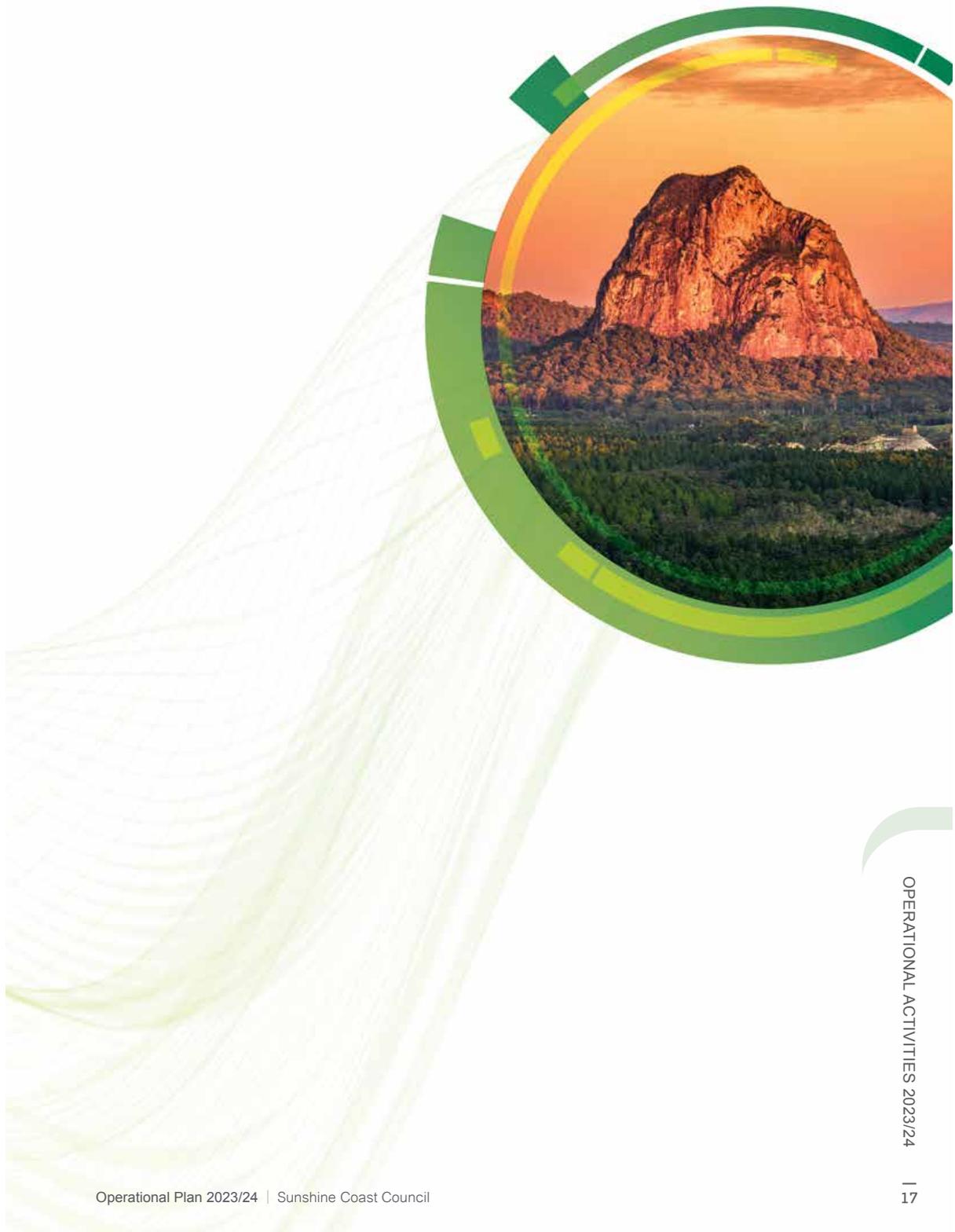
OPERATIONAL ACTIVITIES 2023/24

OPERATIONAL ACTIVITY	LEAD GROUP
2.4.1 Implement the Street Tree Master Plan to protect, enhance and sustain the region's existing and future street tree network through additional planting, better selection, placement and care of these environmental assets across the Sunshine Coast.	Built Infrastructure
2.4.2 Coordinate the implementation of the Sunshine Coast Biosphere in partnership with our community and investigate other complementary protection mechanisms.	Liveability and Natural Assets
2.4.3 Implement strategic actions within the Recreation Parks Plan to design and deliver recreation parks that support the health and lifestyle needs of our region's communities that complement the character of the region.	Built Infrastructure
2.5.1 Review of energy transition opportunities including the development of a business case and integration studies of additional renewable energy and battery energy storage systems.	Liveability and Natural Assets
2.5.2 Award a contract and progress the design and construction of a Food Organics and Garden Organics (FOGO) processing facility which will support achieving landfill diversion targets and improve emissions reductions.	Liveability and Natural Assets

SERVICE OUTPUTS

Council delivers the following services under this goal

Service 9	Stormwater drainage – managing and maintaining functional stormwater drainage.
Service 10	Beaches, foreshores, coastal infrastructure and canals – providing dredging and sand replenishment, maintenance of dune fencing, revetment walls, jetties, boat ramps, pontoons, groynes and beach access, canal locks, weirs and pumps.
Service 11	Bushland conservation and habitat – partnerships and education programs to protect and enhance biodiversity assets, pest animal and plant mitigation, natural area reserve network protection, enhancement and management, fire management programs.
Service 12	Recreation parks, trails and facilities – providing design, maintenance and management of Council's public open space for active and passive recreation.
Service 13	Rivers, streams, estuaries and water bodies – providing policy and programs, maintenance of stormwater quality devices, water quality monitoring, litter collection and riverbank rehabilitation.
Service 14	Sustainable growth and network planning – providing land use planning, social policy, infrastructure planning and charges, flood mapping, transportation planning and environmental initiatives.
Service 15	Waste and resource management – collection and disposal of solid and liquid wastes, operation of waste transfer facilities and landfills, recycling and materials recovery, and community education programs.





Our Resilient Economy



Alignment to UNSDGs

Our resilient, high-value economy of choice drives business performance, investment and enduring employment.

STRATEGIES

The **Sunshine Coast Regional Economic Development Strategy 2013-2033** sets a 20-year blueprint for the transformation of the region's economy – from a traditional, consumption dependent economy to one that is more responsive to demand and to global and national conditions and opportunities.

This strategy is cascaded through the **Corporate Plan 2023-2027** to establish the operational plan activities for the financial year that progress the strategic pathways and advance our vision and goals.

STRATEGIC PATHWAYS

1. Strong economic leadership, collaboration and identity.
2. New capital investment in the region.
3. Investment and growth in high value industries, innovation and entrepreneurship.
4. Strong local to global connections.
5. A natural, major and regional event destination.
6. Encourage investment in talent and skills.

OPERATIONAL ACTIVITY

LEAD GROUP

3.1.1	Undertake a review of the Regional Economic Development Strategy 2013-2033 and associated Implementation Plan to further progress towards the delivery of a resilient economy for the Sunshine Coast region.	Economic and Community Development
3.1.2	Provide financial support to 'Visit Sunshine Coast' to underpin its activities to promote the Sunshine Coast as a tourism destination, deliver complementary initiatives and develop and finalise a new performance deed.	Economic and Community Development
3.2.1	Progress the designation of the Sunshine Coast Airport as a Priority Development Area including preparation of an Interim Land Use Plan and Development Scheme.	Customer and Planning Services
3.2.2	Progress implementation of the Caloundra Centre Master Plan 2017 in alignment with the Caloundra centre activation project, including finalising the business case for the new Caloundra Regional Gallery, and preliminary feasibility and design for the Community and Creative Hub Precinct.	Customer and Planning Services
3.2.3	Leverage our digital connectivity to generate new enduring investment, trade and employment opportunities for local business and industry.	Economic and Community Development
3.2.4	Progress amendments to the Maroochyodre City Centre Priority Development Area scheme in conjunction with Economic Development Queensland.	Customer and Planning Services



OPERATIONAL ACTIVITY	LEAD GROUP
<p>3.3.1 Progress implementation of Mooloolaba Master Plan, including design finalisation and commencing construction of the foreshore Central Meeting Place and next stages of the Brisbane Road, Mooloolaba four lane road upgrade (Bindaree Court section).</p>	<p>Liveability and Natural Assets</p>
<p>3.3.2 Work with key stakeholders to identify investment and industry development opportunities, undertake marketing activities and support aligned projects across the region's high value industries.</p>	<p>Economic and Community Development</p>
<p>3.4.1 Drive export activity from the Sunshine Coast and support local businesses to expand into national and international markets by providing direction to specialist services, contacts, training and partnering with State and Federal government trade agencies for in-market assistance.</p>	<p>Economic and Community Development</p>
<p>3.5.1 Develop and attract events and sporting opportunities at Council venues including Caloundra Indoor Stadium, Maroochydore Multi Sports Complex, Nambour Showgrounds, Sunshine Coast Stadium and Venue 114 and other community spaces.</p>	<p>Economic and Community Development</p>
<p>3.5.2 Undertake a review of the Major Events Strategy 2018-2027 to prioritise a broad and balanced major events calendar for the region and ensure close alignment with legacy opportunities of the Brisbane 2032 Olympic and Paralympic Games.</p>	<p>Economic and Community Development</p>
<p>3.6.1 Work with education and training sector and the broader industry to implement 'Study Sunshine Coast' and better prepare and connect young people to education and employment opportunities in the region including through skills development, innovation and employability initiatives.</p>	<p>Economic and Community Development</p>
<p>3.6.2 Strengthen the collective resilience of our business communities through local business support programming and initiatives, and enhance the destination appeal of identified gateway precincts through the development and implementation of activation plans.</p>	<p>Economic and Community Development</p>

SERVICE OUTPUTS	
<p>Council delivers the following services under this goal</p>	
<p>Service 16</p>	<p>Economic development – providing industry and business programs and initiatives to support the growth of the regional economy.</p>
<p>Service 17</p>	<p>Holiday parks – providing and operating holiday parks including caravan, camping and cabin facilities.</p>

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Our Service Excellence

Our services are inclusive and responsive to the needs of our community to deliver positive experiences for our customers.

DELIVERY PATHWAYS

1. Engage with our customers to design inclusive, contemporary and sustainable community services.
2. Deliver consistent services that provide positive experiences for our community.
3. Assess service performance using data driven insights to inform sustainable service delivery.
4. Optimise our services through operational excellence, digital enablement and agile delivery.

OPERATIONAL ACTIVITY

LEAD GROUP

4.1.1	Commence implementation of a Strategic Asset Management Plan that delivers consistent asset management practices, processes and systems throughout the organisation.	Built Infrastructure
4.1.2	Deliver the capital works program based on robust scopes, cost and risk assessment with well sequenced delivery schedules aligned to corporate priorities and long-term financial plans.	Liveability and Natural Assets
4.2.1	Develop an approach that embeds customer experience into all of Council's operations and aligns to the International Customer Service Standard.	Customer and Planning Services
4.3.1	Implement the new Smart City Framework and commence execution of the implementation plan to realise Smart City opportunities and further develop Council's data driven decision making capability.	Business Performance
4.4.1	Develop and implement a new outcomes based model for Council's products and services to inform the planning for the 2024/25 budget and shape future service review priorities, including consideration of the most cost-effective service arrangements reflective of customer needs.	Civic Governance



Alignment to UNSDGs



SERVICE OUTPUTS

Council delivers the following services under this goal

- | | |
|-------------------|--|
| Service 18 | Cemeteries – providing and maintaining cemeteries for burial and ashes interment. |
| Service 19 | Customer and community relations – providing a range of customer channels for contact and information including updates to the website and interaction through calls, social media, chat functions, emails and call backs. |
| Service 20 | Development services – planning, engineering, plumbing and landscaping approvals, provision of specialist advice to the community on planning requirements, audit of private development works, investigation of complaints from the public around land use or development, management of appeals. |
| Service 21 | Local amenity and local laws – maintaining and regulating local amenity through local laws, regulated parking, community land permits and management of animals, overgrown land and abandoned vehicles. |
| Service 22 | Property management – comprehensive management of Council’s land and building assets to ensure that Council’s property dealings are optimised, centrally managed, and support Councils objectives. |
| Service 23 | Public health – protecting public health by managing declared pests, controlling mosquitoes and administering environmental health regulations. |
| Service 24 | Quarries – providing quarry products for construction, architectural and landscaping purposes. |
| Service 25 | Road network management – providing road transport infrastructure planning, design and delivery, road safety and traffic management, travel behaviour change initiatives, streetscapes planning and place making. |



Our Outstanding Organisation

Our organisation lives its values and is high performing, sustainable, innovative and community focused, marked by great people, good governance and regional leadership.

DELIVERY PATHWAYS

1. Maintain a sustainable organisation that is well placed to respond to the needs of our growing region.
2. Embrace a safe, values based workplace culture that attracts and retains high performing and engaged people.
3. Maintain a contemporary governance framework that inspires trust and confidence in the operations of Council.
4. Partner with community, business and other tiers of government to fulfil the needs of our region.

OPERATIONAL ACTIVITY

LEAD GROUP

5.1.1	Review the long-term financial plan based on sound financial modelling that includes improved contributed asset processes, enhanced asset management valuation systems and the delivery of a well informed budget.	Business Performance
5.1.2	Implement the information technology management program that provides a focus on cyber security, systems rationalisation, network infrastructure, workplaces technology, enterprise data management platform, customer experience (digital), enterprise service management and information and records management.	Business Performance
5.1.3	Undertake a review of Council's approach to procurement to maximise organisational and community outcomes.	Business Performance
5.2.1	Develop and implement a People Plan which seeks to embed a workplace culture that encourages people to work for Council, incorporates employee feedback from surveys and develops capability that contributes to achieving the vision for the region.	Business Performance
5.2.2	Implement wellbeing, health and safety initiatives that focus on managing critical risks and continue to improve the safety management system.	Business Performance
5.2.3	Complete staff relocations between the Maroochydore, Caloundra and Nambour administration centres and progress the review of the depot strategy to guide future investment for all workplaces.	Liveability and Natural Assets
5.3.1	Deliver the adopted 2023/24 Audit and Assurance Plan and support Council's Audit Committee in the discharge of its responsibilities.	Civic Governance
5.3.2	Provide advice on, and support the effective management of, Council's legal risks and statutory compliance activities.	Civic Governance
5.3.3	Update and maintain a contemporary Strategic Risk Management Framework for Council that assists with the identification, consideration and mitigation of strategic risks across Council's statutory and service delivery responsibilities.	Civic Governance



Alignment to UNSDGs



OPERATIONAL ACTIVITY	LEAD GROUP
5.3.4 Support the Electoral Commission of Queensland as it discharges its responsibilities to conduct the 2024 local government elections, manage the implementation of the caretaker requirements in advance of the elections and facilitate arrangements to support the commencement of the next term of Council.	Civic Governance
5.3.5 Review the organisation's progress to transition to electric vehicles to inform the development of a transition plan that integrates Council's approach to decarbonising our fleet, identifying the future locations for charging infrastructure that support efficient service delivery as well as opportunities for energy demand management and optimisation.	Built Infrastructure
5.3.6 Embed climate change into our operational and asset planning processes to inform our everyday business.	Civic Governance
5.4.1 Manage Council's statutory, governance and contractual responsibilities associated with the Maroochydore City Centre project and Council's relationship with Sunshine Coast Airport Pty Ltd.	Civic Governance
5.4.4 Continue to work productively with the other tiers of government, the private and community sectors on prioritising and delivering on the region's infrastructure, services and program needs to advance the liveability, sustainability and productivity of the Sunshine Coast.	Civic Governance

SERVICE OUTPUTS	
Council delivers the following services under this goal	
Service 26	Digital Information Services – providing agile and transformative information and technology enabling Council to be a leader in delivering innovative and sustainable services to its community.
Service 27	Elected Council – providing community leadership, democratic representation, advocacy and decision-making.
Service 28	Financial and procurement services – financial and procurement management and governance, ensuring effective business management and legislative compliance, coordination and development of Council's budget process, administration of financial systems, sundry debtors, accounts payable, financial and asset accounting, treasury, procurement, contract and supply functions.
Service 29	Fleet management – providing procurement, maintenance and support to Council's light fleet, heavy fleet, trucks and equipment and co-ordination of externally hired plant and equipment.
Service 30	Governance – providing internal leadership, legal opinion, governance and audit functions ensuring legislative accountability, transparency and ethical obligations are supported.
Service 31	People and Culture – partner with the organisation to inspire an environment for great leadership and people capability to build on our outstanding organisation for today and the future.

OPERATIONAL ACTIVITIES 2023/24
1 23

Governance, Risk and Reporting

Governance Framework

Governance provides the structure through which Council's vision and objectives are achieved within a context of competing and changing social, economic and environmental conditions. Governance also provides the framework for managing the organisation and ensuring accountable, transparent, and inclusive decisions are made in serving the community, and in compliance with all legislative and regulatory obligations. In November 2021, Council recognised the existence of a climate emergency and in doing so committed to investigate a whole of Council approach that strengthens our climate response. This continues to be considered as Council contemporises the Governance Framework.

The diagram in Figure 3 gives an overview of Council's Governance Framework and highlights the processes and practices which enable informed and ethical decision making by councillors, management, and employees of the Sunshine Coast Council.

The ethics principles of the *Public Sector Ethics Act 1994* – integrity and impartiality; promoting the public good; commitment to the system of government; and accountability and integrity – are the key elements that influence the application of the Governance Framework.

The Framework is designed to achieve Council's vision as Australia's most sustainable region. Healthy. Smart. Creative.

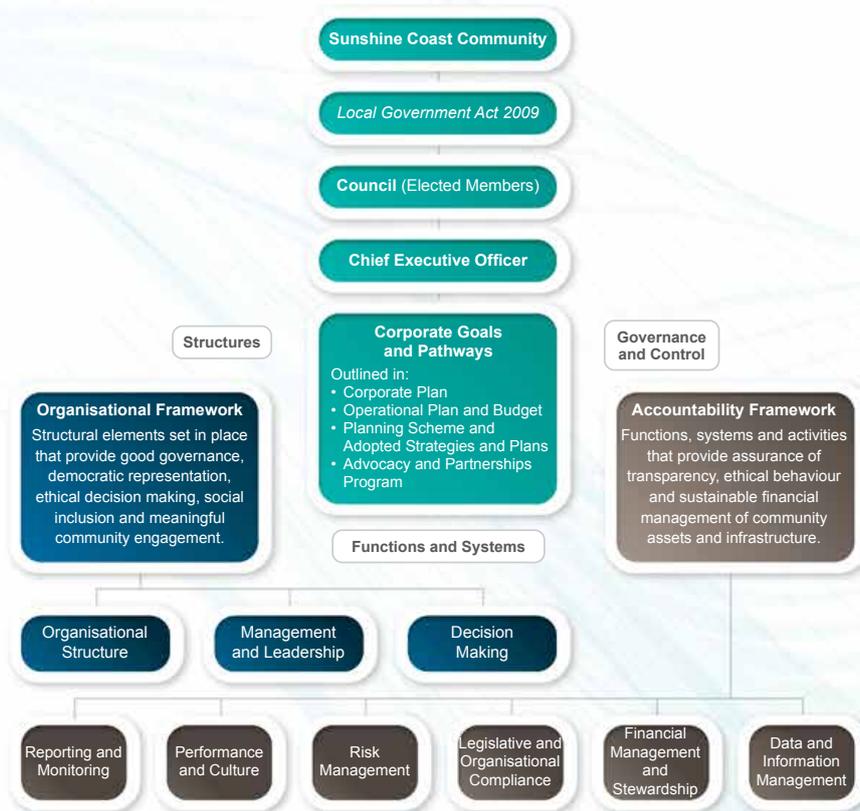


Figure 3: Corporate Governance Framework

Reporting on the progress of the Operational Plan

The Operational Plan 2023/24 provides the basis for reporting to Council and the community on the progress towards achieving corporate plan goals each quarter. Business areas provide progress information and highlights regarding:

- 1 operational plan activities
- 2 services and
- 3 significant projects.

The quarterly reports are presented to Council and published on Council's website. Highlights and overall performance for the year are also reported in Council's Annual Report.

Risk management

Risk management is the identification, assessment and prioritisation of risks. It also includes the steps taken to minimise such risks.

Council has a Risk Management Policy, Risk Management Guideline and Risk Management Framework to assist in identifying risks and opportunities in all aspects of Council operations. Risk management practices at Council are consistent with AS/NZS/ISO 31000:2018 which is the international standard for risk management.

Council regularly reviews, monitors and reports on risks across Council, including strategic risks, operational risks and project risks. Regular risk reports are provided to the Audit Committee.



Figure 4: Risk Management

Connecting with Council

Council invites the community to take part in many forms of community engagement.

To receive Council news and information you can subscribe to Council's [e-newsletters](#) by visiting Council's website at sunshinecoast.qld.gov.au.

Through social media, Council aims to keep you up to date on a range of Council activities.

Follow Council on:



Visit our have your say website at haveyoursay.sunshinecoast.qld.gov.au to comment on current consultations and projects or read about how community engagement helped shape Council projects.

Contact us via MyCouncil online anywhere, anytime to ask a question, report a problem, lodge a request or provide your feedback. Complete an [online form](#) or chat with a Customer Service Officer using Council's [SMS](#), or [request a callback](#) service from 9am–4.30pm Monday to Friday or email mail@sunshinecoast.qld.gov.au

Customer contact counters are open 8.30am-4.30pm Monday to Friday in Caloundra, Maroochydore and Nambour, for visits in person, or by phone on (07) 5475 7272. For after-hours emergencies, Council receives calls 24 hours a day, seven days a week.

We encourage you to visit sunshinecoast.qld.gov.au.





Our region.
**Healthy.
Smart.
Creative.**

sunshinecoast.qld.gov.au
mail@sunshinecoast.qld.gov.au
T 07 5475 7272



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**Sunshine Coast Council - Total
Statement of Income and Expense (i)**

For Period Ending 30 June

	Current	Original	Forecast								
	Forecast*	Budget	2025	2026	2027	2028	2029	2030	2031	2032	2033
	2023	2024	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
Operating Revenue											
Gross Rates & Utility Charges	374,999	410,295	430,242	449,492	468,857	488,966	510,061	531,968	554,948	578,814	603,848
Interest from Rates & Utilities	610	790	806	822	838	855	872	890	907	926	944
Less Discounts, Pensioner Remissions	(5,411)	(5,735)	(5,959)	(6,168)	(6,408)	(6,632)	(6,891)	(7,132)	(7,410)	(7,670)	(7,969)
Net Rates & Utility Charges	370,198	405,349	425,089	444,146	463,287	483,189	504,042	525,726	548,445	572,070	596,823
Fees & Charges	67,857	82,335	85,430	87,944	90,572	93,238	96,025	98,851	101,805	104,802	107,934
Interest Received from Investments	16,449	13,850	13,157	11,842	11,250	10,687	10,687	10,687	10,687	10,687	10,687
Grants and Subsidies - Recurrent	16,167	14,977	14,228	14,228	14,228	14,228	14,228	14,228	14,228	14,228	14,228
Operating contributions	320	320	320	320	320	320	320	320	320	320	320
Unitywater Participation	52,438	52,438	52,438	54,378	54,378	54,378	54,378	54,378	54,378	54,378	54,378
Other Revenue	36,656	17,787	22,012	32,937	32,768	35,085	36,795	42,917	44,865	41,640	31,908
Internal Revenues	2,260	3,560	3,665	3,765	3,877	3,983	4,101	4,213	4,338	4,457	4,588
Total Operating Revenue	562,344	590,615	616,339	649,561	670,679	695,108	720,575	751,321	779,066	802,582	820,867
Operating Expenses											
Employee costs	163,092	176,203	183,849	191,144	196,878	202,784	208,868	215,134	221,588	228,235	235,082
Materials & Services	216,327	235,600	242,462	251,133	259,694	267,927	277,086	285,891	295,691	305,110	315,598
Finance Costs	13,167	13,137	13,839	15,273	16,158	16,231	15,449	14,605	13,617	12,591	11,487
Company Contributions	4,483	4,657	4,697	4,114	4,156	4,199	4,243	4,288	4,134	4,180	4,228
Depreciation	101,214	105,674	110,914	115,315	119,892	125,985	132,361	140,923	149,576	158,422	166,530
Other Expenses	24,447	26,732	27,373	28,030	28,703	29,392	30,097	30,820	31,559	32,317	33,092
Recurrent Capital Expenses	6,737	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000	4,000
Total Operating Expenses	529,468	566,003	587,135	609,008	629,481	650,518	672,104	695,661	720,166	744,855	770,017
Operating Result	32,877	24,612	29,204	40,553	41,198	44,590	48,472	55,660	58,900	57,727	50,850
Non-recurrent Revenue & Expenses											
Capital Revenue											
Capital Grants and Subsidies	35,014	70,836	12,295	12,295	12,295	12,295	12,295	12,295	12,295	12,295	12,295
Capital Contributions	34,180	32,384	33,528	33,348	33,258	33,258	33,258	33,258	33,258	33,258	33,258
Contributed Assets	50,417	82,820	74,538	76,401	78,311	80,269	82,276	84,333	86,441	88,602	90,817
Total Capital Revenue	119,610	186,040	120,362	122,045	123,864	125,822	127,829	129,886	131,994	134,155	136,370
Non-recurrent Expenses											
Profit/Loss on disposal, revaluation & impairment	-	-	-	-	-	-	-	-	-	-	-
Movements in landfill and quarry provisions	(3,010)	(3,070)	(3,132)	(3,194)	(3,258)	(3,323)	(3,390)	(3,458)	(3,527)	(3,597)	(3,669)
Assets transferred to third parties	-	-	-	-	-	-	-	-	-	-	-
NET RESULT	149,477	207,582	146,434	159,404	161,805	167,089	172,911	182,088	187,368	188,285	183,551

* Reflects the Statement of Estimated Financial Position for 2022/23

**Sunshine Coast Council - Total
Statement of Financial Position (ii)**

For Period Ending 30 June

	Current	Original	Forecast									
	Forecast*	Budget	2025	2026	2027	2028	2029	2030	2031	2032	2033	
	2023	2024	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
Current Assets												
Cash & Investments	267,414	206,833	128,077	122,784	111,364	130,108	147,742	179,545	217,174	238,237	247,546	
Trade and other receivables	19,400	21,357	22,341	23,242	24,153	25,096	26,083	27,107	28,179	29,290	30,454	
Inventories	3,879	3,905	3,931	3,958	3,986	4,014	4,043	4,073	4,104	4,135	4,167	
Other Financial Assets	22,558	23,122	23,700	24,292	24,899	25,522	26,160	26,814	27,484	28,171	28,876	
Non-current assets classified as held for sale	9,502	9,740	9,983	10,233	10,489	10,751	11,020	11,295	11,578	11,867	12,164	
Total Current Assets	322,753	264,955	188,032	184,509	174,890	195,491	215,049	248,834	288,519	311,700	323,206	
Non-Current Assets												
Trade and other receivables	434,393	434,393	434,393	434,393	434,393	434,393	434,393	434,393	434,393	434,393	434,393	
Property, plant & equipment	5,852,188	6,278,100	6,679,060	7,019,476	7,361,824	7,675,862	8,009,230	8,342,780	8,677,524	9,044,269	9,418,450	
Investment in associates	538,213	538,213	538,213	538,213	538,213	538,213	538,213	538,213	538,213	538,213	538,213	
Long Term Inventories	36,568	36,568	36,568	36,568	36,568	36,568	36,568	36,568	36,568	36,568	36,568	
Intangible assets	10,087	10,087	10,087	10,087	10,087	10,087	10,087	10,087	10,087	10,087	10,087	
Total Non-Current Assets	6,864,157	7,297,361	7,698,322	8,038,737	8,381,085	8,695,123	9,028,491	9,362,042	9,696,785	10,063,530	10,437,712	
TOTAL ASSETS	7,186,911	7,562,316	7,886,354	8,223,246	8,555,975	8,890,614	9,243,540	9,610,876	9,985,304	10,375,231	10,760,918	
Current Liabilities												
Trade and other payables	72,232	79,169	81,874	84,842	87,515	90,163	93,011	95,832	98,866	101,871	105,104	
Short Term Borrowings	23,993	24,084	25,509	27,433	30,244	32,313	33,532	34,748	35,905	35,144	34,553	
Provisions	42,231	43,383	44,566	45,782	47,032	48,315	49,634	50,990	52,382	53,813	55,283	
Other	44,208	45,314	46,446	47,607	48,798	50,018	51,268	52,550	53,864	55,210	56,590	
Total Current Liabilities	182,664	191,950	198,396	205,665	213,588	220,809	227,446	234,119	241,017	246,038	251,531	
Non-Current Liabilities												
Long Term Borrowings	418,571	421,510	436,040	438,553	425,234	395,575	364,129	329,727	295,738	269,744	235,775	
Long Term Provisions	103,222	106,060	108,977	111,974	115,053	118,217	121,468	124,808	128,241	131,767	135,391	
Total Non-Current Liabilities	521,793	527,570	545,017	550,527	540,287	513,792	485,597	454,535	423,978	401,511	371,166	
TOTAL LIABILITIES	704,456	719,520	743,413	756,192	753,875	734,601	713,043	688,654	664,995	647,549	622,697	
NET COMMUNITY ASSETS	6,482,454	6,842,797	7,142,941	7,467,054	7,802,100	8,156,012	8,530,497	8,922,221	9,320,309	9,727,682	10,138,221	
Community Equity												
Asset revaluation surplus	1,335,291	1,479,877	1,634,565	1,799,323	1,972,615	2,154,488	2,344,115	2,541,805	2,747,582	2,961,658	3,184,831	
Retained Earnings	5,147,163	5,362,919	5,508,377	5,667,731	5,829,486	6,001,524	6,186,382	6,380,416	6,572,726	6,766,023	6,953,390	
TOTAL COMMUNITY EQUITY	6,482,454	6,842,797	7,142,942	7,467,054	7,802,101	8,156,012	8,530,496	8,922,221	9,320,309	9,727,681	10,138,221	

* Reflects the Statement of Estimated Financial Position for 2022/23

**Sunshine Coast Council - Total
Statement of Changes in Equity (iii)**

For Period Ending 30 June

	Current	Original	Forecast								
	Forecast*	Budget	2025	2026	2027	2028	2029	2030	2031	2032	2033
	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
Capital Accounts											
Asset Revaluation Reserve											
Balance at beginning of period	1,211,487	1,335,291	1,479,877	1,634,565	1,799,323	1,972,615	2,154,488	2,344,115	2,541,805	2,747,582	2,961,658
Asset revaluation adjustments	123,804	144,586	154,687	164,758	173,292	181,874	189,626	197,691	205,777	214,076	223,173
Transfers to capital, reserves and shareholdings	-	-	-	-	-	-	-	-	-	-	-
Balance at end of period	1,335,291	1,479,877	1,634,565	1,799,323	1,972,615	2,154,488	2,344,115	2,541,805	2,747,582	2,961,658	3,184,831
Retained Earnings											
Balance at beginning of period	5,000,730	5,147,163	5,362,919	5,508,377	5,667,731	5,829,486	6,001,524	6,186,382	6,380,416	6,572,726	6,766,023
Net result for the period	149,477	207,582	146,434	159,404	161,805	167,089	172,911	182,088	187,368	188,285	183,551
Transfers to capital, reserves and shareholdings	-	8,174	-	-	-	4,949	11,947	11,946	4,943	5,012	3,816
Transfers from capital, reserves and shareholdings	(3,044)	-	(977)	(49)	(50)	-	-	-	-	-	-
Asset revaluation adjustments	-	-	-	-	-	-	-	-	-	-	-
Balance at end of period	5,147,163	5,362,919	5,508,377	5,667,731	5,829,486	6,001,524	6,186,382	6,380,416	6,572,726	6,766,023	6,953,390
Total											
Balance at beginning of period	6,188,137	6,463,553	6,823,896	7,124,041	7,448,153	7,783,200	8,137,111	8,511,596	8,903,321	9,301,408	9,708,781
Net result for the period	149,477	207,582	146,434	159,404	161,805	167,089	172,911	182,088	187,368	188,285	183,551
Transfers to capital, reserves and shareholdings	-	8,174	-	-	-	4,949	11,947	11,946	4,943	5,012	3,816
Transfers from capital, reserves and shareholdings	2,136	-	(977)	(49)	(50)	-	-	-	-	-	-
Asset revaluation adjustments	123,804	144,586	154,687	164,758	173,292	181,874	189,626	197,691	205,777	214,076	223,173
Balance at end of period	6,463,553	6,823,896	7,124,041	7,448,153	7,783,200	8,137,111	8,511,596	8,903,321	9,301,408	9,708,781	10,119,320

* Reflects the Statement of Estimated Financial Position for 2022/23

**Sunshine Coast Council - Total
Statement of Cash Flow (iv)**

For Period Ending 30 June

	Current	Original	Forecast									
	Forecast*	Budget	2025	2026	2027	2028	2029	2030	2031	2032	2033	
	2023	2024	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
Cash flows from operating activities												
Operating Result	32,877	24,612	29,204	40,553	41,198	44,590	48,472	55,660	58,900	57,727	50,850	
Adjustments for:												
Depreciation	101,214	105,674	110,914	115,315	119,892	125,985	132,361	140,923	149,576	158,422	166,530	
Interest and dividends received	(64,258)	(66,288)	(65,595)	(66,220)	(65,628)	(65,065)	(65,065)	(65,065)	(65,065)	(65,065)	(65,065)	
Landfill Quarry Provision	(3,010)	(3,070)	(3,132)	(3,194)	(3,258)	(3,323)	(3,390)	(3,458)	(3,527)	(3,597)	(3,669)	
Finance Costs	13,167	13,137	13,839	15,273	16,158	16,231	15,449	14,605	13,617	12,591	11,487	
Change in Working Capital	34,811	9,249	6,106	6,571	6,391	6,460	6,745	6,815	7,118	7,189	7,511	
Net cash inflow (outflow) from operating activities	114,801	83,314	91,336	108,297	114,753	124,877	134,571	149,480	160,619	167,266	167,643	
Cash flows from investing activities												
Payments for property, plant and equipment	(234,855)	(326,724)	(284,007)	(215,503)	(209,943)	(172,077)	(181,874)	(180,443)	(185,236)	(218,087)	(222,912)	
Proceeds from disposal non current assets	-	-	-	-	-	-	-	-	-	-	-	
Capital grants, subsidies, contributions, donations	69,194	103,220	45,824	45,643	45,553	45,553	45,553	45,553	45,553	45,553	45,553	
Interest and dividends received	64,258	66,288	65,595	66,220	65,628	65,065	65,065	65,065	65,065	65,065	65,065	
Finance Costs	(13,167)	(13,137)	(13,839)	(15,273)	(16,158)	(16,231)	(15,449)	(14,605)	(13,617)	(12,591)	(11,487)	
Net cash inflow (outflow) from investing activities	(114,571)	(170,353)	(186,428)	(118,912)	(114,920)	(77,690)	(86,704)	(84,430)	(88,235)	(120,060)	(123,781)	
Cash flows from financing activities												
Proceeds from borrowings	6,240	28,542	41,845	32,755	18,990	3,870	3,300	1,500	1,150	9,000	-	
Repayment of borrowing	(49,348)	(24,084)	(25,509)	(27,433)	(30,244)	(32,313)	(33,532)	(34,748)	(35,905)	(35,144)	(34,553)	
Net cash inflow (outflow) from financing activities	(43,108)	4,457	16,336	5,322	(11,254)	(28,443)	(30,232)	(33,248)	(34,755)	(26,144)	(34,553)	
Net increase (decrease) in cash held	(42,878)	(82,581)	(78,755)	(5,294)	(11,420)	18,744	17,634	31,802	37,629	21,063	9,310	
Cash at beginning of reporting period	332,292	289,414	206,833	128,077	122,784	111,364	130,108	147,742	179,545	217,174	238,237	
Cash at end of reporting period	289,414	206,833	128,077	122,784	111,364	130,108	147,742	179,545	217,174	238,237	247,546	

* Reflects the Statement of Estimated Financial Position for 2022/23

Sunshine Coast Council - Total
Measures of Financial Sustainability (v)

For Period Ending 30 June

	Target Tier 2 Council	Original Budget	Forward Estimate								
		2024 \$'000	2025 \$'000	2026 \$'000	2027 \$'000	2028 \$'000	2029 \$'000	2030 \$'000	2031 \$'000	2032 \$'000	2033 \$'000
Financial Capacity											
Council Controlled Revenue Ratio	> 60%	82.6%	82.8%	81.9%	82.6%	82.9%	83.3%	83.1%	83.5%	84.3%	85.9%
Operating Performance											
Operating Surplus Ratio	> 0%	4.2%	4.7%	6.2%	6.1%	6.4%	6.7%	7.4%	7.6%	7.2%	6.2%
Operating Cash Ratio	> 0%	24.3%	25.0%	26.3%	26.4%	26.9%	27.2%	28.1%	28.5%	28.5%	27.9%
Liquidity											
Unrestricted Cash Expense Cover Ratio (months)	> 2 months	2.6 months	1.3 months	1.5 months	1.7 months	2.1 months	2.3 months	2.8 months	3.5 months	3.7 months	3.8 months
Total Cash expense cover ratio (months)	> 3 months	5.6 months	3.3 months	3.1 months	2.7 months	3.1 months	3.4 months	4 months	4.7 months	5 months	5 months
Asset Management											
Asset Sustainability Ratio (%)	> 60%	88.0%	78.7%	69.6%	72.3%	70.2%	67.2%	66.2%	61.2%	60.2%	60.2%
Debt Servicing Capacity											
Total debt service cover ratio (times)	> 2 times	3.8 months	3.9 months	3.9 months	3.7 months	3.8 months	3.9 months	4.2 months	4.4 months	4.7 months	4.9 months
Leverage Ratio (times per year)	0 - 4 times	3.6 times	4.1 times	3.7 times	3.5 times	3.1 times	2.7 times	2.3 times	1.9 times	1.7 times	1.5 times
Net Financial Liabilities Ratio (%)	< 60%	78.6%	91.7%	89.6%	87.9%	79.1%	70.6%	60.0%	49.8%	43.3%	38.0%



vi. Business Activity Statement

For Period Ending 30 June

	Quarries Business Unit	Waste & Resource Management	Sunshine Coast Holiday Parks	Total Business Activities
	\$'000	\$'000	\$'000	\$'000
Revenue				
Net Rates & Utility Charges	-	84,008	-	84,008
Fees & Charges	3,352	15,424	21,196	39,972
Operating Grants and Subsidies	-	-	-	-
Operating Contributions	-	277	-	277
Other Revenue	39	6,774	-	6,813
Internal Revenues	3,263	1,606	-	4,869
Community Service Obligations	543	1,527	-	2,070
Total Revenue	7,197	109,616	21,196	138,009
Operating Expenses				
Employee Costs	310	3,707	262	4,279
Materials and Services	6,017	63,727	7,597	77,340
Internal Consumption/Charges	343	4,424	1,764	6,531
Other Expenses	193	3,983	368	4,544
Competitive Neutrality Costs	46	529	680	1,256
Total Operating Expenses	6,909	76,370	10,671	93,950
Earnings before Interest, Tax, Depreciation and Amortisation	288	33,246	10,525	44,059
Landfill Provision Expense	-	3,070	-	3,070
Depreciation Expense	236	6,323	1,172	7,731
Earnings before Interest and Tax	52	23,854	9,352	36,328
Interest Expense	66	3,743	231	4,040
Earnings before Tax	(14)	20,111	9,121	32,289
Income Tax Equivalent	-	6,033	2,736	9,687
Net Result after Tax	(14)	14,078	6,385	22,602

vii.



Strategic Policy

2023/24 Debt Policy

Corporate Plan reference:	S28 - Financial and procurement services – financial and procurement management and governance, ensuring effective business management and legislative compliance, coordination and development of Council's budget process, administration of financial systems, sundry debtors, accounts payable, financial and asset accounting, treasury, procurement, contract and supply functions.
Endorsed by Council on:	25 May 2023 Reference Number: OM23/42
Manager responsible for policy:	Chief Financial Officer, Business Performance Group

Policy statement

The purpose of this policy is to ensure the sound management of Council's existing and future debt. The policy will provide clear guidance for staff in the management of Council's debt portfolio and maintenance of appropriate debt and debt service levels.

New borrowings will only be made to fund capital expenditure, for a period less than or equal to the estimated useful life of the asset(s) and for no more than 20 years.

New borrowings will be undertaken in accordance with the Queensland Treasury Corporation Guidelines, the *Statutory Bodies Financial Arrangements Act 1982* and Section 192 of the *Local Government Regulation 2012*.

Policy scope

This policy applies to all Councillors and council staff and extends to all borrowing activities of Council and any controlled entities.

Policy requirements

Borrowing Purposes

- Council will not utilise loan funding to finance operating activities or recurrent expenditure.
- Council undertakes full analysis of all funding options as outlined in the Long Term Financial Forecast, including a forward program of capital works, to determine loan funding requirements.
- Council recognises that infrastructure demands placed upon Council can often only be met through borrowings, but will always be mindful of the additional cost incurred by the community when assets are acquired through borrowings, as this increases the cost of providing capital infrastructure.
- Council will endeavour to fund all capital renewal projects from operating cash flows and borrow only for new or upgrade capital projects, having regard to sound financial management principles and giving consideration to inter-generational equity for the funding of long term infrastructure projects.

- Where capital expenditure is deferred from one year to the next, the drawdown of approved loan funds will be reviewed to minimise interest expenses.
- Borrowings for infrastructure that provide the opportunity for a return on assets will take priority over borrowings for other assets.

Debt Term

Where capital projects are financed through borrowings, Council will repay the loans within a term not exceeding the life of those assets, and over a term that optimises cash flow efficiency. Loans undertaken for core Sunshine Coast capital investment are planned to be repaid within a twelve (12) year period. Loans undertaken for Region Making projects may have a term of greater than twelve years.

- If surplus funds become available, and where it is advantageous to Council, one-off loan repayments will be made to reduce the term of existing loans.
- In an environment of fluctuating interest rates, and where there is a distinct economic advantage to Council, consideration will be given to renegotiating any outstanding loans to obtain the best long-term benefit to Council.

Repayment Ability

Council will maintain close scrutiny of debt levels to ensure that relative sustainability indicators will not exceed target parameters recommended by Queensland Treasury Corporation and *Local Government Regulation 2012*.

Borrowing Sources

Council will raise all external borrowings at the most competitive rates available and from sources available as defined by legislation. Consideration will be given to provision of loans to business units from surplus cash reserves held by Council by way of an internal loan.

Proposed Borrowings

Proposed borrowings planned for the current financial year and the next nine financial years are outlined in Appendix A, in accordance with section 192 Local Government Regulation 2012

Internal Loans

The provision and approval of an internal loan will depend on the availability of surplus funds at the time of application and the capacity of the business unit or operational activity to repay the loan.

- All applications for internal loans will be made by reference to the Finance Branch for consideration in accordance with the Long Term Financial Forecast.
- The term of the loan will be appropriate to the life of the asset being financed.
- In all cases, where business units are subject to the provisions of the National Competition Policy, the cost to the business unit will be no less than what would apply to an equivalent private sector business. The interest rate will be the sum of:
 - (a) the equivalent QTC borrowing rate for the proposed term;
 - (b) the QTC administration charge; and
 - (c) an additional margin above the QTC borrowing rate.
- The interest rate applicable to internal loans relating to operational activities of Council will be the actual borrowing cost from QTC including administrative charges.

Council may, upon reasonable notice being given, require repayment of part or all of the balance of the loan at any time, which would require the business unit to convert the outstanding balance of the loan to an external facility.

- Provision for the repayment of the loan will be included in the annual budget for the business unit.

Principles

The purpose of establishing this policy is to:

- Provide a comprehensive view of Council's long term debt position and the capacity to fund infrastructure growth for the region;
- Increase awareness of issues concerning debt management;
- Enhance the understanding between Councillors, community groups and council staff by documenting policies and guidelines;
- Demonstrate to government and lending institutions that Council has a disciplined approach to borrowing.

Roles and responsibilities

Pursuant to Section 192 *Local Government Regulation 2012*, Council must prepare a debt policy each year that states the new borrowings planned for the current financial year and the next nine financial years.

The Finance Branch will review the cash flow requirements prior to loan proceeds being drawn down to minimise interest expenses.

Measurement of success

Financial sustainability indicators remain within target ranges and the provision of necessary infrastructure is not constrained through the lack of capital funding.

Details of outstanding loans will be reported annually in Council's Financial Statements and Annual Report.

Policy commitment

Council employees and Councillors covered in the scope of this policy consistently demonstrate and uphold the intent, objectives and principles of this policy. Nothing in this policy requires or authorises an employee of Council or Councillor to act in any way that is contrary to law. Any instances of non-compliance will be managed in accordance with any relevant codes of conduct, policies and legislation dealing with conduct and/or disciplinary action.

Related legislation, policies, strategies and documents

All individuals engaged in dealings within the scope of this policy are required to fulfil the ethical and behavioural obligations as defined in legislation. In the event of an inconsistency between any provision of this policy and any provision of the following related legislation, policies, strategies and documents, the provisions of the related legislation, policies, strategies and documents shall prevail, unless the CEO or Council expressly waive a provision of this policy by prior agreement. For further assistance please contact the Manager of Corporate Governance.

Definitions

Business unit – A business activity within Council structure subject to the application of full cost pricing principles as defined under the National Competition Policy.

Inter-generational equity – This relates to the fairness of the distribution of the costs and benefits of a policy when costs and benefits are borne by different generations (i.e. the principle whereby those who derive a direct benefit from the service or infrastructure provided actually pay for that service).

QTC – Queensland Treasury Corporation.

Related policies and legislation

- *Local Government Act 2009*
- *Local Government Regulation 2012*
- *Statutory Bodies Financial Arrangements Act 1982*
- *Statutory Bodies Financial Arrangements Regulation 2007*

Version control:

Version	Reason/ Trigger	Change (Y/N)	Endorsed/ Reviewed by	Date
1.0	Adopted			27 May 2021
2.0	Adopted			26 May 2022
3.0	Adopted			25 May 2023

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Appendix A

Schedule of proposed external borrowings:

\$'000	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
Sunshine Coast Council	\$28,542	\$41,845	\$32,755	\$18,990	\$3,870	\$3,300	\$1,500	\$1,150	\$9,000	\$0

Note that Council operates a central treasury model and as such does not generally provide debt funding for specific projects or assets but rather uses debt funding to finance Council's balance sheet, with the exception being for strategic projects.

viii.



Strategic Policy

2023/24 Revenue Policy

Corporate Plan reference:	S28 - Financial and procurement services – financial and procurement management and governance, ensuring effective business management and legislative compliance, coordination and development of Council's budget process, administration of financial systems, sundry debtors, accounts payable, financial and asset accounting, treasury, procurement, contract and supply functions.	
Endorsed by Council on:	25 May 2023	Reference Number: OM23/43
Manager responsible for policy:	Chief Financial Officer, Business Performance Group	

Policy statement

The purpose of this Revenue Policy is to set out the principles used by Council for:

- levying rates and charges;
- granting concessions for rates and charges;
- recovering overdue rates and charges; and
- cost-recovery methods.

The Revenue Policy will be applied by Council in the development of the annual budget for the 2023/24 financial year.

Policy scope

The Revenue Policy applies to all areas identified in Section 193 of the *Local Government Regulation 2012*.

Policy Requirements

The Levying of Rates and Charges

Council levies rates and charges to fund the provision of valuable services to our community. When adopting its annual budget Council will set rates and charges at a level that will provide for both current and future community requirements. Council will apply the principle of transparency in making rates and charges.

1. Differential General Rates

Differential General Rate revenue provides essential whole of community services not funded through subsidies, grants, contributions or donations received from other entities, or not provided for by other levies or charges. Council will consider all full cost recovery options before calculating the differential general rate for each rating category.

Council is required to raise an amount of revenue it sees as being appropriate to maintain assets and provide services to the region as a whole. In deciding how that revenue is raised, Council has formed the opinion that a differential general rating scheme, based primarily on land use, provides the most equitable basis for the distribution of the general rate burden.

The rateable value for each property is the basis for determining the amount of the general rate levied. Council recognises that significant valuation fluctuations may have an adverse effect on pensioners. Council has implemented a Deferment of General Rates Policy to provide eligible pensioners with the opportunity to apply for a deferment of general rates.

2. Special and Separate Rates and Charges

Where appropriate Council will fund certain services, facilities or activities by means of separate or special rates or charges.

In accordance with Section 94 of the *Local Government Regulation 2012* Council will levy special rates and charges on certain properties that are considered to be specially benefited by the provision of a specific service, facility or activity.

Special rates are based on the rateable value of the land and special charges are a flat charge per property, where this is considered to provide a more equitable basis for the sharing of the cost.

In accordance with Section 103 of the *Local Government Regulation 2012* Council will levy a separate rate or charge on all rateable land in the region to fund a particular service, facility or activity where Council believes that the service, facility or activity is key in achieving council's vision to be Australia's most sustainable region – healthy, smart, creative.

3. Other Charges

In general, Council will be guided by the principle of user pays in making all other charges.

The Purpose of and Granting of Concessions for Rates and Charges

Under Chapter 14, Part 10, section 121 of the *Local Government Regulation 2012* Council may grant a concession. The concession may only be of the following types;

- a rebate of all or part of the rates or charges;
- an agreement to defer payment of the rates and charges;
- an agreement to accept a transfer of unencumbered land in full or part payment of rates or charges.

In accordance with Section 120(1)(a) of the *Local Government Regulation 2012*, Council has determined that eligible pensioners who are property owners may receive concessions. The purpose of these concessions is to assist pensioner property owners remain in their own home by reducing the financial impact of rates and charges.

In accordance with Section 120(1)(b) of the *Local Government Regulation 2012* charitable organisations, community groups, and sporting associations, whose objects do not include making a profit may also be entitled to concessions. The purpose of these concessions is to encourage and support charitable organisations, community groups, and sporting associations as they contribute to the health and well-being of the community and the social cohesion of the region.

In accordance with Section 120(1)(c) of the *Local Government Regulation 2012* concessions may be granted if the payment of the rates or charges will cause hardship to the landowner. The purpose of these concessions is to assist ratepayers in hardship circumstances by reducing the short-term cash flow impact of paying rates and charges, by for example providing a longer period over which to pay rates and charges.

In accordance with Section 120(1)(d) of the *Local Government Regulation 2012* concessions may be granted if the concession will encourage the economic development of all or part of the local government area. In accordance with the provisions of the Sunshine Coast Investment Incentive Scheme an approved business or enterprise may be entitled to a concession in the form of a deferment of general rates for such period as Council may determine from time to time.

In exercising these concession powers Council will be guided by the principles of:

- transparency, by making clear the requirements necessary to receive concessions; and
- communication, by raising the awareness of target groups that may qualify for these concessions; and
- equity, by ensuring that all applicants of the same type receive the same concession.

The Recovery of Rates and Charges

Council will exercise its rate recovery powers pursuant to the provisions of Chapter 4 Part 12 of the *Local Government Regulation 2012* in order to reduce the overall rate burden on ratepayers, and will be guided by the principles of:

- equity, by treating all ratepayers in similar circumstances in the same manner;
- transparency, by making clear the obligations of ratepayers and the processes used by Council in assisting them to meet their financial obligations; and
- flexibility, by accommodating ratepayers' needs through short-term payment arrangements.

Cost Recovery Fees

All fees and charges will be set with reference to full cost pricing. Cost recovery fees will be charged up to a maximum of full cost. Commercial charges will be at commercial rates. Council acknowledges the community benefit associated with not-for-profit organisations and Traditional Owners conducting activities on the Sunshine Coast. All not-for-profit organisations are exempt from cost recovery fees for applications to conduct activities requiring an approval on public and private land within the region. All applications from Traditional Owners of the Kabi Kabi and Jinibara people are exempt from cost-recovery application fees in relation to tourism and cultural business activities occurring on community land within the Sunshine Coast Regional Council local government area.

New Development Costs

Developer contributions for infrastructure are determined each year in accordance with the philosophy that a developer should pay reasonable and relevant contributions towards the capital cost of the provision of infrastructure to meet past and future augmentation costs associated with this new development, subject to State Government requirements. Infrastructure agreements are negotiated outcomes between Council and the developer.

Principles

In levying rates and charges, Council will apply the principles of:

- consistency, by scheduling the issue of rate notices on a half yearly basis;
- communication, by advising ratepayers about rate notice issue dates and payment dates;
- clarity, by providing meaningful information on rate notices to enable ratepayers to clearly understand their responsibilities; and
- flexibility, by providing payment arrangements to ratepayers in financial difficulty, along with a wide array of payment options.

In making and levying rates and charges, Council will be guided by the principles of:

- equitable distribution of the differential general rates burden as broadly as possible;
- transparency in the making and levying of rates;

- flexibility, to take account of changes in the local economy;
- clarity in terms of responsibilities (council's and ratepayers') in regard to the rating process;
- National Competition Policy legislation where applicable; and
- having in place a rating regime that is efficient to administer.

Accordingly, the principles contained within the Revenue Policy are applied in the determination of the Revenue Statement, rates, fees and charges.

Roles and responsibilities

Council is required to prepare and adopt a Revenue Policy in accordance with Section 193 of the *Local Government Regulation 2012*. The Revenue Policy must be reviewed annually and in sufficient time to allow an annual budget that is consistent with the Revenue Policy to be adopted for the next financial year.

The Chief Executive Officer is responsible for executing the Revenue Policy. Group Executive Business Performance, the Chief Financial Officer and Finance Branch are bound by the principles outlined in this policy in the levying and recovery of rates and charges, and in the application of concessions relating to those rates and charges. All council staff are bound by the principles outlined in this policy in determining cost recovery and commercial fees and charges, and in the application of an exemption relating to those fees and charges.

Measurement of success

Financial sustainability indicators remain within target ranges and Council maintains a strong financial position through adequate and equitable revenue streams.

Policy commitment

Council employees and Councillors covered in the scope of this policy consistently demonstrate and uphold the intent, objectives and principles of this policy. Nothing in this policy requires or authorises an employee of Council or Councillor to act in any way that is contrary to law. Any instances of non-compliance will be managed in accordance with any relevant codes of conduct, policies and legislation dealing with conduct and/or disciplinary action.

Definitions

All words within this policy have the meaning assigned under the Dictionary from the schedule contained within the *Local Government Regulation 2012*.

Related policies and legislation

Local Government Act 2009

Local Government Regulation 2012

Version control:

Version	Reason/ Trigger	Change (Y/N)	Endorsed/ Reviewed by	Date
1.0	Created	N	Special Statutory Budget Meeting	02/06/2014
2.0	Annual Review	Y	Manager Finance	30/03/2017
2.0	Endorsement	N	Council	15/06/2017
3.0	Annual Review	Y	Chief Financial Officer	30/03/2018
3.0	Endorsement	N	Council	17/05/2018
4.0	Annual Review	Y	Chief Financial Officer	02/04/2019
4.0	Endorsement	N	Council	23/05/2019
5.0	Annual Review	Y	Chief Financial Officer	07/05/2020
5.0	Endorsement	Y	Council	11/06/2020
6.0	Annual Review	Y	Chief Financial Officer	19/03/2021
6.0	Endorsement	N	Council	27/05/2021
7.0	Annual Review	N	Chief Financial Officer	27/02/2022
8.0	Annual Review	N	Chief Financial Officer	27/03/2023

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CHANGE IN RATES AND UTILITY CHARGES (ix)

Total Rates & Charges	2023	2024	Variation	Variation
	\$	\$	\$	%
Minimum General Rates	1,332.50	1,406.50	74.00	
240 Litre Wheelie Bin	332.70	360.30	27.60	
Environment Levy	80.00	82.00	2.00	
Transport Levy	45.00	47.00	2.00	
Arts & Heritage Levy	16.00	18.00	2.00	
Gross Rates & Charges	1,806.20	1,913.80	107.60	5.96%

Sunshine Coast Council – 2023/24 Revenue Statement

2023/24 REVENUE STATEMENT

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1. INTRODUCTION

The Revenue Statement provides an explanation of the revenue raising measures. Section 169(2) of the *Local Government Regulation 2012* requires Council to prepare and adopt a Revenue Statement each financial year as part of the local government's budget. Section 172 of the *Local Government Regulation 2012* specifies the content to be included in the Revenue Statement.

Pursuant to sections 169(2) and 172 of the *Local Government Regulation 2012*, Council hereby resolves at the Special Meeting on 22 June 2023 to adopt the following Revenue Statement, which provides details of the following:

- Differential General Rate including the rating categories for rateable land in the local government area and a description of each rating category
- Separate Charges (a charge made and levied equally on all rateable land)
 - Environment Levy
 - Transport Levy
 - Arts & Heritage Levy
- Special Rates (a rate made and levied on the rateable value of some, but not all, rateable land in the region)
 - Montville Beautification Levy
- Special Charges (a charge made and levied on some, but not all, rateable land in the region)
 - Twin Waters Maintenance Charge
 - Rural Fire Charge
 - Brightwater Estate Landscaping Charge
 - Sunshine Cove Maintenance Charge
 - Mooloolah Island Maintenance Charge
- Utility Charges
- Administration which includes Pensioner Concessions, Differential General Rate Concessions, Differential General Rate Deferments, Differential General Rate Exemptions
- The criteria used to decide the amount of cost-recovery fees
- The criteria used to decide the amount of the charges for a commercial business activity's goods and services
- Whether Council has made a resolution limiting an increase of rates and charges.

2. ADMINISTRATION

2.1 Issue of Rates Notices

Separate rate notices will be issued in the first six months of the financial year (July to December), and in the second half of the financial year (January to June), for the billing periods 1 July 2023 to the 31 December 2023, and 1 January 2024 to the 30 June 2024 respectively. Each rate notice includes one half of the annual rates and charges levied for the financial year.

In accordance with section 118 of the *Local Government Regulation 2012*, and section 115 of the *Fire and Emergency Services Act 1990* all rates and charges and the State Government's Emergency Management Levy are to be paid by the due date shown on the rate notice.

The council is required to collect the Emergency Management Levy in accordance with the *Fire and Emergency Services Act 1990* and this levy is included on the rate notice. The council billing frequency and method noted above will be applied to the Emergency Management Levy. All funds raised from this levy are forwarded to the Queensland Fire and Emergency Services. For the financial year 2023/24, the levy is as prescribed by the *Fire and Rescue Service Regulation 2011*, which is subject to alteration from time to time and are therefore outside the Sunshine Coast Regional Council's discretion. Council pensioner concessions as shown in section 2.3 will not be applied to the Emergency Management Levy.

2.2 Adjustment of Rates and Charges

Supplementary rates notices for variations in rates and charges will be issued as required during the financial year. It is the owner's responsibility to check that all rates and charges are correct at the time of the issue of the rate notice.

Adjustment to rates and charges will only be made for up to a maximum of twelve months prior to the current rating period in accordance with the provisions of section 3.2.4, excluding adjustments arising from the application of criteria (C) of the Principal Place of Residence definition detailed in section 2.8 which will only be made from the start of the period of the current rate notice.

Adjustment for rates and charges levied in the prior twelve months will **not** be made where; a property has been categorised in Differential General Rate Categories 16, 16UT, 16RT, 17, 17UT, 17RT, 18, 18UT, 18RT, 19, 19UT, 19RT, 27, 27T, 29 or 29T and the owner/s have not provided a completed differential general rate objection notice **and** sufficient supporting documents for each relevant rating period advising that the property is their principal place of residence per section 3.2.4 of this Revenue Statement.

2.3 Pensioner Concession

Council's Pensioner Rate Concession to eligible pensioners will be allowed under Chapter 4, Part 10 of the *Local Government Regulation 2012*.

To qualify for council's Pensioner Rate Concession the ratepayer must meet the following eligibility criteria and **MUST ALSO** qualify for the Queensland Government Pensioner Rate Subsidy.

2.3.1 Eligibility Criteria

For Queensland Government Pensioner Rate Subsidy

The pensioner:

- (a) Must possess a current, valid qualifying concession card, namely:
 - (i) Pensioner Concession Card issued by Centrelink or the Department of Veteran Affairs, **OR**,
 - (ii) Repatriation Health (Gold) Card - (for all Conditions) issued by the Department of Veteran Affairs; and
- (b) Must be the owner (either solely or jointly), or be an eligible life tenant, in accordance with the guidelines for Queensland Government Pensioner Rate Subsidy, of property within the Sunshine Coast Regional Council local government area which is their principal place of residence, **AND** must have (either solely or jointly with a co-owner/s), the legal responsibility for payment of rates and charges which are levied in respect of the said property by the council. In the case of joint ownership, the subsidy will only apply to the

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applicable rates and charges proportionate to the share of property ownership of the approved pensioners. Where a co-owner is a declared dependant displayed on the applicant's pension card the declared dependant's proportionate share of property ownership is incorporated when assessing the proportionate share of property ownership of the applicant. For holders of the Repatriation Health (Gold) card issued by the Department of Veteran Affairs the name of the co-owner de facto/spouse, is not listed on cards and therefore when assessing the proportionate share of property ownership of the applicant the co-owner de facto/spouse portion is consequently incorporated; and

- (c) Must, if a 'first time' applicant, lodge and complete the prescribed application to be entitled to a Queensland Government Pensioner Rate Subsidy. The information on this application form will be used by council to verify the eligibility of all pensioners (Centrelink and Veteran Affairs pension recipients). Upon proof of eligibility, the entitlement to a subsidy will commence from either the card start date shown on the Pensioner Concession Card or the date of occupation of their principal place of residence or the start of the current rating period, whichever is the later date. Such entitlement will continue until the sale of that property or until the entitlement to a pension ceases to exist; and
- (d) Must, if an 'existing' applicant, lodge another application on the acquisition of a replacement property within the Sunshine Coast Regional Council local government area, OR if required by council; and
- (e) Pensioner Rate Subsidy will only be allowed where there is an approved habitable residence on the land which complies with the *Queensland Building Act 1975*.

Should the eligibility criteria for the Queensland Government Pensioner Rate Subsidy be revised the updated criteria will be apply.

For the Sunshine Coast Regional Council Pensioner Rate Concession

In addition to the above, the ratepayer **MUST**:

- (a) Have owned property within the Sunshine Coast Regional Council local government area for the preceding three years; or
- (b) Paid rates on property within the Sunshine Coast Regional Council local government area for five of the last ten years, so long as the "gap" between ownerships in this period does not exceed twelve months.

Upon meeting the above qualifying period of three years, the rating concession will be applied from the start of the next rating period. Discretion may be applied in relation to the contribution to the Sunshine Coast Regional Council local government area regarding continuous residency, consistent with pensioner concession arrangements as listed above.

For holders of the Repatriation Health (Gold) Card issued by the Department of Veteran Affairs who have been classified as Totally and Permanently Incapacitated the ownership requirements detailed above are waived.

2.3.2 Method of Calculation – Per Property

Method of calculation - per property*		
*25% of the Differential General Rate subject to the following maximum amounts		
Pension Rate	Sole title to the property	Joint title to the property
Maximum level of pension (full pension)	\$290 per annum maximum	\$227 per annum maximum
Not Maximum level of pension (part pension)	\$145 per annum maximum	\$83 per annum maximum

2.3.2.1 Single Owner on the Maximum Rate of Pension

Where the *pensioner* is in receipt of the maximum level of pension and is the sole owner of the property that is their principal place of residence the concession will be 25% of the differential general rate up to a maximum amount of \$290 per annum.

2.3.2.2 Joint Owner on the Maximum Rate of Pension

Where the *pensioner* is in receipt of the maximum level of pension and the property is their principal place of residence and owns the property jointly with one or more people who meet the eligibility criteria in section 2.3.1, the concession will be 25% of the differential general rate up to a maximum amount of \$227 per annum.

2.3.2.3 Single Owner not on the Maximum Rate of Pension

Where the *pensioner* is not in receipt of the maximum level of pension and is the sole owner of the property that is their principal place of residence the concession will be 25% of the differential general rate up to a maximum amount of \$145 per annum.

2.3.2.4 Joint Owner not on the Maximum Rate of Pension

Where the *pensioner* is not in receipt of the maximum level of pension and the property is their principal place of residence and owns the property jointly with one or more people who meet the eligibility criteria in section 2.3.1, the concession will be 25% of the differential general rate up to a maximum amount of \$83 per annum.

2.3.3 Pensioner Rate Concession and/or Queensland Government Pensioner Rate Subsidy adjustment for previous rating periods

Where a *pensioner* requests a Pensioner Rate Concession is applied to a previous rating period, requests must be submitted to council in writing with supporting evidence to council's satisfaction, in addition an Application for Pension Rate/Subsidy Concession form and a copy of the Pensioner Concession Card must be submitted. Council, in its sole discretion, may determine whether to grant the request in relation to the Council Pensioner Rate Concession.

Requests will be considered that meet one of the following criteria:

- (a) The applicant's pension has been granted and backdated, or their pensioner status restored retrospectively as a result of a proper appeal process with Centrelink or Department of Veteran Affairs, thereby preventing them from applying at the date of grant; or,
- (b) a person's failure to be granted the Queensland Government Pensioner Rate Subsidy and/or the Sunshine Coast Regional Council Pensioner Concession has resulted from an acknowledged error on the part of council or the Department of Communities, Disability Services and Seniors, or a person professionally advising the pensioner, such as a solicitor or financial adviser.

All written backdate requests will be forwarded to State Government Concession Services by council for review and to determine if a Queensland Government Pensioner Rate Subsidy will be granted. If the Subsidy will not be granted, Council will not grant the concession.

2.4 Concessions for Rates & Charges

2.4.1 Rates and Charges Debt Concession

In accordance with section 120 of the *Local Government Regulation 2012*, a concession by way of an agreement to defer payment of rates and charges may be granted to landowners that satisfy council that payment of the rates and charges for their Principal Place of Residence will cause them hardship. The overdue rates and charges must be discharged in full by the end of the period granted under this concession which may be up to a maximum of 12 months as determined by Council. The granting of this concession will be subject to conditions as included in council resolutions, policy and procedural documents prepared from time to time.

2.4.1.1 Additional Charges

In accordance with section 125(3) of the *Local Government Regulation 2012* an additional charge can accrue on all rates and charges in arrears in return for council agreeing to defer the payment.

The additional charge will be equivalent to compound interest, calculated in daily rests from the due date stated in the rate notice until paid in full and will be set at the *90 day Bank Bill Yield Rate*.

2.4.2 Deferment of Differential General Rates

Chapter 4, Part 10 of the *Local Government Regulation 2012* allows council to enter into an agreement with certain ratepayers to defer the payment of their differential general rates.

The deferment of the differential general rate will apply to:

- Eligible Pensioners.
- Eligible Business/Enterprises.

2.4.2.1 Deferment for Eligible Pensioners

To assist eligible *pensioners* who Council is satisfied have experienced large increases in the value of their property as determined by the Department of Resources or have experienced financial hardship council may allow deferment of up to 50% of the differential general rate under section 120(1)(a) of the *Local Government Regulation 2012*. The deferred rates will accumulate as a debt against the property until it is sold, or until the death of the ratepayer, or until the property is transferred from the ownership of the concession applicant, or until such time as determined by council and detailed in Council's conditions of acceptance of the deferral application, whichever is the sooner. If the property is sold or transferred, the deferred rates are payable in full upon settlement of the sale or transfer. If the ratepayer dies, the deferred rates are payable in full within 30 days of the death of the ratepayer.

The deferment of differential general rates applies only to properties owned by eligible pensioners categorised in Differential General Rates Categories 1, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 28 & 30 (principal place of residence rate categories).

To be eligible to defer up to 50% of the differential general rate the applicant must;

- complete, lodge and have accepted by council the prescribed application form; and
- own no less than 50% of the property and occupy the property as their principal place of residence; and
- have no overdue rates and charges on the said property at the time of application; and
 - be the holder of either:
 - (a) a Pension Concession Card issued by Centrelink or the Department of Veteran Affairs; **or**
 - (b) a Repatriation Health (Gold) Card issued by the Department of Veteran Affairs.

2.4.2.2 Deferment for Businesses or Enterprises

Eligible businesses or enterprises may be allowed to defer payment of up to 50% of the differential general rates under Chapter 4, Part 10 of the *Local Government Regulation 2012*, section 120(1)(d).

To assist eligible businesses and enterprises, council may allow deferment of up to 50% of the differential general rate to approved applicants under the Sunshine Coast Regional Council Investment Incentive Scheme. The deferred rates will accumulate as a debt against the property until it is sold or transferred or until the payment is required in accordance with the conditions of council's approval of the deferment application, whichever is sooner.

2.4.2.3 Additional Charges

Additional charges may be applied to all deferred differential general rates under section 125(3) of the *Local Government Regulation 2012*. The additional charges will be equivalent to compound interest, calculated in daily rests from the due date stated in the rate notice until paid in full and will be set at the *90 day Bank Bill Yield Rate*.

2.4.2.4 Application to Defer

Ratepayers will be required to apply for a deferment of the differential general rate.

2.4.3 Concessions for Non-profit or Arts/Cultural Development Organisations

Council may grant a differential general rate concession to land identified in section 120(1)(b) of the *Local Government Regulation 2012* to the extent council is satisfied the land is owned and directly used by an entity whose objects do not include making a profit, or owned and directly used by an

entity that provides assistance or encouragement for arts or cultural development, and is one of the following:

- Boy Scout and Girl Guide Associations
- Surf Lifesaving and Coastguard organisation
- Community Sporting Organisation – Not for profit organisations without a commercial liquor licence or a community club liquor licence
- Community Cultural or Arts Organisation – Not for profit organisations without a commercial liquor licence or a community club liquor licence
- Charitable Organisations
 - (a) Not for profit organisation; and
 - (b) Registered as a charity institution or a public benevolent institution; and
 - (c) Providing benefits directly to the community; and
 - (d) Endorsed by the Australian Tax Office - Charity Tax Concession.

The concession will be a rebate of 100% of the differential general rate. Council must be satisfied that the land for which the concession is sought is used directly for not-for-profit activities or services being delivered directly by the eligible organisation who is the landowner. Applications received during the current year that fall within the categories above may be granted a differential general rate concession for the year if Council is satisfied the eligibility criteria have been met. The granting of this concession will be subject to conditions as included in council resolutions, procedural and application documents prepared from time to time.

If a property has previously been granted a differential general rate concession in the previous financial year the owner will not be required to re-apply to obtain the concession for the current financial year, however they may be required to provide proof of their ongoing eligibility if requested to do so. Property owners must immediately notify council if there is a change of land use for a property in receipt of a differential general rate concession or if they no longer meet the eligibility criteria for the concession.

2.5 Differential General Rate Exemptions

Section 93 (3) of the *Local Government Act 2009* states that certain land is exempt from differential general rates. Additionally, section 73 of the *Local Government Regulation 2012* provides details of land that is exempt from rating in accordance with section 93(3)(j)(ii) of the *Local Government Act 2009*.

In applying these sections of the *Local Government Act 2009* and supporting regulation, council will be guided by the principle of communication by raising the awareness of target groups that may qualify for these exemptions.

Section 73 of the *Local Government Regulation 2012* states that for section 93(3)(j)(ii) of the Act, the following land is exempted from rating:

- (a) land owned by a religious entity if the land is less than 20ha and is used for 1 or more of the following purposes:
 - (i) religious purposes, including, for example, public worship;
 - (ii) the provision of education, health or community services, including facilities for aged persons and persons with disabilities;
 - (iii) the administration of the religious entity;
 - (iv) housing incidental to a purpose mentioned in subparagraph (i), to (iii);
- (b) land vested in, or placed under the management and control of, a person under an Act for:
 - (i) a public purpose that is a recreational or sporting purpose; or
 - (ii) a charitable purpose.
- (c) land used for purposes of a public hospital if:
 - (i) the public hospital is
 - (A) part of a private hospital complex; or
 - (B) a private and public hospital complex; and

- (ii) the land used for the purposes is more than 2ha and is separated from the rest of the complex;
- (d) land owned by a community organisation if the land is less than 20ha and is used for providing one of the following:
 - (i) accommodation associated with the protection of children;
 - (ii) accommodation for students;
 - (iii) educational, training or information services aimed at improving labour market participation or leisure opportunities;
- (e) land used for a cemetery.

2.6 Outstanding Rates and Charges

2.6.1 Interest Charges

Interest Charges will be applied to all overdue rates or charges under section 133 of the *Local Government Regulation 2012* from the day the rates or charges become overdue. The interest will be compound interest, calculated on daily rests. For a day on or after 1 July 2023 the interest rate will be 11.64% per annum.

2.6.2 Arrangements to Pay

Pursuant to section 129 of the *Local Government Regulation 2012*, council will allow ratepayers to enter into an arrangement to pay rates and charges for a particular six month rating period, by either fortnightly or monthly instalments. The arrangement will allow the full payment of rates and charges by the end of the current rating period within which the arrangement is established. A separate arrangement is required for each six month rating period and arrangements may not be entered into where there are overdue rates and charges from prior rating periods. Where a ratepayer defaults on an arrangement to pay, the arrangement will be cancelled, and interest applied from the date of default in accordance with section 2.6.1 of this Revenue Statement. The establishment of arrangements to pay will be subject to the requirements included in procedural and application documents prepared from time to time.

2.6.3 Overdue Rates and Charges

Where the rates and charges remain unpaid and an arrangement to pay has not been made, a reminder notice will be issued. Where rates and charges remain unpaid after the reminder notice period, further recovery action may commence, which may include being referred to an external Debt Recovery Agent. Council may also undertake court proceedings to recover overdue rates and charges in accordance with section 134 of the *Local Government Regulation 2012*.

As per sections 138 to 146 of the *Local Government Regulation 2012*, council has the power to sell the property for the recovery of outstanding rates and charges, which have been overdue for at least three years. Vacant land and commercial properties can be sold after one year where judgment has been entered.

2.6.4 Sale of Land for Arrears of Rates & Charges

To exercise the powers of the local government to sell or acquire land for overdue rates according to the *Local Government Act 2009* (the Act) and *Local Government Regulation 2012* including but not limited to the following:

- Some or all of the overdue rates and charges have been overdue for at least,
 - generally three years; or
 - if the rates or charges were levied on vacant land or land used for commercial properties and the local government have obtained judgment – one year; or
 - if the rates or charges were levied for a mining claim – three months.
- The Local Government may, by resolution, decide to sell the land.
- The Local Government must as soon as practicable give all interested parties a Notice of Intention to Sell the land.
- Procedures for selling the land must be commenced generally three months after the Notice of Intention to Sell the land is issued and notice of auction issued within six months after the Notice of Intention to Sell the land is issued.

- The Local Government must end the procedures if the overdue rates and charges and all expenses the local government incurs in attempting to sell the land are paid in full.

The CEO has the authority to remove a property from the Sale of Land list or defer the sale of the property and reschedule the auction to a later date within the timeframes prescribed by the *Local Government Regulation 2012*.

2.7 Fees and Charges

Section 97 of the *Local Government Act 2009* allows a local government to fix a cost recovery fee.

All fees and charges will be set with reference to full cost pricing. Cost-recovery fees will be charged up to a maximum of full cost and reflect as far as possible the actual cost of providing services and facilities. Commercial charges will be at commercial rates. Council acknowledges the community benefit associated with not-for-profit organisations and Traditional Owners conducting activities on the Sunshine Coast. All not-for-profit organisations are exempt from cost recovery fees for applications to conduct activities requiring an approval on public and private land within the Sunshine Coast Regional Council local government area. All applications from Traditional Owners of the Kabi Kabi and Jinibara people are exempt from cost-recovery application fees in relation to tourism and cultural business activities occurring on community land within the Sunshine Coast Regional Council local government area.

Section 172(1)(d) of the *Local Government Regulation 2012* provides that if the local government conducts a business activity on a commercial basis the Revenue Statement must state the criteria used to decide the amount of the charges for the activity's goods and services. Commercial charges will be charged at commercial rates for a business activity conducted by council on a commercial basis and all commercial charges for the 2023/24 financial year are set out in the Register of General Cost-Recovery Fees and Commercial Charges 2023/24 as adopted.

Land valuation fees issued by the Department of Resources will be passed on to land owners via the rate notice.

Infrastructure Charges apply for the Maroochydore City Centre Priority Development Area in accordance with the SunCentral Maroochydore Infrastructure Agreement. The Prescribed Service Charge (PSC) under the SunCentral Maroochydore Infrastructure Agreement will appear on rate notices and is payable by the due date shown on the rates notice. If the PSC commences during a financial year it will be charged on a pro-rata basis. In accordance with the Infrastructure Agreement interest will be applied to all overdue Prescribed Service Charge payments. The interest will be compound interest, calculated on daily rests in accordance with the Infrastructure Agreement and the rate will be 11% per annum.

2.8 Definitions

In this Revenue Statement, with the exception of section 5, the following definitions apply:

Terms Used	Explanation
<i>90 day Bank Bill Yield Rate</i>	the monthly average yield of 90-day bank accepted bills published by the Reserve Bank of Australia for the month of March in the financial year immediately before the financial year to which this Revenue Statement refers, rounded to 2 decimal places. For 2023/24 this is 3.64%.
<i>Community Title Scheme</i>	a community titles scheme under the <i>Body Corporate and Community Management Act 1997</i> .
<i>Differential General Rates Table</i>	Table 1 and Table 2 in this Revenue Statement.
<i>due date</i>	the due date for payment as shown on the rate notice.
<i>dual occupancy</i>	a property containing two dwelling houses or dwelling units on the same rateable lot (one valuation), whether or not attached, capable of being used by separate households.

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<i>dwelling house</i>	a separate building that is used or is adapted to be used for principal residential purposes .
<i>dwelling unit</i>	a room or group of rooms that is used or is adapted to be used for principal residential purposes .
<i>full payment</i>	cleared payment of the amount of the most recently issued rates notice. 'Cleared' payment means money which council can immediately withdraw from its bank accounts or be used at the time of the transaction or at the end of the day.
<i>group title multi dwelling</i>	land with 09 Land Use Code which contains multiple dwellings.
<i>group title single dwelling</i>	land with 09 Land Use Code which contains a single dwelling house only.
<i>group title vacant land</i>	land with 09 Land Use Code which does not contain any improvements.
<i>high-rise unit</i>	strata lots within a complex containing greater than four stories above the ground.
<i>land parcel or parcel of land</i>	a lot or any part of a lot which is registered with the Department of Resources and which is capable of being occupied separately regardless of whether a separate title is held for such lot or part of a lot.
<i>land use codes</i>	the land use codes used by council, derived from the Department of Resources detailed at Appendix 7.
<i>low-rise unit</i>	strata lots within a complex containing no more than four stories above the ground.
<i>multi dwelling</i>	dual occupancy, secondary dwelling or flats, on the same rateable lot (one valuation), categorised under land use code 03.
<i>non-residential purposes</i>	all purposes other than residential purposes .
<i>overdue rates</i>	has the meaning assigned to that term by section 132 of the <i>Local Government Regulation 2012</i> . Without limiting that definition, overdue rates generally means those rates and charges remaining unpaid after the due date for payment, as prescribed in a rate notice issued to ratepayers. Overdue rates excludes those rates and charges covered by an approved arrangement to pay where payments are being maintained in accordance with the approved arrangement.
<i>owner</i>	has the meaning given in the <i>Local Government Act 2009</i> for the term owner of land.
<i>predominant use</i>	the single use, or in the case of multiple usages, the main use, for which in the opinion of the council the property is being used or could potentially be used by virtue of the improvements or activities conducted upon the property .
<i>pensioner</i>	in accordance with the <i>Local Government Regulation 2012</i> , a person who is the holder of a pensioner concession card issued by the department of the Commonwealth responsible for administering the Social Security Act 1991 (Cwlth) or the Veterans' Entitlements Act 1986 (Cwlth).
<i>primary production purposes</i>	land used or available for the business or industry of grazing, dairying, pig farming, poultry farming, viticulture, orchard, apiculture, horticulture, aquaculture, vegetable growing, the growing of crops of any kind, forestry; or any other business or industry involving the cultivation of soils, the harvesting of crops or the rearing of livestock; <u>and</u> where a farming

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	concession is granted by the Department of Resources in accordance with Chapter 2, Part 2, Division 5, Subdivision 2 of the <i>Land Valuation Act 2010</i> .
<i>premises</i>	includes: (a) the whole or any part of any building, structure, or land (b) any construction works whether on private land, Crown land, council land or any public place.
<i>principal place of residence</i>	(A) a single dwelling house , single dwelling unit that is the place of residence at which at least one natural person who constitutes the owner/s of the land predominantly resides; or (B) a multi dwelling house or multi dwelling unit that is the place of residence where at least one owner is a pensioner who complies with the eligibility criteria contained in the Queensland Government’s Rate Subsidy Scheme predominantly resides. (C) rateable land within a community title scheme that is identified by land use code 08 community title scheme unit within a Retirement Village and the community title scheme unit is owned by the Retirement Village operator and occupied under a current lease of 90 years or more which specifies the unit occupant is responsible for payment of the General Rate. In establishing principal place of residence council may consider, but not be limited to, the owner’s declared address for electoral, taxation, government social security or national health registration purposes, or any other form of evidence deemed acceptable by the council. Without limiting the above meaning the following cases do not comply with the definition of a principal place of residence , namely a single dwelling house , a single dwelling unit , or a multi dwelling house or a multi dwelling unit that is: (a) not occupied by at least one person/s who constitutes the owner/s , but occupied by any other person/s, whether in return for rent or remuneration or not, including members of the owner’s family, unless the specific criteria (C) above applies; or (b) not occupied, whether permanently or temporarily for more than 120 days of the financial year , including for the purposes of renovation or redevelopment, except in the case where; (i) a premises being renovated remains the registered principal place of residence of the owner for electoral, taxation, government social security or national health registration purposes and that the owner/s do not own any other property which they claim to be their principal place of residence ; and (ii) a property is vacant due to the owner/s absence on an extended holiday, provided that the property remains vacant for the entire period of their absence. (iii) a property is vacant due to the owner/s absence due to work commitments, provided that the absence is confirmed in writing by the owner’s employer to council’s satisfaction and the property remains vacant or is occupied by immediate family members only during the period of the owner’s absence. (iv) The owner is absent due to medical reasons of the owner or a close relative and this is confirmed in writing by a health professional to council’s satisfaction. (c) not owned by a natural person, e.g. owned by a company, excepting where the ratepayer residing at the property as their principal place of residence is the company owner.

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	<p>(d) multi dwelling (dual occupancy or a secondary dwelling) on the same rateable lot (one valuation) whether or not the properties are attached (except as outlined in (B) above).</p> <p>(e) a property categorised as transitory accommodation within rating categories 16RT, 16UT, 17RT, 17UT, 18RT, 18UT, 19RT, 19UT, 27T, 29T.</p>
<i>principal residential purpose(s)</i>	<p>a dwelling house or dwelling unit used solely for a principal place of residence, not used as transitory accommodation, not containing any improvements of a non-residential nature nor comprising any non-residential or commercial activity unless such improvements or activity is limited to;</p> <p>(a) the owner/s working from home being either self-employed or working for their employer either permanently or temporarily, provided any such activity conforms with and does not exceed the Description and Identification set out in the Differential General Rates Table included in council's 2023/24 Revenue Statement, and/or</p> <p>(b) engaging in a hobby or pastime that involves the sale, manufacture or provision of goods or services and/or the reception of customers to view, purchase or consult on any such goods or services on site, including low-key/single, kerb-side sales and stalls, provided any such activity conforms with and does not exceed the Description and Identification set out in the Differential General Rates Table included in council's 2023/24 Revenue Statement.</p>
<i>property</i>	a parcel or parcels of land recorded together within council's systems for rating and charging purposes.
<i>rateable land</i>	has the meaning given in section 93(2) of the <i>Local Government Act 2009</i> .
<i>rateable value</i>	the value of land for the financial year as issued by the Department of Resources in accordance with the <i>Land Valuation Act 2010</i> .
<i>residential purpose(s)</i>	land that is in, or if it were categorised would be in, Differential Rating Categories 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 27, 27T, 28, 29, 29T or 30 as set out in the Differential General Rates Table included in council's 2023/24 Revenue Statement. Any residential premises that does not comply with the Description and Identification for Differential Rating Categories 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 27, 27T, 28, 29, 29T or 30 as set out in the Differential General Rates Table (Table 1) included in council's 2023/24 Revenue Statement, is deemed to be non-residential purposes .
<i>retirement lifestyle village</i>	land that is a single lot and not subject to a community title scheme or is a group title multi dwelling , and that is used to accommodate older members of the community or retired persons who are at least 50 years of age, and all persons occupy the land for a principal place of residence purpose and hold a long term licence/lease to occupy the land, and own the dwelling house/dwelling unit upon the land to which they hold a licence/lease to occupy. Excludes caravan parks and mixed uses i.e. only applicable to the single use of principal place of residence .
<i>retirement village</i>	a registered premise where older members of the community or retired persons reside, or are to reside, in independent living units or serviced units under a retirement village scheme in accordance with the <i>Retirement Villages Act 1999</i> .

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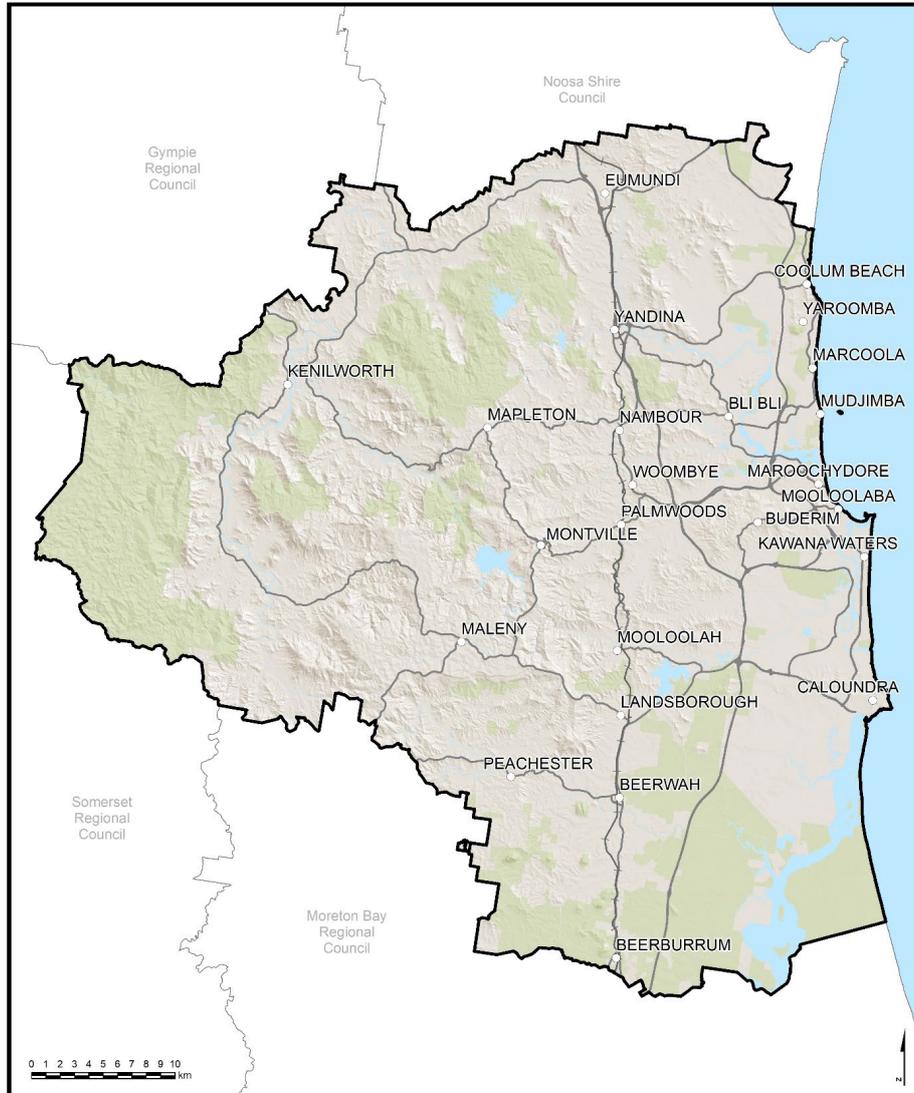
<i>rural</i>	the rural area shown on Map 2 (unshaded white areas), within the Sunshine Coast Regional Council local government area delineated on Map 2.
<i>secondary dwelling</i>	a dwelling used in conjunction with a dwelling house or dwelling unit on the same rateable lot (one valuation). For example, may be constructed under a dwelling house, be attached or freestanding from the dwelling house, may be a separate self-contained part of a dwelling house or dwelling unit .
<i>shopping centre purposes</i>	land which has a predominant use of major retail activities or retail warehouses.
<i>single dwelling</i>	land which contains a single dwelling house or a single dwelling unit only.
<i>strata lot</i>	a lot created pursuant to the <i>Body Corporate and Community Management Act 1997</i> , <i>Mixed Use Development Act 1993</i> , or similar strata title legislation.
<i>Sunshine Coast Airport and Sunshine Coast Airport Precinct</i>	land which is located within either the Sunshine Coast Airport or Sunshine Coast Airport Precinct, as identified in council's Planning Scheme, and is for activities associated, related or connected with the provision, management and operation of an airport facility; including passenger terminal, freight, car parking facilities, storage and industrial facilities. The intention of this description is to cover all properties used for a range of purposes located within the footprint of the Sunshine Coast Airport and Sunshine Coast Airport Precinct, an area as identified in Council's Planning Scheme.
<i>transitory accommodation</i>	<p>where a property is offered or available, or used, for rental in a temporary manner, generally associated with, but not limited to, holiday rental letting, typically for a rental period or rental periods of less than 42 consecutive days at any one time. (Note: Transitory Accommodation listings or advertising/ marketing, for example, on such as publicly available websites and/or with real estate agents, will constitute evidence of the property being offered or available).</p> <p>Without limiting the meaning the following is not transitory accommodation;</p> <p>(a) a room in a property that is offered or available, or used, for holiday rental letting within a principal place of residence and the owner/s reside at the property when the room is offered, available or used for holiday rental letting; or</p> <p>(b) a property with a documented tenancy agreement in place that meets the requirements of the <i>Residential Tenancies and Rooming Accommodation Act 2008</i> and the agreement is for a period of 42 consecutive days or more.</p> <p>For the purposes of clarity, where a multi dwelling is used to provide transitory accommodation the predominant use definition is applied. Without limiting the meaning, the following is a predominant use of transitory accommodation: where 50% or more of a dwelling house or dwelling unit or strata lot or multi-dwelling is offered or available as transitory accommodation, this includes where the users of the transitory accommodation may have access to other areas of the property, for example, living areas, parking space, gardens, pool, patios/decks etc.</p>
<i>urban</i>	the urban areas shown on Map 2 (shaded pink areas), within the Sunshine Coast Regional Council local government area delineated on Map 2.

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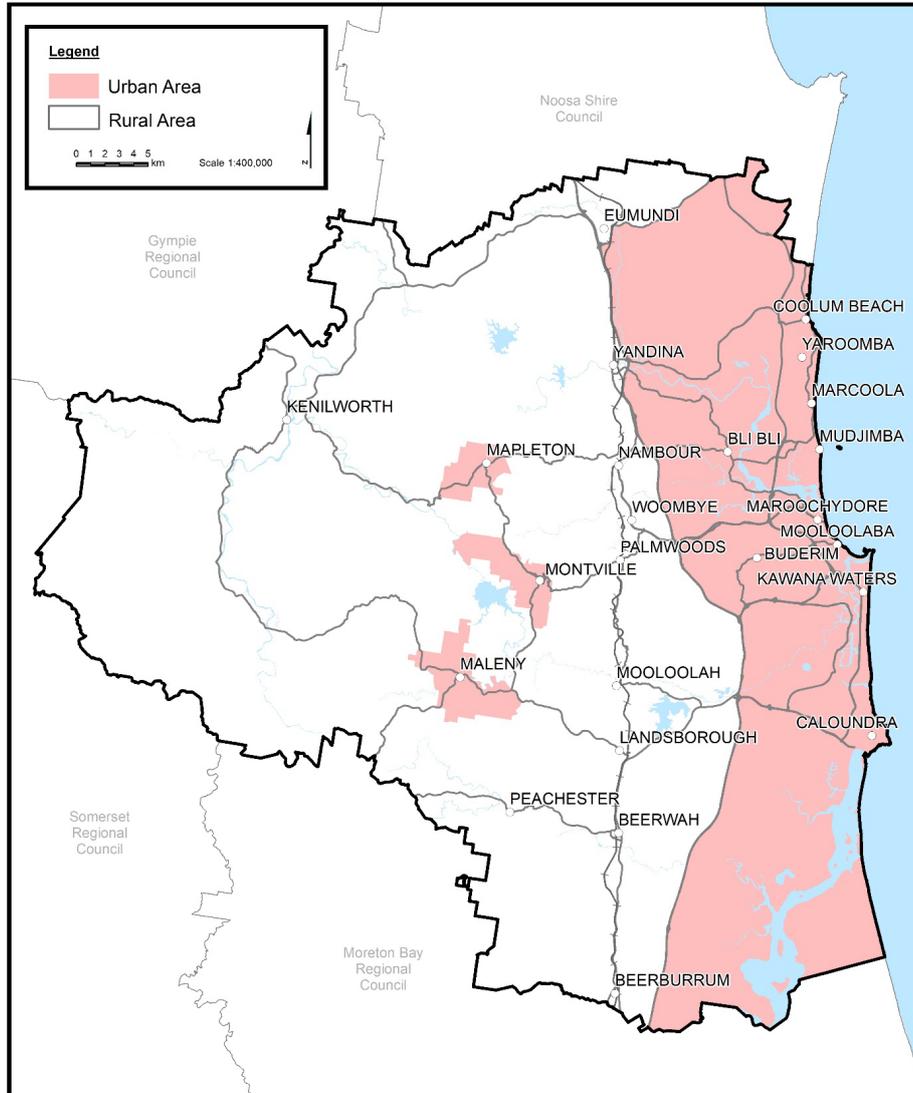
<i>vacant land</i>	land devoid of buildings or structures with the exception of outbuildings or other minor structures not designed or used for human habitation or occupation. It excludes land that is used for car parking or in conjunction with any commercial activity or commercial land use, examples of which include but are not limited to, heavy vehicle or machinery parking, outdoor storage areas, assembly areas or land used for <i>primary production purposes</i> . Commercial activities are rated within commercial & industrial rate categories 2RN, 2UN, 2R, 2U, 3R, 3U, 4U, 4R, 5, 25, 25A, 25B, 26 or for <i>primary production purposes</i> rate category 1 applies.
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Any terms not defined in this Revenue Statement will be as defined under the *Local Government Act 2009*, the *Local Government Regulation 2012* and supporting regulations and if not defined there the term will be given the meaning determined by council.

MAP 1 – Sunshine Coast Council Region



MAP 2 – Urban and Rural Areas



3. DIFFERENTIAL GENERAL RATES

3.1 Basis of Rates

Differential General Rates are to be levied under section 94 of the *Local Government Act 2009*. The rate so made will be applied to the rateable value of properties.

3.1.1 Outline

The Sunshine Coast Regional Council will use a system of differential general rating for the 2023/24 financial year.

3.1.2 Differential General Rates

Sunshine Coast Regional Council will not make a resolution limiting the increases in differential general rates for the 2023/24 financial year.

3.2 Rates to Apply

3.2.1 Explanation

The applicable Differential General Rates for the financial year ending 30 June 2024 are identified in *Table 2 Schedule of Rates*, as adopted in the 2023/24 Council budget. The rate will apply to the rateable value of lands which are within the Sunshine Coast Regional Council area as provided by the Department of Resources.

3.2.2 Differential General Rates

There will be 49 differential general rating categories in 2023/24. The categories and the relevant description and identification of those categories are outlined in *Table 1 Differential General Rates*.

For the purpose of making and levying differential general rates for the financial year on all rateable land in the regional council area, pursuant to section 81 of the *Local Government Regulation 2012* the council determines that:

- (a) the categories into which the rateable land in the regional council area is to be categorised are:
 - 1 Agricultural
 - 2RN Rural Commercial & Industrial with a rateable value from \$0 to \$110,000 RV*
 - 2UN Urban Commercial & Industrial with a rateable value from \$0 to \$103,000 RV
 - 2R Rural Commercial & Industrial with a rateable value from \$110,001 to \$210,000 RV
 - 2U Urban Commercial & Industrial with a rateable value from \$103,001 to \$210,000 RV
 - 3R Rural Commercial & Industrial with a rateable value from \$210,001 to \$500,000 RV
 - 3U Urban Commercial & Industrial with a rateable value from \$210,001 to \$500,000 RV
 - 4R Rural Commercial & Industrial with a rateable value greater than \$500,000
 - 4U Urban Commercial & Industrial with a rateable value greater than \$500,000
 - 4I Iconic Tourism, Entertainment/Leisure or Tourism Attraction related industry
 - 5 Extractive Industries
 - 6 Residential/Vacant Land/Other with a rateable value from \$0 to \$420,000 RV
 - 7 Residential/Vacant Land/Other with a rateable value from \$420,001 to \$650,000 RV
 - 8 Residential/Vacant Land/Other with a rateable value from \$650,001 to \$810,000 RV
 - 9 Residential/Vacant Land/Other with a rateable value from \$810,001 to \$930,000 RV
 - 10 Residential/Vacant Land/Other with a rateable value from \$930,001 to \$1,080,000 RV
 - 11 Residential/Vacant Land/Other with a rateable value from \$1,080,001 to \$1,200,000 RV
 - 12 Residential/Vacant Land/Other with a rateable value from \$1,200,001 to \$1,450,000 RV
 - 13 Residential/Vacant Land/Other with a rateable value from \$1,450,001 to \$1,750,000 RV
 - 14 Residential/Vacant Land/Other with a rateable value from \$1,750,001 to \$3,200,200 RV
 - 15 Residential/Vacant Land/Other with a rateable value over \$3,200,200

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- 16 Residential - Not Principal Place of Residence/Multi Dwelling with a rateable value from \$0 to \$595,000 RV
 - 16RT Residential - Rural Transitory Accommodation with a rateable value from \$0 to \$595,000 RV
 - 16UT Residential - Urban Transitory Accommodation with a rateable value from \$0 to \$595,000 RV
 - 17 Residential - Not Principal Place of Residence/Multi Dwelling with a rateable value from \$595,001 to \$715,000 RV
 - 17RT Residential - Rural Transitory Accommodation with a rateable value from \$595,001 to \$715,000 RV
 - 17UT Residential - Urban Transitory Accommodation with a rateable value from \$595,001 to \$715,000 RV
 - 18 Residential - Not Principal Place of Residence/Multi Dwelling with a rateable value from \$715,001 to \$1,070,000 RV
 - 18RT Residential - Rural Transitory Accommodation with a rateable value from \$715,001 to \$1,070,000 RV
 - 18UT Residential - Urban Transitory Accommodation with a rateable value from \$715,001 to \$1,070,000 RV
 - 19 Residential - Not Principal Place of Residence/Multi Dwelling with a rateable value over \$1,070,000 RV
 - 19RT Residential - Rural Transitory Accommodation with a rateable value over \$1,070,000
 - 19UT Residential - Urban Transitory Accommodation with a rateable value over \$1,070,000
 - 20 Vacant Land with a rateable value over \$1 million and total area greater than 1500 square metres.
 - 21 Lots less than 20 square metres, Pump Stations, Stock Grazing Permit, Strata Garage
 - 22 Land Subject to Chapter 2, Part 2, Division 5, Subdivision 3 of the *Land Valuation Act 2010*
 - 23 Retirement Villages & Nursing Homes
 - 24 Shopping Centres with a rateable value from \$3 million to \$6 million RV
 - 25 Shopping Centres with a rateable value from \$6,000,001 to \$10 million RV
 - 25A Shopping Centres with a rateable value from \$10,000,001 to \$20 million RV
 - 25B Shopping Centres with a rateable value from \$20,000,001 to \$45 million RV
 - 26 Shopping Centres with a rateable value over \$45 million
 - 27 High-rise Units - Not Principal Place of Residence
 - 27T High-rise Units - Transitory Accommodation
 - 28 High-rise Units - Principal Place of Residence
 - 29 Low-rise Units - Not Principal Place of Residence
 - 29T Low-rise Units - Transitory Accommodation
 - 30 Low-rise Units - Principal Place of Residence
 - 31 Other Significant Commercial & Industrial
- * RV- Rateable Valuation

(b) the description of the categories into which land is to be categorised are specified in the 'Description' and 'Identification' columns of Table 1 Differential General Rates.

3.2.3 Minimum Differential General Rates

Council has applied the rate in the dollar and minimum differential general rate levy as indicated in *Schedule of Rates Table 2*. Minimum Differential General Rates are levied pursuant to section 77 of the *Local Government Regulation 2012*.

3.2.4 Objecting to a Differential General Rate Category

In accordance with section 90(2) of the *Local Government Regulation 2012* the only ground for objecting to the rating category for the land is that the owner considers the land should belong to a different rate category.

In accordance with section 90(3) of the *Local Government Regulation 2012* the owner may object by giving the local government an objection notice. Section 90(4) of the *Local Government Regulation 2012* details the form an objection notice should take. Sunshine Coast Regional Council will assess differential general rate objections submitted on an approved form with the required supporting documentation.

Section 90(5) of the *Local Government Regulation 2012* specifies that the owner must give the objection notice within one of the following:

- (a) 30 days after the day when the rate notice was issued
- (b) a longer period that the local government allows.

Sunshine Coast Regional Council will only accept a differential general rate objection notice in the financial year for which the rates have been levied.

Adjustment to rates and charges as a result of a differential general rate objection notice will only be made for up to a maximum of twelve months prior to the current rating period in accordance with section 2.2, except for objection notices arising from the application of criteria (C) of the Principal Place of Residence definition detailed in section 2.8, which will only be made from the start of the period of the current rate notice.

3.2.5 Principal Place of Residence Exceptions

Where a land owner makes an objection under section 90 of the *Local Government Regulation 2012*, who:

- (a) owns a property categorised in Differential General Rate Category 16, 17, 18, 19, 27 and 29;
- (b) is using the *dual-occupancy* or *secondary dwelling* on the property to provide accommodation to a member of their immediate family; and
- (c) the family member being housed has special circumstances such as a physical or mental disability or safety and privacy concerns; or
- (d) in the case of a *dual-occupancy* or *secondary dwelling* only, all dwelling components (i.e. the main dwelling and the secondary dwelling) are verified as being occupied by the registered owners of the property who live in the dwelling components on a separate and independent basis,

the Council may, in its discretion, treat the property as their principal place of residence for the purposes of determining the Differential General Rate Category.

3.3 Concessions

Council pensioner concessions as mentioned in section 2.3 will be applied to this rate for qualifying ratepayers.

3.4 Notices

Section 2.1 of this Revenue Statement sets out the council billing frequency and method that will be applied to this rate.

Pursuant to section 81 of the *Local Government Regulation 2012*, the categories of rateable land, the description of those categories and, pursuant to sections 81(4) and 81(5) of the *Local Government Regulation 2012*, the method by which land is to be identified and included in the appropriate category is detailed within Table 1 below:

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
1. Agricultural		
1	<p>This category will apply where the land is:</p> <p>a. used for primary production purposes, or has the potential predominant use by virtue of its improvements or activities conducted upon the land of primary production purposes; and</p> <p>b. used for non-residential purposes, or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes.</p>	<p>Land to which the following land use codes apply:</p> <p>44 nursery garden centre 60 sheep grazing 61 sheep breeding 64 livestock grazing – breeding 65 livestock grazing – breeding and fattening 66 livestock grazing – fattening 67 goats 68 dairy cattle – quota milk 69 dairy cattle – non-quota milk 70 cream 71 oilseeds 73 grains 74 turf farm 75 sugar cane 76 tobacco 77 cotton 78 rice 79 orchard 80 tropical fruit 81 pineapple 82 vineyard 83 small crops and fodder irrigated 84 small crops & fodder non-irrigated 85 pigs 86 horses 87 poultry 88 forestry and logs 89 animals (special) 93 peanuts</p>
2RN. Rural Commercial & Industrial with a rateable value from \$0 to \$110,000		
2RN	<p>This category will apply where the land has a rateable value from \$0 to \$110,000 and is:</p> <p>a. used for non-residential purposes, or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes; and</p> <p>b. not included in category 4I, and</p> <p>c. located in a rural area as delineated on Map 2.</p>	<p>Land to which the following land use codes apply:</p> <p>07 guest house/private hotel/hostel/bed and breakfast 08 community title scheme unit(s) 09 group title multi dwelling or group title vacant land 10 combination of single or multiple dwellings/residential with single or multiple commercial/shop/office/food outlet 11 shop/office (single) with or without accommodation 12 shops – shopping group (more than 6 shops) 13 shops – shopping group (2 to 6 shops) 14 shops main retail 15 shop secondary retail 16 drive-in shopping centre 17 restaurant/fast food outlet 18 special tourist attraction 19 walkway/ramp 20 marina 22 car park 23 retail warehouse 24 sales area 25 office(s) 26 funeral parlour 27 private hospital/convalescent home (medical care)</p>

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Table 1 – Differential General Rates

Category	Description	Identification
		28 warehouse and bulk store 29 transport terminal 30 service station 31 oil depot 32 wharf 33 builder's yard/contractor's yard 34 cold store/ice works 35 general industry 36 light industry 37 noxious/offensive industry 38 advertising – hoarding 39 harbour industry 41 child care centre 42 hotel/tavern 43 motel 44 nursery/garden centre 45 theatres/cinemas 46 drive-in theatres 47 licensed club 48 sports club/facilities 49 caravan park 50 other club (non-business) 52 cemetery 89 animals (special), boarding kennels/cattery 91 transformers/utility installation
2UN. Urban Commercial & Industrial with a rateable value from \$0 to \$103,000		
2UN	This category will apply where the land has a rateable value from \$0 to \$103,000 and is: a. used for non-residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes ; and b. not included in category 41, and c. located in an urban area as delineated on Map 2.	Land to which the following land use codes apply: 07 guest house/private hotel/hostel/bed and breakfast 08 community title scheme unit(s) 09 group title multi dwelling or group title vacant land 10 combination of single or multiple dwellings/residential with single or multiple commercial/shop/office/food outlet 11 shop/office (single) with or without accommodation 12 shops – shopping group (more than 6 shops) 13 shops – shopping group (2 to 6 shops) 14 shops main retail 15 shop secondary retail 16 drive-in shopping centre 17 restaurant/fast food outlet 18 special tourist attraction 19 walkway/ramp 20 marina 22 car park 23 retail warehouse 24 sales area 25 office(s) 26 funeral parlour 27 private hospital/convalescent home (medical care) 28 warehouse and bulk store 29 transport terminal 30 service station 31 oil depot 32 wharf 33 builder's yard/contractor's yard 34 cold store/ice works

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
		35 general industry 36 light industry 37 noxious/offensive industry 38 advertising – hoarding 39 harbour industry 41 child care centre 42 hotel/tavern 43 motel 44 nursery/garden centre 45 theatres/cinemas 46 drive-in theatres 47 licensed club 48 sports club/facilities 49 caravan park 50 other club (non-business) 52 cemetery 89 animals (special), boarding kennels/cattery 91 transformers/utility installation
2R. Rural Commercial & Industrial with a rateable value from \$110,001 to \$210,000		
2R	This category will apply where the land has a rateable value from \$110,001 to \$210,000 and is: a. used for non-residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes ; and b. not included in category 4I, and c. located in a rural area as delineated on Map 2.	Land to which the following land use codes apply: 07 guest house/private hotel/hostel/bed and breakfast 08 community title scheme unit(s) 09 group title multi dwelling or group title vacant land 10 combination of single or multiple dwellings/residential with single or multiple commercial/shop/office/food outlet 11 shop/office (single) with or without accommodation 12 shops – shopping group (more than 6 shops) 13 shops – shopping group (2 to 6 shops) 14 shops main retail 15 shop secondary retail 16 drive-in shopping centre 17 restaurant/fast food outlet 18 special tourist attraction 19 walkway/ramp 20 marina 22 car park 23 retail warehouse 24 sales area 25 office(s) 26 funeral parlour 27 private hospital/convalescent home (medical care) 28 warehouse and bulk store 29 transport terminal 30 service station 31 oil depot 32 wharf 33 builder's yard/contractor's yard 34 cold store/ice works 35 general industry 36 light industry 37 noxious/offensive industry 38 advertising – hoarding 39 harbour industry 41 child care centre 42 hotel/tavern

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
		43 motel 44 nursery/garden centre 45 theatres/cinemas 46 drive-in theatres 47 licensed club 48 sports club/facilities 49 caravan park 50 other club (non-business) 52 cemetery 89 animals (special), boarding kennels/cattery 91 transformers/utility installation
2U. Urban Commercial & Industrial with a rateable value from \$103,001 to \$210,000		
2U	This category will apply where the land has a rateable value from \$103,001 to \$210,000 and is: a. used for non-residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes ; and b. not included in category 4I, and c. located in an urban area as delineated on Map 2.	Land to which the following land use codes apply: 07 guest house/private hotel/hostel/bed and breakfast 08 community title scheme unit(s) 09 group title multi dwelling or group title vacant land 10 combination of single or multiple dwellings/residential with single or multiple commercial/shop/office/food outlet 11 shop/office (single) with or without accommodation 12 shops – shopping group (more than 6 shops) 13 shops – shopping group (2 to 6 shops) 14 shops main retail 15 shop secondary retail 16 drive-in shopping centre 17 restaurant/fast food outlet 18 special tourist attraction 19 walkway/ramp 20 marina 22 car park 23 retail warehouse 24 sales area 25 office(s) 26 funeral parlour 27 private hospital/convalescent home (medical care) 28 warehouse and bulk store 29 transport terminal 30 service station 31 oil depot 32 wharf 33 builder's yard/contractor's yard 34 cold store/ice works 35 general industry 36 light industry 37 noxious/offensive industry 38 advertising – hoarding 39 harbour industry 41 child care centre 42 hotel/tavern 43 motel 44 nursery/garden centre 45 theatres/cinemas 46 drive-in theatres 47 licensed club 48 sports club/facilities 49 caravan park

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
		50 other club (non-business) 52 cemetery 89 animals (special), boarding kennels/cattery 91 transformers/utility installation
3R. Rural Commercial & Industrial with a rateable value from \$210,001 to \$500,000		
3R	This category will apply where the land has a rateable value from \$210,001 to \$500,000 and is: a. used for non-residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes ; and b. not included in category 4I, and c. located in a rural area as delineated on Map 2.	Land to which the following land use codes apply: 07 guest house/private hotel/hostel/bed and breakfast 08 community title scheme unit(s) 09 group title multi dwelling or group title vacant land 10 combination of single or multiple dwellings/residential with single or multiple commercial/shop/office/food outlet 11 shop/office (single) with or without accommodation 12 shops – shopping group (more than 6 shops) 13 shops – shopping group (2 to 6 shops) 14 shops main retail 15 shop secondary retail 16 drive-in shopping centre 17 restaurant/fast food outlet 18 special tourist attraction 19 walkway/ramp 20 marina 22 car park 23 retail warehouse 24 sales area 25 office(s) 26 funeral parlour 27 private hospital/convalescent home (medical care) 28 warehouse and bulk store 29 transport terminal 30 service station 31 oil depot 32 wharf 33 builder's yard/contractor's yard 34 cold store/ice works 35 general industry 36 light industry 37 noxious/offensive industry 38 advertising – hoarding 39 harbour industry 41 child care centre 42 hotel/tavern 43 motel 44 nursery/garden centre 45 theatres/cinemas 46 drive-in theatres 47 licensed club 48 sports club/facilities 49 caravan park 50 other club (non-business) 52 cemetery 89 animals (special), boarding kennels/cattery 91 transformers/utility installation

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
3U. Urban Commercial & Industrial with a rateable value from \$210,001 to \$500,000		
3U	<p>This category will apply where the land has a rateable value from \$210,001 to \$500,000 and is:</p> <p>a. used for non-residential purposes, or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes; and</p> <p>b. not included in category 4I, and</p> <p>c. located in an urban area as delineated on Map 2.</p>	<p>Land to which the following land use codes apply:</p> <p>07 guest house/private hotel/hostel/bed and breakfast</p> <p>08 community title scheme unit(s)</p> <p>09 group title multi dwelling or group title vacant land</p> <p>10 combination of single or multiple dwellings/residential with single or multiple commercial/shop/office/food outlet</p> <p>11 shop /office (single) with or without accommodation</p> <p>12 shops – shopping group (more than 6 shops)</p> <p>13 shops – shopping group (2 to 6 shops)</p> <p>14 shops main retail</p> <p>15 shop secondary retail</p> <p>16 drive-in shopping centre</p> <p>17 restaurant/ fast food outlet</p> <p>18 special tourist attraction</p> <p>19 walkway/ramp</p> <p>20 marina</p> <p>22 car park</p> <p>23 retail warehouse</p> <p>24 sales area</p> <p>25 office(s)</p> <p>26 funeral parlour</p> <p>27 private hospital/convalescent home (medical care)</p> <p>28 warehouse and bulk store</p> <p>29 transport terminal</p> <p>30 service station</p> <p>31 oil depot</p> <p>32 wharf</p> <p>33 builder's yard/contractor's yard</p> <p>34 cold store/ice works</p> <p>35 general industry</p> <p>36 light industry</p> <p>37 noxious/offensive industry</p> <p>38 advertising – hoarding</p> <p>39 harbour industry</p> <p>41 child care centre</p> <p>42 hotel/tavern</p> <p>43 motel</p> <p>44 nursery/garden centre</p> <p>45 theatres/cinemas</p> <p>46 drive-in theatres</p> <p>47 licensed club</p> <p>48 sports club/facilities</p> <p>49 caravan park</p> <p>50 other club (non-business)</p> <p>52 cemetery</p> <p>89 animals (special), boarding kennels/cattery</p> <p>91 transformers/utility installation</p>
4R. Rural Commercial & Industrial with a rateable value greater than \$500,000		
4R	<p>This category will apply where the land has a rateable value greater than \$500,000; or, for land used for shops main retail, shop secondary retail, drive in shopping centre or retail warehouse (land use codes 14, 15, 16, 23 refer) where the land has</p>	<p>Land to which the following land use codes apply:</p> <p>07 guest house/private hotel/hostel/bed and breakfast</p> <p>08 community title scheme unit(s)</p>

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Table 1 – Differential General Rates

Category	Description	Identification
	a rateable value greater than \$500,000 and less than \$3,000,000; and is:	09 group title multi dwelling or group title vacant land
	a. used for non-residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes ; and	10 combination of single or multiple dwellings/residential with single or multiple commercial/shop/office/food outlet
	b. not included in category 1, 4I, 24, 25, 25A, 25B, 26; and	11 shop/office (single) with or without accommodation
	c. located in a rural area as delineated on Map 2.	12 shops – shopping group (more than 6 shops)
		13 shops – shopping group (2 to 6 shops)
		14 shops main retail
		15 shop secondary retail
		16 drive-in shopping centre
		17 restaurant/ fast food outlet
		18 special tourist attraction
		19 walkway/ramp
		20 marina
		22 car park
		23 retail warehouse
		24 sales area
		25 office(s)
		26 funeral parlour
		27 private hospital/convalescent home (medical care)
		28 warehouse and bulk store
		29 transport terminal
		30 service station
		31 oil depot
		32 wharf
		33 builder's yard/contractor's yard
		34 cold store/ice works
		35 general industry
		36 light industry
		37 noxious/offensive industry
		38 advertising – hoarding
		39 harbour industry
		41 child care centre
		42 hotel/tavern
		43 motel
		44 nursery/garden centre
		45 theatres/cinemas
		46 drive-in theatres
		47 licensed club
		48 sports club/facilities
		49 caravan park
		50 other club (non-business)
		52 cemetery
		89 animals (special), boarding kennels/cattery
		91 transformers/utility installation
4U. Urban Commercial & Industrial with a rateable value greater than \$500,000		
4U	This category will apply where the land has a rateable value greater than \$500,000; or, for land used for shops main retail, shop secondary retail, drive in shopping centre or retail warehouse (land use codes 14, 15, 16, 23 refer) where the land has a rateable value greater than \$500,000 and less than \$3,000,000; and is:	Land to which the following land use codes apply:
	a. used for non-residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes ; and	07 guest house/private hotel/hostel/bed and breakfast
		08 community title scheme unit(s)
		09 group title multi dwelling or group title vacant land
		10 combination of single or multiple dwellings/residential with single or multiple commercial/shop/office/food outlet

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Table 1 – Differential General Rates

Category	Description	Identification
	<p>b. not included in category 1, 4I, 24, 25, 25A, 25B, 26; and</p> <p>c. located in an urban area as delineated on Map 2.</p>	<p>11 shop/office (single) with or without accommodation</p> <p>12 shops – shopping group (more than 6 shops)</p> <p>13 shops – shopping group (2 to 6 shops)</p> <p>14 shops main retail</p> <p>15 shop secondary retail</p> <p>16 drive-in shopping centre</p> <p>17 restaurant/ fast food outlet</p> <p>18 special tourist attraction</p> <p>19 walkway/ramp</p> <p>20 marina</p> <p>22 car park</p> <p>23 retail warehouse</p> <p>24 sales area</p> <p>25 office(s)</p> <p>26 funeral parlour</p> <p>27 private hospital/convalescent home (medical care)</p> <p>28 warehouse and bulk store</p> <p>29 transport terminal</p> <p>30 service station</p> <p>31 oil depot</p> <p>32 wharf</p> <p>33 builder’s yard/contractor’s yard</p> <p>34 cold store/ice works</p> <p>35 general industry</p> <p>36 light industry</p> <p>37 noxious/offensive industry</p> <p>38 advertising – hoarding</p> <p>39 harbour industry</p> <p>41 child care centre</p> <p>42 hotel/tavern</p> <p>43 motel</p> <p>44 nursery/garden centre</p> <p>45 theatres/cinemas</p> <p>46 drive-in theatres</p> <p>47 licensed club</p> <p>48 sports club/facilities</p> <p>49 caravan park</p> <p>50 other club (non-business)</p> <p>52 cemetery</p> <p>89 animals (special), boarding kennels/cattery</p> <p>91 transformers/utility installation</p>
4I. Iconic Tourism, Entertainment / Leisure or Tourism Attraction related industry		
4I	<p>This category will apply where the land is; used for special tourism attraction purposes (land use code 18 refers) and has a rateable value greater than \$850,000; used for licensed club purposes (land use code 47 refers) and has a rateable value greater than \$1,600,000; used for sports club/facility purposes (land use code 48 refers) and has a rateable value greater than \$4,900,000; used for race course purposes (land use code 56 refers) with a rateable value over \$3,200,000; and is;</p> <p>a. used for non-residential purposes, or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes; and</p> <p>b. used for iconic tourism activities or entertainment/leisure activities, or tourism</p>	<p>Land to which one of the following land use codes apply</p> <p>18 special tourist attraction</p> <p>47 licensed club</p> <p>48 sports club/facilities</p> <p>56 race course</p> <p>and one of the following property numbers apply; property number 166386 Big Kart Track, property number 239029 The Big Pineapple, property number 120180 Nambour RSL (Returned and Services League), property number 43000 Sea Life Sunshine Coast, property number 29377 The Ginger Factory, property number 106063 Maroochy RSL (Returned and Services League), property number 220902 Caloundra RSL (Returned and Services League), property number 221819</p>

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
	attraction activities or tourism related industry purposes or entertainment/leisure related industry purposes or tourism attraction related industry purposes.	Sunshine Coast Turf Club, property number 171510 Aussie World and The Pub, property number 223890 Pelican Waters Golf Club, property number 233443 Australia Zoo, property number 14232 Palmer Coolum Resort and property number 122307 Twin Waters Resort.
5. Extractive Industries		
5	a. This category will apply where the land is used for non-residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of non-residential purposes ; and b. is used for extractive industry purposes. c.	Land to which the following land use codes apply: 40 extractive industry
6. Residential/Vacant Land/Other with a rateable value from \$0 to \$420,000		
6	Applies to land with a rateable value from \$0 to \$420,000, not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	
7. Residential/Vacant Land/Other with a rateable value from \$420,001 to \$650,000		
7	Applies to land with a rateable value from \$420,001 to \$650,000, not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	
8. Residential/Vacant Land/Other with a rateable value from \$650,001 to \$810,000		
8	Applies to land with a rateable value from \$650,001 to \$810,000, not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	
9. Residential/Vacant Land/Other with a rateable value from \$810,001 to \$930,000		
9	Applies to land with a rateable value from \$810,001 to \$930,000 not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
10. Residential/Vacant Land/Other with a rateable value from \$930,001 to \$1,080,000		
10	Applies to land with a rateable value from \$930,001 to \$1,080,000 not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	
11. Residential/Vacant Land/Other with a rateable value from \$1,080,001 to \$1,200,000		
11	Applies to land with a rateable value from \$1,080,001 to \$1,200,000 not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	
12. Residential/Vacant Land/Other with a rateable value from \$1,200,001 to \$1,450,000		
12	Applies to land with a rateable value from \$1,200,001 to \$1,450,000 not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	
13. Residential/Vacant Land/Other with a rateable value from \$1,450,001 to \$1,750,000		
13	Applies to land with a rateable value from \$1,450,001 to \$1,750,000 not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	
14. Residential/Vacant Land/Other with a rateable value from \$1,750,001 to \$3,200,200		
14	Applies to land with a rateable value from \$1,750,001 to \$3,200,200 not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	
15. Residential/Vacant Land/Other with a rateable value over \$3,200,200		
15	Applies to land with a rateable value over \$3,200,200 not otherwise included in the following categories: 1, 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 20, 21, 22, 23, 24, 25, 25A, 25B, 26, 27, 27T, 28, 29, 29T, 30 or 31.	

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
16. Residential - Not Principal Place of Residence/Multi Dwelling with a rateable value from \$0 to \$595,000		
16	This category will apply where the land has a rateable value from \$0 to \$595,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. not used as a principal place of residence and; d. does not fall into category 16RT or 16UT.	Land, to which the following land use codes apply: 02 single dwelling, 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling, 09 group title multi dwelling or group title single dwelling .
16RT. Residential - Rural Transitory Accommodation with a rateable value from \$0 to \$595,000		
16RT	This category will apply where the land has a rateable value from \$0 to \$595,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. is defined as transitory accommodation ; and c. located in a rural area as delineated on Map 2.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling
16UT. Residential - Urban Transitory Accommodation with a rateable value from \$0 to \$595,000		
16UT	This category will apply where the land has a rateable value from \$0 to \$595,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. is defined as transitory accommodation ; and c. located in an urban area as delineated on Map 2.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling
17. Residential - Not Principal Place of Residence/Multi Dwelling with a rateable value from \$595,001 to \$715,000		
17	This category will apply where the land has a rateable value from \$595,001 to \$715,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. not used as a principal place of residence and; c. does not fall into category 17RT or 17UT.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling
17RT. Residential - Rural Transitory Accommodation with a rateable value from \$595,001 to \$715,000		
17RT	This category will apply where the land has a rateable value from \$595,001 to \$715,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
	b. is defined as transitory accommodation ; and c. located in a rural area as delineated on Map 2.	09 group title multi dwelling or group title single dwelling
17UT. Residential - Urban Transitory Accommodation with a rateable value from \$595,001 to \$715,000		
17UT	This category will apply where the land has a rateable value from \$595,001 to \$715,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. is defined as transitory accommodation ; and c. located in an urban area as delineated on Map 2.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling
18. Residential - Not Principal Place of Residence/Multi Dwelling with a rateable value from \$715,001 to \$1,070,000		
18	This category will apply where the land has a rateable value from \$715,001 to \$1,070,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. not used as a principal place of residence and; c. does not fall into category 18RT or 18UT.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling
18RT. Residential - Rural Transitory Accommodation with a rateable value from \$715,001 to \$1,070,000		
18RT	This category will apply where the land has a rateable value from \$715,001 to \$1,070,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. is defined as transitory accommodation ; and c. located in a rural area as delineated on Map 2.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling
18UT. Residential - Urban Transitory Accommodation with a rateable value from \$715,001 to \$1,070,000		
18UT	This category will apply where the land has a rateable value from \$715,001 to \$1,070,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. is defined as transitory accommodation ; and c. located in an urban area as defined in Map 2.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling

Table 1 – Differential General Rates

Category	Description	Identification
19. Residential - Not Principal Place of Residence/Multi Dwelling with a rateable value over \$1,070,000		
19	This category will apply where the land has a rateable value over \$1,070,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. not used as a principal place of residence c. does not fall into category 19RT or 19UT.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling
19RT. Residential - Rural Transitory Accommodation with a rateable value over \$1,070,000		
19RT	This category will apply where the land has a rateable value over \$1,070,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. is defined as transitory accommodation ; and d. located in a rural area as delineated on Map 2.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling
19UT. Residential - Urban Transitory Accommodation with a rateable value over \$1,070,000		
19UT	This category will apply where the land has a rateable value over \$1,070,000 and is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. is defined as transitory accommodation ; and c. located in an urban area as delineated on Map 2.	Land to which the following land use codes apply: 02 single dwelling 03 multi dwelling (dual occupancy, secondary dwelling or flats) 05 large homesite - dwelling 09 group title multi dwelling or group title single dwelling
20. Vacant Land with a rateable value over \$1 million and total area greater than 1500 square metres		
20	This category will apply where one or more parcels of land that is valued together and is vacant land with a total area greater than 1500 square metres and the rateable value is greater than \$1 million.	Land to which the following land use codes apply: 01 vacant land 04 large homesite - vacant 06 outbuildings
21. Lots less than 20 square metres, Pump Stations, Stock Grazing Permit, Strata Garage		
21	This category will apply where the land is: a. subject to a Stock Grazing Permit; b. a Pump Station; or c. a small lot or strata garage less than 20 square metres.	

Table 1 – Differential General Rates

Category	Description	Identification
22. Land Subject to Chapter 2, Part 2, Division 5, Subdivision 3 of the Land Valuation Act 2010		
22	This category will apply where the land is subject to Chapter 2, Part 2, Division 5, Subdivision 3 of the Land Valuation Act 2010.	Land to which the following <i>land use codes</i> apply: 72 vacant land – valuation discounted subdivided land.
23. Retirement Villages & Nursing Homes		
23	This category will apply where the land is used for <i>retirement village</i> purposes or <i>retirement lifestyle village</i> purposes or nursing home purposes, or has the potential <i>predominant use</i> by virtue of its improvements or activities conducted upon the land.	Land to which the following <i>land use codes</i> apply: 21 <i>retirement village</i> , aged people home (non-medical care or mixed medical and non-medical care). 211 <i>retirement lifestyle village</i>
24. Shopping Centres with a rateable value from \$3 million to \$6 million		
24	This category will apply where the land has a rateable value from \$3 million to \$6 million and is used for <i>shopping centre purposes</i> , or has the potential <i>predominant use</i> by virtue of its improvements or activities conducted upon the land of <i>shopping centre purposes</i> .	Land to which the following <i>land use codes</i> apply: 14 shops main retail 15 shop (secondary retail) 16 drive-in shopping centre 23 retail warehouse
25. Shopping Centres with a rateable value from \$6,000,001 to \$10 million		
25	This category will apply where the land has a rateable value from \$6,000,001 to \$10 million and is used for <i>shopping centre purposes</i> , or has the potential <i>predominant use</i> by virtue of its improvements or activities conducted upon the land of <i>shopping centre purposes</i> .	Land to which the following <i>land use codes</i> apply: 14 shops main retail 15 shop (secondary retail) 16 drive-in shopping centre 23 retail warehouse
25A. Shopping Centres with a rateable value from \$10,000,001 to \$20 million		
25A	This category will apply where the land has a rateable value from \$10,000,001 to \$20 million and is used for <i>shopping centre purposes</i> , or has the potential <i>predominant use</i> by virtue of its improvements or activities conducted upon the land of <i>shopping centre purposes</i> .	Land to which the following <i>land use codes</i> apply: 14 shops main retail 15 shop (secondary retail) 16 drive-in shopping centre 23 retail warehouse
25B. Shopping Centres with a rateable value from \$20,000,001 to \$45 million		
25B	This category will apply where the land has a rateable value from \$20,000,001 to \$45 million and is used for <i>shopping centre purposes</i> , or has the potential <i>predominant use</i> by virtue of its improvements or activities conducted upon the land of <i>shopping centre purposes</i> .	Land to which the following <i>land use codes</i> apply: 14 shops main retail 15 shop (secondary retail) 16 drive-in shopping centre 23 retail warehouse

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Table 1 – Differential General Rates

Category	Description	Identification
26. Shopping Centres with a rateable value over \$45 million		
26	This category will apply where the land has a rateable value over \$45 million and is used for shopping centre purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of shopping centre purposes .	Land to which the following land use codes apply: 14 shops main retail 15 shop (secondary retail) 16 drive-in shopping centre 23 retail warehouse
27. High-rise Units - Not Principal Place of Residence		
27	This category will apply where the land is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. part of a community title scheme with a high rise unit or group title multi dwelling with a high rise unit ; and c. not used as a principal place of residence ; and d. does not fall into category 27T.	Land to which the following land use codes apply: 08 community title scheme unit(s) 09 group title multi dwelling unit
27T. High-rise Units - Transitory Accommodation		
27T	This category will apply where the land is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. part of a community title scheme with a high rise unit or group title multi dwelling with a high rise unit ; and c. is defined as transitory accommodation .	Land to which the following land use codes apply: 08 community title scheme unit(s) 09 group title multi dwelling unit
28. High-rise Units - Principal Place of Residence		
28	This category will apply where the land is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. part of a community title scheme with a high rise unit or group title multi dwelling with a high rise unit ; and c. used as a principal place of residence .	Land to which the following land use codes apply: 08 community title scheme unit(s) 09 group title multi dwelling unit
29. Low-rise Units - Not Principal Place of Residence		
29	This category will apply where the land is: a. used for residential purposes , or has the potential predominant use by virtue of its improvements or activities conducted upon the land of residential purposes ; and b. part of a community title scheme with a low rise unit or group title multi dwelling with a low rise unit ; and	Land to which the following land use codes apply: 08 community title scheme unit(s) 09 group title multi dwelling unit

Sunshine Coast Council – 2023/24 Revenue Statement

Table 1 – Differential General Rates

Category	Description	Identification
	c. not used as a <i>principal place of residence</i> ; and d. does not fall into category 29T.	
29T. Low-rise Units - Transitory Accommodation		
29T	This category will apply where the land is: a. used for <i>residential purposes</i> , or has the potential <i>predominant use</i> by virtue of its improvements or activities conducted upon the land of <i>residential purposes</i> ; and b. part of a <i>community title scheme</i> with a <i>low rise unit</i> or <i>group title multi dwelling</i> with a <i>low rise unit</i> ; and c. is defined as <i>transitory accommodation</i> .	Land to which the following <i>land use codes</i> apply: 08 <i>community title scheme</i> unit(s) 09 <i>group title multi dwelling</i> unit
30. Low-rise Units - Principal Place of Residence		
30	This category will apply where the land is: a. used for <i>residential purposes</i> , or has the potential <i>predominant use</i> by virtue of its improvements or activities conducted upon the land of <i>residential purposes</i> ; and b. part of a <i>community title scheme</i> with a <i>low rise unit</i> or <i>group title multi dwelling</i> with a <i>low rise unit</i> ; and c. used as a <i>principal place of residence</i> .	Land to which the following <i>land use codes</i> apply: 08 <i>community title scheme</i> unit(s) 09 <i>group title multi dwelling</i> unit
31. Other Significant Commercial & Industrial		
31	This category will apply where the land is located within the Sunshine Coast Airport Precinct and is used for an airport or other significant industry or <i>non-residential purposes</i> .	Land to which the following <i>land use codes</i> apply: 100 Sunshine Coast Airport, Sunshine Coast Airport Precinct

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Table 2 - Schedule of Rates

Category		Differential General Rate cents in dollar	Minimum Differential General Rate
1	Agricultural	0.3818	\$1,406.50
2RN	Rural Commercial & Industrial - \$0 to \$110,000 RV*	1.4494	\$1,528
2UN	Urban Commercial & Industrial - \$0 to \$103,000 RV	1.5525	\$1,530
2R	Rural Commercial & Industrial - \$110,001 to \$210,000 RV	0.8799	\$1,595
2U	Urban Commercial & Industrial - \$103,001 to \$210,000 RV	0.9957	\$1,600
3R	Rural Commercial & Industrial - \$210,001 to \$500,000 RV	0.8051	\$1,849
3U	Urban Commercial & Industrial - \$210,001 to \$500,000 RV	0.9003	\$2,091
4R	Rural Commercial & Industrial - over \$500,000 RV	0.8041	\$4,026
4U	Urban Commercial & Industrial - over \$500,000 RV	0.9001	\$4,503
4I	Iconic Tourism, Entertainment / Leisure or Tourism Attraction related industry	0.9540	\$10,131
5	Extractive Industries	0.6590	\$2,060
6	Residential/Vacant Land/Other - \$0 to \$420,000 RV	0.3712	\$1,406.50
7	Residential/Vacant Land/Other - \$420,001 to \$650,000 RV	0.3180	\$1,559.10
8	Residential/Vacant Land/Other - \$650,001 to \$810,000 RV	0.2989	\$2,067
9	Residential/Vacant Land/Other - \$810,001 to \$930,000 RV	0.2985	\$2,422
10	Residential/Vacant Land/Other - \$930,001 to \$1,080,000 RV	0.2984	\$2,777
11	Residential/Vacant Land/Other - \$1,080,001 to \$1,200,000 RV	0.2983	\$3,223
12	Residential/Vacant Land/Other - \$1,200,001 to \$1,450,000 RV	0.2828	\$3,580
13	Residential/Vacant Land/Other - \$1,450,001 to \$1,750,000 RV	0.2818	\$4,101
14	Residential/Vacant Land/Other - \$1,750,001 to \$3,200,200 RV	0.2527	\$4,932
15	Residential/Vacant Land/Other - over \$3,200,200 RV	0.2459	\$8,087
16	Residential - Not Principal Place of Residence/Multi Dwelling - \$0 to \$595,000 RV	0.4192	\$1,689
16RT	Residential - Rural Transitory Accommodation - \$0 to \$595,000 RV	0.9384	\$2,813
16UT	Residential - Urban Transitory Accommodation - \$0 to \$595,000 RV	0.9671	\$3,093
17	Residential - Not Principal Place of Residence/Multi Dwelling - \$595,001 to \$715,000 RV	0.3665	\$2,495
17RT	Residential - Rural Transitory Accommodation - \$595,001 to \$715,000 RV	0.8049	\$5,584
17UT	Residential - Urban Transitory Accommodation - \$595,001 to \$715,000 RV	0.8865	\$5,755
18	Residential - Not Principal Place of Residence/Multi Dwelling - \$715,001 to \$1,070,000 RV	0.3664	\$2,621
18RT	Residential - Rural Transitory Accommodation - \$715,001 to \$1,070,000 RV	0.8049	\$5,756
18UT	Residential - Urban Transitory Accommodation - \$715,001 to \$1,070,000 RV	0.8439	\$6,339
19	Residential - Not Principal Place of Residence/Multi Dwelling - over \$1,070,000 RV	0.3663	\$3,921
19RT	Residential - Rural Transitory Accommodation - over \$1,070,000 RV	0.8102	\$8,613
19UT	Residential - Urban Transitory Accommodation - over \$1,070,000 RV	0.8600	\$9,030
20	Vacant Land with a rateable value over \$1 million and total area greater than 1500 square metres	0.7132	\$9,235
21	Stock Grazing Permits, Pump Stations and small lots less than 20 square metres	0.6583	\$208

Sunshine Coast Council – 2023/24 Revenue Statement

22	Land which is subject to Chapter 2, Part 2, Division 5, Subdivision 3 of the <i>Land Valuation Act 2010</i>	0.2227	No Min.
23	Retirement Villages & Nursing Homes	0.6096	\$1,406.50
24	Shopping Centres - \$3 million to \$6 million RV	1.5554	\$55,373
25	Shopping Centres - \$6,000,001 to \$10 million RV	1.5538	\$93,325
25A	Shopping Centres - \$10,000,001 to \$20 million RV	1.8433	\$155,381
25B	Shopping Centres - \$20,000,001 to \$45 million RV	1.8430	\$368,660
26	Shopping Centres - over \$45 million RV	3.1656	\$2,198,935
27	High-rise Units - Not Principal Place of Residence	1.0985	\$2,605
27T	High-rise Units - Transitory Accommodation	2.3425	\$4,315
28	High-rise Units - Principal Place of Residence	1.0257	\$2,157
29	Low-rise Units - Not Principal Place of Residence	0.6657	\$1,689
29T	Low-rise Units - Transitory Accommodation	1.6254	\$2,813
30	Low-rise Units - Principal Place of Residence	0.5569	\$1,406.50
31	Other Significant Commercial & Industrial	0.3074	No Min.
*RV – Rateable Valuation			

Where two or more concurrent valuations have been issued affecting a property which consists of one block of land, and, as a result, two or more rate assessments will apply to the subject property, such assessments will be levied in such a manner that the minimum differential general rate will apply only to the combined total of the rateable valuations for the subject property.

4. SPECIAL RATES AND CHARGES

4.1 Montville Beautification Levy

4.1.1 Basis of Rate

The Montville Beautification Levy is a special rate to be levied under section 94(1)(b)(i) of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012*. The Overall Plan and Annual Implementation Plan for the Montville Beautification Levy is included as *Appendix 1*.

4.1.2 Rate to Apply

The applicable rate for the financial year ended 30 June 2024 will be 0.0983 cents in the dollar of rateable valuation with a minimum of \$292 per annum as adopted in the 2023/24 budget. The rate so made will be applied to all rateable land including *strata lots* within the benefited area delineated on Map A in *Appendix 1*, being properties on Main Street between Western Avenue and Hoffman Close, Montville. These properties are in the Montville Town Centre Beautification and Improvement Project benefit area.

4.1.3 Basis of Charge Calculation

Council considers that the rateable land described above, or its occupier specially benefits or will specially benefit, or has or will have special access to, the service, facility or activity supplied or provided through:

- the design, development and provision of the works for, and/or works for access to, the Montville Town Centre, including beautification and improvements over and above the standard level of service applied by Council;
- managing, operating and developing the Montville Town Centre Beautification and Improvement Project undertaken or proposed to be undertaken by the council, which provides increased accessibility and amenity over and above the standard level of service applied by Council.

4.1.4 Concessions

Council pensioner concessions as mentioned in section 2.3 will NOT be applied to this rate.

4.1.5 Notices

Sections 2.1 and 2.2 of this Revenue Statement sets out the council billing frequency and method that will be applied to this rate.

4.2 Twin Waters Maintenance Charge

4.2.1 Basis of Charge

The Twin Waters Maintenance Charge is a special charge to be levied under section 94(1)(b)(i) of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012*. The Overall Plan and Annual Implementation Plan for the Twin Waters Maintenance Charge is included as *Appendix 2*.

4.2.2 Charge to Apply

The applicable charges for the financial year ended 30 June 2024 will be as follows:

Details	Amount
Living Choice Twin Waters Retirement Village (property number 89200)	\$1,344
Twin Waters Aged Care Home (property number 247510)	\$647
All other properties	\$130

The charges so made will be applied to all rateable land including *strata lots* within the benefited area delineated on Map B in *Appendix 2*.

4.2.3 Basis of Charge Calculation

Council considers that the rateable land described above or its occupier specially benefits or will specially benefit from, or has or will have special access to, the service, facility or activity supplied or provided through the provision of landscaping and maintenance services in the *Twin Waters*

Maintenance Charge Benefit Area over and above the standard level of service applied by Council. Further, due to their size and number of residents, the amount of the special charge applicable to the Twin Waters Aged Care Home (property number 247510) and the Living Choice Twin Waters Retirement Village (property number 89200) is larger than the special charge payable by other rateable land to which the Overall Plan applies.

4.2.4 Concessions

Council pensioner concessions as shown in section 2.3 will NOT be applied to this charge.

4.2.5 Notices

Sections 2.1 and 2.2 of this Revenue Statement sets out the council billing frequency and method that will be applied to this charge.

4.3 Rural Fire Charge

4.3.1 Basis of Charge

The Rural Fire Charge is a special charge to be levied under section 94(1)(b)(i) of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012*. The Rural Fire Charge is levied for the purpose of assisting the Rural Fire Brigades in the areas where the charge is applied with the operations, maintenance and provision of buildings, land and/or equipment for those Rural Fire Brigades. The Overall Plan for the Rural Fire Charge is included as *Appendix 3*. All funds raised from this special charge are forwarded to the Rural Fire Brigade Group. Council considers that in the areas where the charge is applied, detailed below, the rateable land or its occupier, specially benefits from the fire emergency response capability that is provided by the Rural Fire Brigades, whose capability would be substantially or completely diminished if the Rural Fire Brigades did not receive the funding provided by Council as a direct consequence of the levying of the special charge.

4.3.2 Charge to Apply

The land to which this charge is to be applied is identified by the Gazetted Rural Fire Brigade area maps for each particular Rural Fire Brigade area. All such lands are deemed to benefit from this charge as a result of the Rural Fire Brigade operating in the area. Properties which fall within the boundaries of two Rural Fire Brigades will only be levied a charge for one Rural Fire Brigade. Such charges will apply to all rateable land within the Rural Fire Brigade areas which are listed in the table at 4.3.4 except for the exclusions as listed below.

4.3.3 Exclusions

That land which is both:

- owned or otherwise under the control of the council but not leased; OR that land which is specifically excluded from the provision of such a service by council; and
- within the Emergency Management Levy Classes A to D (as per Schedule 1 - *Fire and Rescue Service Regulation 2011*).

4.3.4 Basis of Charge Calculation

The charge will be a set charge specified below per rateable land within the Rural Fire Brigade area.

Rural Fire Charge

Rural Fire Brigade Area	Annual Charge
Belli Park	\$25
Bli Bli & District	\$25
Conondale	\$25
Beerwah & District	\$25
Crystal Waters Village	\$25
Doonan	\$25
Eudlo	\$25
Eumundi	\$25
Glasshouse Mountains	\$25
Ilkley & District	\$25

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Rural Fire Brigade Area	Annual Charge
Image Flat/Cooloolabin	\$25
Keils Mountain	\$25
Kenilworth	\$25
Kureelpa	\$25
Landsborough	\$25
Maleny & District	\$25
Mapleton	\$25
Maroochy River	\$25
Montville	\$25
Obi Obi	\$25
Palmwoods	\$25
Peachester	\$25
Starlight	\$25
Valdora/Yandina Creek	\$25
Verrierdale	\$25
West Woombye	\$25
Yandina/North Arm	\$25

4.3.5 Concessions

Council pensioner concessions as shown in section 2.3 will NOT be applied to this charge.

4.3.6 Notices

Sections 2.1 and 2.2 of this Revenue Statement sets out the council billing frequency and method that will be applied to this charge.

4.4 Brightwater Estate Landscaping Charge

4.4.1 Basis of Charge

The Brightwater Estate Landscaping Charge is a special charge to be levied under section 94(1)(b)(i) of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012*. The Overall Plan and Annual Implementation Plan for the Brightwater Estate Landscaping Charge is included as *Appendix 4*.

4.4.2 Charge to Apply

The applicable charge for the full financial year ended 30 June 2024 will be as follows:

Details	Amount
Brightwater Shopping Centre (property number 232054)	\$2496
Brightwater Hotel (property number 232595)	\$1248
All other properties	\$96

The charges so made will be applied to all rateable land including *strata lots* within the benefited area delineated on Map C in *Appendix 4*, pro-rata and commencing two years after the lot was registered with the Department of Resources.

4.4.3 Basis of Charge Calculation

Council considers that the rateable land described above or its occupier specially benefits or will specially benefit, or has or will have special access to, the service, facility or activity supplied or provided through the provision of landscaping and maintenance services in the *Brightwater Estate Landscaping Charge Benefit Area* over and above the standard level of service applied by Council. Further, due to their size and patronage, the amount of the special charge applicable to the Brightwater Shopping Centre (Property number 232054) and the Brightwater Hotel (Property number

232595) is larger than the special charge payable by other rateable land to which the Overall Plan applies.

4.5 Sunshine Cove Maintenance Charge

4.5.1 Basis of Charge

The Sunshine Cove Maintenance Charge is a special charge to be levied under section 94(1)(b)(i) of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012*. The Overall Plan for the Sunshine Cove Maintenance Charge is included as *Appendix 5*.

4.5.2 Charge to Apply

The applicable charges for the financial year ended 30 June 2024 will be as follows:

Details	Amount
Sunshine Cove Retirement Village (future)	\$1359
Aged Care Home located at Sunshine Cove (property number 232868)	\$679
All other properties	\$156

The charges so made will be applied to all rateable land including *strata lot* within the benefited area delineated on Map D in *Appendix 5*.

4.5.3 Basis of Charge Calculation

Council considers that the rateable land described above or its occupier specially benefits or will specially benefit, or has or will have special access to, the service, facility or activity supplied or provided through the provision of landscaping and maintenance services in the *Sunshine Cove Maintenance Charge Benefit Area* over and above the standard level of service applied by Council. Further, due to their size and number of residents, the amount of the special charge applicable to the Sunshine Cove Retirement Village (future) and the Aged Care Home (property number 232868) located at Sunshine Cove is larger than the special charge payable by other rateable land to which the Overall Plan applies.

4.5.4 Concessions

Council pensioner concessions as shown in section 2.3 will NOT be applied to this charge.

4.5.5 Notices

Sections 2.1 and 2.2 of this Revenue Statement sets out the council billing frequency and method that will be applied to this charge.

4.6 Mooloolah Island Maintenance Charge

4.6.1 Basis of Charge

The Mooloolah Island Maintenance Charge is a special charge to be levied under section 94(1)(b)(i) of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012*. The Overall Plan for the Mooloolah Island Maintenance Charge is included as *Appendix 6*.

4.6.2 Charge to Apply

The applicable charge for the full financial year ended 30 June 2024 will be \$154 per rateable land. The charges so made will be applied to all rateable land including *strata lots* within the benefited area delineated on Map E in *Appendix 6*.

4.6.3 Basis of Charge Calculation

Council considers that the rateable land described above, or its occupier specially benefits or will specially benefit, or has or will have special access to, the service, facility or activity supplied or provided through the provision of above normal standard maintenance of streetscapes in the *Mooloolah Island Maintenance Charge Benefit Area*.

4.6.4 Concessions

Council pensioner concessions as shown in section 2.3 will NOT be applied to this charge.

4.6.5 Notices

Sections 2.1 and 2.2 of this Revenue Statement sets out the council billing frequency and method that will be applied to this charge.

5. UTILITY CHARGES

5.1 Waste Management Charge

5.1.1 Basis of utility charge

Utility charges for waste management, including cleansing and waste removal activities, are levied pursuant to section 94(1)(b)(ii) of the *Local Government Act 2009* and section 99 of the *Local Government Regulation 2012* for the purpose of defraying the costs of operating, maintaining and managing the collection and disposal of waste from all lands and premises in council's local government area.

5.1.2 Charge to apply

Charges, in accordance with section 5.1.11 or 5.1.12 shall apply to all lands and/or premises within the local government area of council where waste collection services are, or can be, made available.

If premises are in an area designated by council as an area in which council will conduct general waste collection, council will determine, having regard to the nature and volume of the general waste produced as a result of the ordinary use or occupation of the premises:

- (a) the number of standard general waste containers to be supplied to the premises; and
- (b) the size and type of each standard general waste container; and
- (c) the nature of the general waste to be stored in each standard general waste container, for example, whether the standard general waste container is to be set aside for the storage of:
 - (i) commercial waste; or
 - (ii) domestic waste; or
 - (iii) recyclable waste; or
 - (iv) garden organics and
- (d) how often council will arrange for the collection of general waste from each standard general waste container supplied to the premises.

For the avoidance of doubt, in making a determination, from time to time, council is not obliged to have regard to:

- (e) the extent to which the owner or occupier of the premises elects to utilise, for the storage of general waste, 1 or more of the standard general waste containers supplied to the premises for, or on behalf of, council; or
- (f) the extent to which the owner or occupier of the premises elects to utilise, for the storage of general waste, 1 or more containers, other than standard general waste containers supplied to the premises for, or on behalf of, council.

Council delegates, to the Chief Executive Officer, the power to make a determination, having regard to the nature and volume of general waste produced as a result of the ordinary use or occupation of premises, about each of the following:

- (a) the number of standard general waste containers to be supplied to the premises; and
- (b) the size and type of each standard general waste container to be supplied to the premises; and
- (c) the nature of the general waste to be stored in each standard general waste container supplied to the premises; and
- (d) how often council will arrange for the collection of general waste from each standard general waste container supplied to the premises.

5.1.3 Garden Organics

A minimum of a 240 litre waste container for the collection of garden organics serviced fortnightly applies to all domestic premises within the local government area of council where waste collection services are, or can be, made available subject to approved exemptions.

Domestic premises, for the minimum of a 240 litre waste container for the collection of garden organics, is land that is recorded under one of the differential general rate categories 1, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT or 23 as shown in section 3 or land used for domestic purposes that is not rateable land and where Council has been requested to provide the service.

All garden organics utility charges for domestic premises shall be calculated in accordance with the utility charge details listed in Table 3.

5.1.4 Inclusions

Domestic premises

If domestic premises are in an area designated by council as an area in which council will conduct general waste collection, council may, having regard to the nature and volume of the domestic waste, recyclable waste or garden organics produced as a result of the ordinary use or occupation of the domestic premises:

- (a) require the supply and servicing of waste containers, at a frequency considered necessary by council, but in any event not less frequently than the following:
 - (i) one 140 litre waste container for the collection of domestic waste from the domestic premises serviced weekly and one 240 litre waste container for the collection of recyclable waste from the domestic premises serviced fortnightly; or
 - (ii) one 140 litre waste container for the collection of domestic waste from the domestic premises serviced weekly and one 360 litre waste container for the collection of recyclable waste from the domestic premises serviced fortnightly; or
 - (iii) one 240 litre waste container for the collection of domestic waste from the domestic premises serviced weekly and one 240 litre waste container for the collection of recyclable waste from the domestic premises serviced fortnightly; or
 - (iv) one 240 litre waste container for the collection of domestic waste from the domestic premises serviced weekly and one 360 litre waste container for the collection of recyclable waste from the domestic premises serviced fortnightly; or
- (b) if more than two domestic premises are located on land, for example, domestic premises located on a community title scheme, and the place set aside for the keeping of waste containers for the domestic premises on the land is not adequate to accommodate waste containers for the collection of domestic waste and recyclable waste in the number specified in paragraph (a), (i), (ii), (iii) or (iv):
 - (i) 1, or multiple, 660 litre low noise waste containers for the collection of domestic waste from the domestic premises located on the land serviced weekly and 1, or multiple, 660 litre low noise waste containers for the collection of recyclable waste from the domestic premises located on the land serviced fortnightly; or
 - (ii) 1, or multiple, 1100 litre low noise waste containers for the collection of domestic waste from the domestic premises located on the land serviced weekly and 1, or multiple, 1100 litre low noise waste containers for the collection of recyclable waste from the domestic premises located on the land serviced fortnightly; or
 - (iii) 1, or multiple, 1m³ waste containers for the collection of domestic waste from the domestic premises located on the land serviced weekly and 1, or multiple, 1m³ waste containers for the collection of recyclable waste from the domestic premises located on the land serviced fortnightly; or

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- (iv) 1, or multiple, 1.5m³ waste containers for the collection of domestic waste from the domestic premises located on the land serviced weekly and 1, or multiple, 1.5m³ waste containers for the collection of recyclable waste from the domestic premises located on the land serviced fortnightly; or
 - (v) 1, or multiple, 2m³ waste containers for the collection of domestic waste from the domestic premises located on the land serviced weekly and 1, or multiple, 2m³ waste containers for the collection of recyclable waste from the domestic premises located on the land serviced fortnightly; or
 - (vi) 1, or multiple, 3m³ waste containers for the collection of domestic waste from the domestic premises located on the land serviced weekly and 1, or multiple, 3m³ waste containers for the collection of recyclable waste from the domestic premises located on the land serviced fortnightly; and
- (c) charge waste management utility charges for each collection of waste from the domestic premises in accordance with section 5.1.11.

Commercial premises

If commercial premises are in an area designated by council as an area in which council will conduct general waste collection, council may, having regard to the nature and volume of the commercial waste and the recyclable waste produced as a result of the ordinary use or occupation of the commercial premises:

- (a) require the supply and servicing of waste containers, at a frequency considered necessary by council, but in any event not less frequently than the following:
 - (i) one 240 litre waste container for the collection of commercial waste from the commercial premises serviced weekly and one 240 litre waste container for the collection of recyclable waste from the commercial premises serviced weekly; or
 - (ii) one 240 litre waste container for the collection of commercial waste from the commercial premises serviced weekly and one 360 litre waste container for the collection of recyclable waste from the commercial premises serviced weekly; and
- (b) charge waste management utility charges for each collection of waste from the commercial premises in accordance with section 5.1.12.

Also, if commercial premises are in an area designated by council as an area in which council will conduct general waste collection and council determines, having regard to the nature and volume of the commercial waste produced as a result of the ordinary use or occupation of the commercial premises, that the supply and servicing of one 240 litre waste container for the collection of commercial waste from the commercial premises, is not adequate, then council may:

- (a) require the supply and servicing, for the collection of commercial waste from the commercial premises (each an "other commercial waste service"), of waste containers, at a frequency considered necessary by council, but in any event not less frequently than the following:
 - (i) a second 240 litre waste container, or multiple 240 litre waste containers, serviced weekly; or
 - (ii) 1, or multiple, low noise waste containers having a capacity of 660 litres or 1100 litres, serviced weekly; or
 - (iii) 1, or multiple, bulk waste containers having a capacity of 1m³, 1.5m³, 2m³, 3m³ or 4.5m³ serviced weekly; or
 - (iv) 1, or multiple, compactor waste containers having a capacity of 17m³, 19m³ or 23m³ serviced weekly; and
- (b) charge waste management utility charges for each other commercial waste service in accordance with section 5.1.12.

If council determines, having regard to the nature and volume of the recyclable waste produced as a result of the ordinary use or occupation of commercial premises, that the supply and servicing of one

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240 litre waste container for the collection of recyclable waste serviced weekly, or one 360 litre waste container for the collection of recyclable waste serviced weekly, is not adequate, then council may:

- (a) require the supply and servicing, for the collection of recyclable waste from the commercial premises (each an “other recyclable waste service”), of waste containers, at a frequency considered necessary by council, but in any event not less frequently than the following:
 - (i) a second 240 litre waste container, or multiple 240 litre waste containers, serviced weekly; or
 - (ii) a second 360 litre waste container, or multiple 360 litre waste containers, serviced weekly; or
 - (iii) 1, or multiple, low noise waste containers having a capacity of 660 litres or 1100 litres, serviced weekly; or
 - (iv) 1, or multiple, bulk waste containers having a capacity of 1m³, 1.5m³, 2m³, 3m³ or 4.5m³ serviced weekly; or
 - (v) 1, or multiple, compactor waste containers having a capacity of 23m³ serviced weekly; or
 - (vi) 1, or multiple, bulk waste containers for recyclable waste (but limited to cardboard) having a capacity of 1m³, 1.5m³, 2m³, 3m³ or 4.5m³ serviced weekly; or
 - (vii) 1, or multiple, compactor waste containers for recyclable waste (but limited to cardboard) having a capacity of 38m³ serviced weekly; and
- (b) charge waste management utility charges for each other recyclable waste service in accordance with section 5.1.12.

If:

- (a) the premises which comprise a community titles scheme include both domestic premises and commercial premises, and
- (b) the domestic premises and commercial premises which comprise the community titles scheme share waste containers because that part of the land on which the community titles scheme is situated which is set aside for the storage of waste containers is not adequate to accommodate both standalone waste containers for the storage of commercial waste and standalone waste containers for the storage of domestic waste,

Council may:

- (c) require, having regard to the nature and volume of the general waste produced as a result of the ordinary use or occupation of the premises comprising the community titles scheme, the supply and servicing of waste containers, at a frequency considered necessary by council, but in any event not less frequently than the following:
 - (i) multiple 240 litre waste containers for the collection of commercial waste and domestic waste from the premises serviced weekly and multiple 240 litre waste containers for the collection of recyclable waste from the premises serviced fortnightly; or
 - (ii) 1, or multiple, 660 litre low noise waste containers for the collection of commercial waste and domestic waste from the premises serviced weekly and 1, or multiple, 660 litre low noise waste containers for the collection of recyclable waste from the premises serviced fortnightly; or
 - (iii) 1, or multiple, 1100 litre low noise waste containers for the collection of commercial waste and domestic waste from the premises serviced weekly and 1, or multiple, 1100 litre low noise waste containers for the collection of recyclable waste from the premises serviced fortnightly; or
 - (iv) 1, or multiple, 1m³ bulk waste containers for the collection of commercial waste and domestic waste from the premises serviced weekly and 1, or multiple, 1m³ bulk waste containers for the collection of recyclable waste from the premises serviced fortnightly; or

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- (v) 1, or multiple, 1.5m³ bulk waste containers for the collection of commercial waste and domestic waste from the premises serviced weekly and 1, or multiple, 1.5m³ bulk waste containers for the collection of recyclable waste from the premises serviced fortnightly; or
 - (vi) 1, or multiple, 2m³ bulk waste containers for the collection of commercial waste and domestic waste from the premises serviced weekly and 1, or multiple, 2m³ bulk waste containers for the collection of recyclable waste from the premises serviced fortnightly; or
 - (vii) 1, or multiple, 3m³ bulk waste containers for the collection of commercial waste and domestic waste from the premises serviced weekly and 1, or multiple, 3m³ bulk waste containers for the collection of recyclable waste from the premises serviced fortnightly; or
 - (viii) 1, or multiple, 4.5m³ bulk waste containers for the collection of commercial waste and domestic waste from the premises serviced weekly and 1, or multiple, 4.5m³ bulk waste containers for the collection of recyclable waste from the premises serviced fortnightly; and
- (d) charge the premises which comprise the community titles scheme, including both commercial premises and domestic premises, waste management utility charges for the collection of commercial waste, domestic waste, recyclable waste and garden organics calculated in accordance with section 5.1.11 except that, for the purposes of the calculation, each reference in section 5.1.11 to domestic waste shall be deemed to be a reference to commercial waste and domestic waste.

A maximum weight of 80kg will apply for each waste container if the waste container is any of the following:

- (a) a 140 litre waste container
- (b) a 240 litre waste container
- (c) a 360 litre waste container.

The maximum weight of 80kg applies regardless of whether the waste container is for the storage of domestic waste, commercial waste, recyclable waste or garden organics.

A maximum weight of 200kg per cubic metre or per 1000 litres applies to:

- (a) each waste container which is a bulk waste container; and
- (b) each waste container which is a low noise waste container.

The maximum weight of 200kg applies regardless of whether the waste stored in the waste container is domestic waste, commercial waste, recyclable waste or garden organics.

5.1.5 Exclusions

Waste management utility charges will not be levied in respect of either of the following:

- (a) land which is owned or otherwise under the control of council, unless the land is leased by council;
- (b) land which is specifically excluded from the provision of a waste collection service by council.

5.1.6 Cancellations or change of service

Waste collection service cancellations and/or suspensions are not permitted for premises that are intermittently occupied, for example, holiday homes and premises which are temporarily vacant, awaiting sale or rental occupancy or commercial premises temporarily closed. Such premises, which are intermittently occupied for a portion of the year are required to pay waste management utility charges for the entire year.

Waste collection service cancellations are permitted in the following circumstances:

- (a) following demolition of premises, a pro rata adjustment will be allowed
- (b) premises that will be vacant for a full year and will not be intermittently occupied or offered for sale or rent.

An application for cancellation and/or suspension must be made in the form required by council. The Waste Management Facility Charge specified in section 5.1.7, and/or the Waste Management Service Availability Charge in section 5.1.8, is payable in respect of premises which are the subject of a cancellation or suspension approved by council regardless of the duration of the cancellation or suspension.

5.1.7 Waste Management Facility Charge for domestic premises

The Waste Management Facility Charge assists in meeting the costs associated in providing broader waste management services that benefit the whole community.

A Waste Management Facility Charge of \$152.30 per annum shall apply to all rateable land within the local government area of council if the land is used for domestic premises and:

- (a) does not currently receive a waste management collection service; and
- (b) is not levied with a waste management utility charge in accordance with section 5.1.11, or section 5.2.7.

However, the Waste Management Facility Charge will not be levied in respect of vacant land, as defined in section 2.8, or rateable land recorded under the differential general rate categories 20, 21 or 22 as shown in section 3.

5.1.8 Waste Management Service Availability Charge for commercial premises

The Waste Management Service Availability Charge assists in meeting the costs associated in providing broader waste management services that benefit the whole community.

A Waste Management Service Availability Charge of \$360.30 per annum shall apply to all rateable land within the local government area of council if the land is used for commercial premises and:

- (a) does not currently receive an available general waste collection service; and
- (b) is not levied with a waste management utility charge in accordance with section 5.1.12, section or section 5.2.8.

However, the Waste Management Service Availability Charge will not be levied in respect of vacant land, as defined in section 2.8, or rateable land recorded under the differential general rate categories 20, 21 or 22 as shown in section 3.

5.1.9 Minimum charges for domestic services listed in Table 3 in section 5.1.11

A minimum charge of \$330.30 per annum per premises will apply if:

- (a) the premises form part of a community titles scheme; and
- (b) the premises which comprise the community titles scheme share waste containers which are allocated for the storage, collection and disposal of waste.

For example, where a shared waste collection service is used in a community titles scheme for the premises comprising the scheme, instead of each premises utilising an individual waste container, and the individual premises apportioned total charges less than \$330.30, the minimum charge of \$330.30 per premises per annum shall be applied.

Minimum charges for domestic services listed in Table 3 in section 5.1.11 shall not apply to properties within the Maroochydore City Centre Priority Development Area.

5.1.10 Minimum charges for commercial services listed in Table 4 in section 5.1.12

A minimum charge of \$453.10 per annum per commercial premises will apply if:

- (a) the premises form part of a community titles scheme; and
- (b) the premises which comprise the community titles scheme share waste containers which are allocated for the storage, collection and disposal of waste.

For example, where a shared waste collection service is used in a community titles scheme for the premises comprising the scheme, instead of each premises utilising an individual waste container, and the individual premises apportioned total charges less than \$453.10, the minimum charge of \$453.10 per premises per annum shall be applied.

Minimum charges for commercial services listed in Table 4 in section 5.1.12 shall not apply to properties within the Maroochydore City Centre Priority Development Area.

5.1.11 Calculation of waste management utility charge for domestic premises

Domestic premises, for the calculation of waste management utility charges, is land that is recorded under one of the differential general rate categories 1, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 23, 27, 27T, 28, 29, 29T, or 30 as shown in section 3 or land used for domestic purposes that is not rateable land and where Council has been requested to provide the service.

All waste management utility charges for domestic premises shall be calculated in accordance with the utility charge details listed below in Table 3.

Table 3

Waste management utility charge for each waste container per service	Total Annual Charge
140 litre waste container for domestic waste serviced weekly + 240 litre or 360 litre waste container for recyclable waste serviced fortnightly*	\$330.30
240 litre waste container for domestic waste serviced weekly + 240 litre or 360 litre waste container for recyclable waste serviced fortnightly*	\$360.30
140 litre waste container for domestic waste (infirm) serviced weekly + 240 litre or 360 litre waste container for recyclable waste serviced fortnightly (infirm)*	\$330.30
240 litre waste container for domestic waste (infirm) serviced weekly + 240 litre or 360 litre waste container for recyclable waste serviced fortnightly (infirm)*	\$360.30
140 litre waste container for domestic waste (on property) serviced weekly + 240 litre or 360 litre waste container for recyclable waste serviced fortnightly (on property)*	\$422.90
240 litre waste container for domestic waste (on property) serviced weekly + 240 litre or 360 litre waste container for recyclable waste serviced fortnightly (on property)*	\$452.90
660 litre low noise waste container for domestic waste serviced weekly + 660 litre waste container for recyclable waste serviced fortnightly*	\$1,426.80
1100 litre low noise waste container for domestic waste serviced weekly + 1100 litre waste container for recyclable waste serviced fortnightly*	\$2,084.90
1m ³ waste container for domestic waste serviced weekly + 1m ³ waste container for recyclable waste serviced fortnightly*	\$1,806.70
1.5m ³ waste container for domestic waste serviced weekly + 1.5m ³ waste container for recyclable waste serviced fortnightly*	\$2,683.10
2m ³ waste container for domestic waste serviced weekly + 2m ³ waste container for recyclable waste serviced fortnightly*	\$3,559.60
3m ³ waste container for domestic waste serviced weekly + 3m ³ waste container for recyclable waste serviced fortnightly*	\$5,312.50
*Waste services to which section 5.1.9 applies.	
240 litre waste container for garden organics serviced weekly	\$72.00**
240 litre waste container for garden organics (on property) serviced weekly	\$94.00**
660 litre low noise waste container for garden organics serviced weekly***	\$196.00**
1100 litre low noise waste container for garden organics serviced weekly*** (current services only)	\$328.00**
**Waste containers for the collection of garden organics are serviced fortnightly therefore only 50% of annual charge applies.	

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Waste management utility charge for each waste container per service	Total Annual Charge
***Low noise waste containers for garden organics not available to premises with 140 litre or 240 litre waste container for domestic waste.	

5.1.12 Calculation of waste management utility charge for commercial premises

Commercial premises, for the calculation of waste management utility charges, is land that is recorded under one of the differential general rate categories 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 24, 25, 25A, 25B, 26 or 31 as shown in section 3 or land used for commercial purposes that is not rateable land and where Council has been requested to provide the service.

All waste management utility charges for commercial premises shall be calculated in accordance with the utility charge details listed as follows in Table 4.

Table 4

Waste management utility charge for each waste container per service	Total Annual Charge
140 litre waste container for commercial waste serviced weekly + 240 litre or 360 litre waste container for recyclable waste* (current services only)	\$423.10
240 litre waste container for commercial waste serviced weekly + 240 litre or 360 litre waste container for recyclable waste*	\$453.10
140 litre waste container for commercial waste (on property) serviced weekly + 240 litre or 360 litre waste container for recyclable waste (on property)* (current services only)	\$515.30
240 litre waste container for commercial waste (on property) serviced weekly + 240 litre or 360 litre waste container for recyclable waste (on property)*	\$545.30
660 litre low noise waste container for commercial waste serviced weekly*	\$1,342.10
1100 litre low noise waste container for commercial waste serviced weekly*	\$2,110.70
1m ³ waste container for commercial waste serviced weekly*	\$1,922.00
1.5m ³ waste container for commercial waste serviced weekly*	\$2,804.40
2m ³ waste container for commercial waste serviced weekly*	\$3,740.40
3m ³ waste container for commercial waste serviced weekly*	\$5,611.30
4.5m ³ waste container for commercial waste serviced weekly*	\$8,329.00
17m ³ compactor waste container for commercial waste serviced weekly*	\$66,910.60
19m ³ compactor waste container for commercial waste serviced weekly*	\$74,604.80
23m ³ compactor waste container for commercial waste serviced weekly*	\$89,479.80
*Waste services to which section 5.1.10 applies.	
240 litre waste container for garden organics serviced weekly**	\$72.00**
240 litre waste container for garden organics serviced weekly (on property)**	\$94.00**
660 litre low noise waste container for garden organics serviced weekly**	\$196.00**
1100 litre low noise waste container for garden organics serviced weekly** (current services only)	\$328.00**
**Waste containers for garden organics are serviced fortnightly therefore only 50% of annual charge applies.	
240 litre waste container for recyclable waste serviced weekly	\$46.80
240 litre waste container for recyclable waste (on property) serviced weekly	\$58.60
360 litre waste container for recyclable waste serviced weekly	\$64.40
360 litre waste container for recyclable waste (on property) serviced weekly	\$79.60
660 litre low noise waste container for recyclable waste serviced weekly	\$365.30

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1100 litre low noise waste container for recyclable waste serviced weekly	\$486.90
1m ³ waste container for recyclable waste serviced weekly	\$398.10
1.5m ³ waste container for recyclable waste serviced weekly	\$591.60
2m ³ waste container for recyclable waste serviced weekly	\$785.00
3m ³ waste container for recyclable waste serviced weekly	\$1,172.50
4.5m ³ waste container for recyclable waste serviced weekly	\$1,717.10
23m ³ compactor waste container for recyclable waste serviced weekly	\$18,015.70
1m ³ waste container for recyclable waste (but limited to cardboard) serviced weekly ***	\$211.20
1.5m ³ waste container for recyclable waste (but limited to cardboard) serviced weekly ***	\$310.40
2m ³ waste container for recyclable waste (but limited to cardboard) serviced weekly ***	\$410.30
3m ³ waste container for recyclable waste (but limited to cardboard) serviced weekly ***	\$620.00
4.5m ³ waste container for recyclable waste (but limited to cardboard) serviced weekly ***	\$930.10
38m ³ compactor waste container for recyclable waste (but limited to cardboard) serviced weekly ***	\$14,041.50
***Each collection service for the collection of recyclable waste (but limited to cardboard) must be authorised by Waste and Resource Management (of Sunshine Coast Regional Council).	

5.1.13 Additional charges

Waste Management charges for extra services of a domestic or commercial waste container are issued via a Sundry Debtor Invoice. These charges are outlined in council's Register of General Cost-Recovery Fees and Commercial Charges.

Council may charge Waste Management charges for extra services in circumstances where a missed service has been reported due to the waste container not being presented for collection prior to the service vehicle attending, necessitating the service vehicle to return to collect the waste. Council will issue a Sundry Debtor Invoice equivalent to an extra service charge as outlined in council's Register of General Cost-Recovery Fees and Commercial Charges.

Charges which remain outstanding for a period greater than 90 days after the due date for payment will be transferred to the associated rate account and included on a supplementary rate notice.

5.1.14 Concessions

Council pensioner concessions as shown in section 2.3 will not be applied to the waste management utility charges specified in section 5.1.9 or section 5.1.11 or 5.1.12.

5.1.15 Notices

Sections 2.1 and 2.2 of this Revenue Statement set out the council billing frequency and method that will be applied to the collection of these utility charges.

5.2 Maroochydore City Centre Priority Development Area - Waste Management Utility Charge

5.2.1 Basis of charge

Utility charges for waste management, including waste removal activities, are levied pursuant to section 94(1)(b)(ii) of the *Local Government Act 2009* and section 99 of the *Local Government Regulation 2012* for the purpose of defraying the costs of operating, maintaining and managing the collection and disposal of waste from all lands and premises in council's local government area, including the Maroochydore City Centre Priority Development Area.

5.2.2 Charge to apply (general)

Waste management utility charges, in accordance with sections 5.2.7, 5.2.8 and 5.2.9, as applicable, shall apply to all commercial premises and domestic premises within the Maroochydore City Centre Priority Development Area which are directly or indirectly connected to the Automated Waste Collection Service (AWCS) of council. The commercial premises and domestic premises subject to the Waste Management Utility Charge fall within the area delineated on the map shown at section 5.2.12 below.

The waste management utility charges, calculated in accordance with sections 5.2.7, 5.2.8 and 5.2.9, apply to commercial premises and domestic premises within the Maroochydore City Centre Priority Development Area in lieu of waste management utility charges calculated in accordance with sections 5.1.11 and 5.1.12.

5.2.3 Charge to apply (specific)

However, and despite section 5.2.2, council may determine, having regard to the nature and volume of the general waste produced as a result of the use or occupation of specific premises, or a specific category of premises within the Maroochydore City Centre Priority Development Area, that:

- (a) waste management utility charges, calculated in accordance with sections 5.2.7, 5.2.8 and 5.2.9, do not apply to the premises, but waste management utility charges, calculated in accordance with sections 5.1.11 and 5.1.12, apply to the premises; or
- (b) waste management utility charges, calculated in accordance with sections 5.1.11 and 5.1.12, and waste management utility charges, calculated in accordance with sections 5.2.7, 5.2.8 and 5.2.9, apply to the premises.

5.2.4 Development types

Under this section 5.2, the Waste Management Utility Charge for domestic premises is calculated by reference to the number of bedrooms within the domestic premises. For the purposes of the calculation of the waste management utility charge, a bedroom is an area of a building or structure which:

- (a) is designated or intended for use for sleeping; or
- (b) can be used for sleeping such as a den, library, study, loft, media or home entertainment room, family or rumpus room or other similar space.

The Waste Management Utility Charge for commercial premises is calculated by reference to the gross floor area (GFA) of the commercial premises. For the purposes of the calculation of the Waste Management Utility Charge, the gross floor area of commercial premises means the total floor area of all floors of the commercial premises measured from the outside of the external walls of the commercial premises or, if the commercial premises share a common wall—the centre of the common wall.

The Table at *Appendix 8* identifies the relationship between the defined use of commercial premises and its development type for the calculation of waste management utility charges. If commercial premises do not fit within a defined use listed in the table at *Appendix 8*, the development type, for the calculation of charges, will be determined by council.

5.2.5 Exclusions

Waste management utility charges will not be levied in respect of either of the following:

- (a) land which is owned or otherwise under the control of council, unless the land is leased by council
- (b) land which is specifically excluded from the provision of a waste collection service by council.

5.2.6 Cancellation of service

Waste Management Utility Charge cancellations and/or suspensions are not permitted for premises that are intermittently occupied, for example, holiday homes and premises which are temporarily vacant awaiting sale or rental occupancy. Such premises, which are intermittently occupied for a portion of the year, are required to pay waste management utility charges for the entire year.

Waste Management Utility Charge cancellations are permitted in the following circumstances:

- (a) following demolition of premises, a pro rata adjustment will be allowed
- (b) premises that will be vacant for a full year and will not be intermittently occupied or offered for sale or rent.

An application for cancellation and/or suspension must be made in the form required by council. The Waste Management Facility Charge specified in section 5.1.7 and section 5.1.8 is payable in respect of premises which are the subject of a cancellation or suspension approved by council regardless of the duration of the cancellation or suspension.

5.2.7 Calculation of Maroochydore City Centre Priority Development Area Waste Management Utility Charge for domestic premises

Under this section 5.2, all waste management utility charges for domestic premises in the Maroochydore City Centre Priority Development Area shall be calculated in accordance with the utility charge table details as listed below.

Particulars of Premises	Criteria for Charge	Total Annual Charge
Domestic premises	1 bedroom	\$226.50
	2 bedrooms	\$241.50
	3 or more bedrooms	\$256.00

5.2.8 Calculation of Maroochydore City Centre Priority Development Area Waste Management Utility Charge for commercial premises

Under this section 5.2, all waste management utility charges for commercial premises in the Maroochydore City Centre Priority Development Area shall be, subject to section 5.2.9, calculated in accordance with the utility charge table details as listed below and are inclusive of servicing the State Government waste disposal levy.

Development Type	Criteria for Charge	Total Annual Charge
Commercial Type 1	Per 100m ² gross floor area (GFA) (pro-rata)	\$781.00
Commercial Type 2	Per 100m ² gross floor area (GFA) (pro-rata)	\$222.50

5.2.9 Minimum charges

A minimum charge of \$781.00 per annum per premises will apply if the premises are commercial premises Type 1.

A minimum charge of \$222.50 per annum per premises will apply if the premises are commercial premises Type 2.

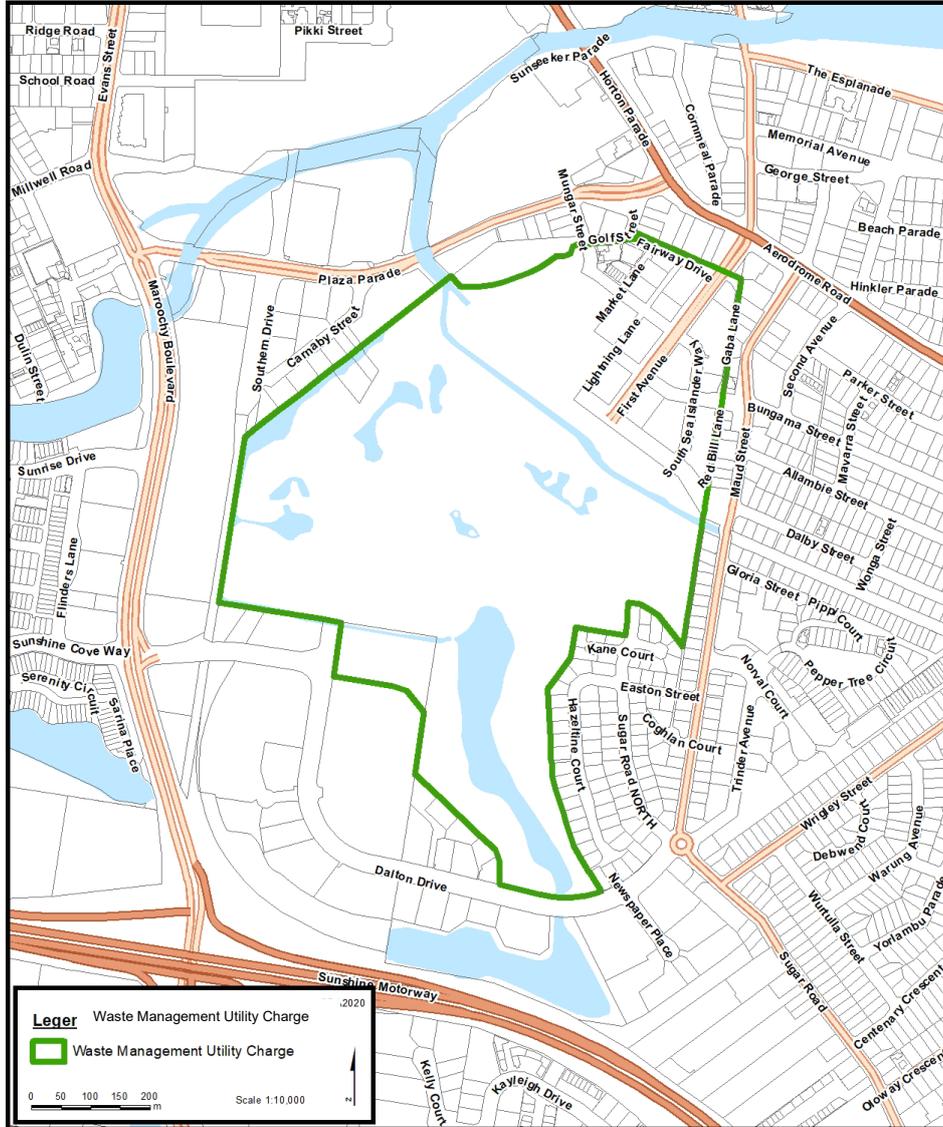
5.2.10 Concessions

Council pensioner concessions as shown in section 2.3 will not be applied to the Maroochydore City Centre Priority Development Area waste management utility charges specified in this section 5.

5.2.11 Notices

Sections 2.1 and 2.2 of this Revenue Statement set out the council billing frequency and method that will be applied to the collection of these utility charges.

5.2.12 Maroochydore City Centre Priority Development Area – Waste Management Utility Charge - Map



5.3 Definitions

In this section 5, the following definitions apply:

bulk waste container, the waste container with capacity of 1m³ or more.

commercial premises, any of the following types of premises:

- (a) a hotel, motel, caravan park, cafe, food store or canteen
- (b) an assembly building, institutional building, kindergarten, child minding centre, school or other building used for education
- (c) premises where a sport or game is ordinarily played in public
- (d) an exhibition ground, show ground or racecourse
- (e) an office, shop or other premises where business or work is carried out

and includes all land categorised under one of the differential general rate categories 2RN, 2UN, 2R, 2U, 3R, 3U, 4R, 4U, 4I, 5, 24, 25, 25A, 25B, 26 or 31 as shown in section 3 or land exempt from rating used for commercial purposes.

commercial waste is waste, other than garden organics, recyclable waste, interceptor waste or waste discharged to a sewer, produced as a result of the ordinary use or occupation of commercial premises.

community titles scheme, see section 10 of the *Body Corporate and Community Management Act 1997*.

compactor waste container, a waste container fitted with a mechanical device which is capable of compacting the content of the waste container.

domestic clean-up waste, non-putrescible, dry and inoffensive waste, other than garden organics or recyclable waste, produced as a result of a clean-up of domestic premises.

domestic premises, any of the following types of premises:

- (a) a single unit private dwelling
- (b) premises containing 2 or more separate flats, apartments or other dwelling units
- (c) a boarding house, hostel, lodging house or guest house

and includes all land categorised under one of the differential general rate categories 1, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 16RT, 16UT, 17, 17RT, 17UT, 18, 18RT, 18UT, 19, 19RT, 19UT, 23, 27, 27T, 28, 29, 29T or 30 as shown in section 3 or land exempt from rating used for domestic purposes.

domestic waste is waste, other than domestic clean-up waste, garden organics, recyclable waste, interceptor waste or waste discharged to a sewer, produced as a result of the ordinary use or occupation of domestic premises.

general waste means:

- (a) waste other than regulated waste; and
- (b) any of the following:
 - (i) commercial waste
 - (ii) domestic waste
 - (iii) recyclable waste
 - (iv) garden organics.

garden organics, grass cuttings, trees, tree pruning's, bushes or shrubs, or similar matter produced as a result of the ordinary use or occupation of premises no bigger than 200 millimetres (mm) in any direction.

industrial waste, has the meaning given in *Local Law No. 3 (Community Health and Environmental Management) 2011*.

infirm, upon application, for the collection of waste from a waste container at premises, includes:

- (a) entering the premises to retrieve the waste container from a collection point on the premises nominated by council; and
- (b) servicing the waste container; and
- (c) returning the waste container to the collection point nominated by council.

interceptor, has the meaning given in *Local Law No. 3 (Community Health and Environmental Management) 2011*.

interceptor waste, has the meaning given in *Local Law No. 3 (Community Health and Environmental Management) 2011*.

low noise waste container, a waste container with a polymer component which is injection moulded from specially designed high-density polyethylene with a capacity of 660 litre or more.

occupier, of premises, the person who has the control or management of the premises.

on property, for the collection of waste from a waste container at premises, includes:

- (a) entering the premises to retrieve the waste container from a collection point on the premises nominated by council; and
- (b) servicing the waste container; and
- (c) returning the waste container to the collection point nominated by council.

owner, of premises, the person for the time being entitled to receive the rent for the premises or would be entitled to receive the rent for it if it were let to a tenant at a rent.

premises, includes each of the following:

- (a) domestic premises
- (b) government premises
- (c) industrial premises
- (d) commercial premises
- (e) a building and the land on which a building is situated.

rateable land, see *Local Government Act 2009*, section 93(2).

recyclable interceptor waste, matter that is, or is intended to be, removed from a grease interceptor and taken elsewhere for processing into a non-toxic, non-hazardous and usable substance for sale.

recyclable waste, clean and inoffensive waste accepted under council's recycling service for the local government area of Council.

regulated waste, see the *Environmental Protection Regulation 2008*.

standard general waste container, a waste container of a type approved by Council.

waste container, a container for storing domestic waste, commercial waste, recyclable waste or garden organics at premises in Council's local government area.

waste, see *Environmental Protection Act 1994*, section 13.

6. SEPARATE CHARGES

6.1 Environment Levy

6.1.1 Basis of Charge

Separate charges are to be levied under section 94(1)(b)(iii) of the *Local Government Act 2009* pursuant to section 103 of the *Local Government Regulation 2012*.

The Environment Levy, a separate charge, will be made and levied for the 2023/24 financial year on all rateable land in the Sunshine Coast Regional Council area to fund the costs of a range of strategic environmental management initiatives including but not limited to:

- The acquisition, protection and management of environmentally significant land.
- Major on-ground rehabilitation and regional planning, management and research projects that assist in the protection and enhancement of our biodiversity, waterways and wetlands and coastal areas.
- Engagement and support for the community that is involved in the protection and enhancement of the Sunshine Coast environment.

All expenditure of money raised by this levy will be in accordance with council's Environment Levy Policy.

6.1.2 Charge to Apply

The applicable charge for the financial year ended 30 June 2024 will be \$82. The charge will apply to all rateable land including *strata lots* within the Sunshine Coast Regional Council area.

6.1.3 Basis of Charge Calculation

The amount of the charge has been calculated on the basis of the estimated cost to implement the initiatives. Council considers that the benefit to any particular rateable land from the range of strategic environmental management initiatives listed in section 6.1.1 cannot be distinguished from the benefit to any other particular rateable land. Accordingly a separate charge of \$82 per annum is to be levied equally on all rateable land in the region.

All rateable land in the region will benefit from the range of strategic environmental management initiatives listed in section 6.1.1 that are funded by the charge.

6.1.4 Concessions

Concessions as shown in section 2.3 will not apply to this charge.

6.1.5 Notices

Sections 2.1 and 2.2 of this Revenue Statement sets out the council billing frequency and method that will be applied to this charge.

6.2 Transport Levy

6.2.1 Basis of Charge

Separate charges are to be levied under section 94(1)(b)(iii) of the *Local Government Act 2009* pursuant to section 103 of the *Local Government Regulation 2012*.

The Transport Levy, a separate charge, will be made and levied for the 2023/24 financial year on all rateable land in the Sunshine Coast Regional Council area to fund strategic transport infrastructure, services and initiatives, including major initiatives in the region in accordance with Council's Transport Levy Policy, to achieve outcomes and undertake activities including but not limited to:

- Utilising Levy revenue to fund or leverage selected eligible transport infrastructure for multi-modal transport outcomes that have priority but cannot be provided in a timely manner through existing funding mechanisms.
- Allowing council to influence the bringing forward of investment in State and Federal Government transport network improvements.
- Enabling council to enter into partnerships with the State Government, and potentially third party interests, to jointly fund selected eligible transport infrastructure and initiatives;
- Enabling council to fund selected eligible initiatives, projects and services for community benefit.

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- Enabling council to raise awareness within the community of travel choices, leading to a change of travel behaviour, to increase the use of sustainable transport and related network operation.
- An increased level of community awareness on the current and future transport issues facing the Sunshine Coast Regional Council local government area.
- Develop and maintain a broad understanding of likely future strategic transport 'disruptions';
- Building a Transport Futures Fund directed at achieving long term, multi-modal transport infrastructure outcomes; and
- Complementing Council's vision and supporting the objectives of Council's *Integrated Transport Strategy*.

6.2.2 Charge to Apply

The applicable charge for the financial year ended 30 June 2024 will be \$47. The charge will apply to all rateable land including *strata lots* within the Sunshine Coast Regional Council local government area.

6.2.3 Basis of Charge Calculation

The amount of the charge has been calculated on the basis of the estimated cost to implement the initiatives and achieve long term outcomes. Council considers that the benefit to any particular rateable land from funding transport initiatives, in accordance with Council's Transport Levy Policy cannot be distinguished from the benefit to any other particular rateable land. Accordingly a separate charge of \$47 per annum is to be levied equally on all rateable land in the region.

All rateable property in the region will benefit from the range of projects, activities, services and initiatives that are funded by the charge.

6.2.4 Concessions

Concessions as shown in section 2.3 will not apply to this charge.

6.2.5 Notices

Sections 2.1 and 2.2 of this Revenue Statement sets out the council billing frequency and method that will be applied to this charge.

6.3 Arts & Heritage Levy

6.3.1 Basis of Charge

Separate charges are to be levied under section 94(1) (b) (iii) of the *Local Government Act 2009* pursuant to section 103 of the *Local Government Regulation 2012*.

The Arts & Heritage Levy, a separate charge, will be made and levied for the 2023/24 financial year on all rateable land in the Sunshine Coast Regional Council area to fund arts and cultural heritage projects, in line with the goals and strategies endorsed within the Sunshine Coast retirement Plan 2021-2031, the Sunshine Coast Arts Plan 2018-2038, in accordance with Council's Arts & Heritage Levy Policy.

Revenue from the Arts & Heritage Levy will be expended on a range of facilities, programs, projects and activities concerned with the preservation and promotion of the region's history and cultural heritage, the development and promotion of a sustainable arts ecology, and to trigger the support of other government and non-government partners. Specifically, the Arts & Heritage Levy will be used to achieve key heritage outcome areas, goals and activities, identified in the:

- Sunshine Coast Heritage Plan 2021-2031 including but not limited to:
 - Knowledge Programs: Including research projects, digitisation initiatives and accessibility programs in relation to the history and heritage of the region.
 - Conservation Programs: Including Heritage Advisory Services, heritage incentives, and conservation/preservation projects on council-owned heritage properties, places, and objects.
 - Support Programs: Including Arts & Heritage Levy Grants programs such as Community Partnership Funding Program, Events and Exhibitions Program, Collections Support Program, Cultural Support Program; heritage sector development and community education workshops.

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- Communication Programs: Including cultural tourism programs within the Horizon Festival, marketing initiatives, and interpretive exhibitions, digital stories, and trails.
- Capital Works Programs: Including infrastructure building works, as outlined in the Heritage Plan and Regional Arts Infrastructure Framework.
- Arts & Heritage Levy Management: Resourcing costs associated directly with the administration of the Arts & Heritage Levy.
- Sunshine Coast Arts Plan 2018-38, including but not limited to:
 - Local artists and artistic content is developed and celebrated: including the development and support of programs that help creative ideas become sustainable businesses and enable First Nations to self-determine arts programs and activities.
 - Arts Audiences and creative development flourish through investment and development: including incentive programs to provide pathways and development opportunities for local artists and arts workers and investment strategic partnerships with significant arts organisations to help deliver the Arts Plan outcomes.
 - A dedicated network of places and spaces for artists to connect, create and collaborate, including negotiating and facilitating access to affordable spaces for artists to make, exhibit and perform.
 - Embedding Art and Creativity in the identity and the experience of the Sunshine Coast including support of the philanthropic programs of the Sunshine Coast Arts Foundation and the development of an audience participation strategy to grow local participation and arts audiences in creative and artistic endeavours across the region.

6.3.2 Charge to Apply

The amount of the charge has been calculated on the basis of the estimated cost to implement the initiatives. The applicable charge for the financial year ended 30 June 2024 will be \$18. The charge will apply to all rateable land including *strata lots* within the Sunshine Coast Regional Council.

6.3.3 Basis of Charge Calculation

Council considers that the benefit to any particular rateable land from the establishment of an arts and heritage program which includes initiatives listed in section 6.3.1, cannot be distinguished from the benefit to any other particular rateable land. Accordingly a separate charge of \$18 per annum is to be levied equally on all rateable land in the region.

All rateable land in the region will benefit from the implementation of council's arts and heritage program and from the implementation of the initiatives listed in section 6.3.1 that are funded by the charge.

6.3.4 Concessions

Council pensioner concessions as shown in section 2.3 will not apply to this charge.

6.3.5 Notices

Sections 2.1 and 2.2 of this Revenue Statement sets out the council billing frequency and method that will be applied to this charge.

APPENDIX 1

OVERALL PLAN - Montville Beautification Levy

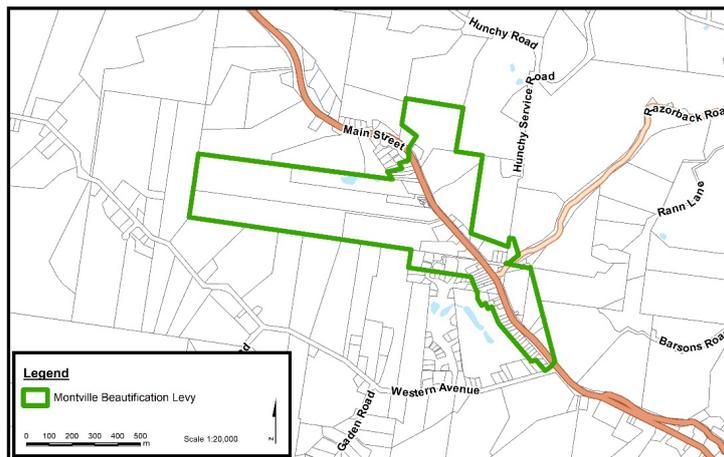
1. Special Rate for the improvement of the Montville Town Centre

The Montville Beautification Levy is a special rate to be levied under section 94(1)(b)(i) of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012*. The overall plan for the Montville Beautification Levy was adopted by Council at its 2021/2022 budget meeting. This overall plan was amended by Council at its 2022/2023 budget meeting. For 2023/2024 it is proposed to further amend the overall plan by way of increasing the estimated cost of carrying out the overall plan to \$240,337, and extending the estimated time for implementing the overall plan by 2 years to 30 June 2026. The overall plan for the Montville Beautification Levy, incorporating the 2022/2023 and 2023/2024 amendments, is detailed below.

2. The benefitted area to which the Special Rate applies

The Montville Beautification Levy special rate for the Montville Town Centre Beautification and Improvement Project, applies to all rateable land including *strata lots* within the area delineated on Map A below, being properties on Main Street, Montville, between Western Avenue and Hoffman Close, Montville. The land or its occupier, within the benefitted area delineated on Map A below, specially benefits or will specially benefit, or has or will have special access to, the service, facility or activity supplied or provided because the additional works and improvements to the Montville Town Centre provide increased accessibility and amenity over and above the standard level of service applied by Council.

Map A - Montville Beautification Levy Benefit Area



3. The service, facility or activity to be provided

Sunshine Coast Regional Council will undertake works, namely the Montville Town Centre Beautification and Improvement Project, including design, development and provision of the works for, and/or works for access to, the Montville Town Centre including beautification and improvements over and above the standard level of service applied by Council.

4. The estimated cost of implementing the Overall Plan

The overall cost of carrying out the service, facility or activity detailed above associated with the Montville Town Centre Beautification and Improvement Project has been determined to be approximately \$240,337.

5. The estimated time for implementing the Overall Plan

The estimated time for carrying out the Overall Plan is five years concluding on 30 June 2026. The Overall Plan is subject to periodic review, at least annually.

ANNUAL IMPLEMENTATION PLAN - Montville Beautification Levy

The Annual Implementation Plan sets out the actions or processes that are to be carried out in the 2023/24 financial year in accordance with the Overall Plan for the area identified as the Montville Beautification Levy Benefit Area identified at Map A above.

The actions or process to be undertaken pursuant to the Overall Plan include:

- Design and development of the works for, and/or works for access to, the Montville Town Centre in preparation for implementation during the period of the Overall Plan;
- provision of the works to increase amenity, and/or access to, the Montville Town Centre, including beautification and improvements over and above the standard level of service applied by Council;
- managing, operating and developing the Montville Town Centre Beautification and Improvement Project undertaken or proposed to be undertaken by the council, which provides increased accessibility and amenity over and above the standard level of service applied by council.

The estimated cost of the Annual Implementation Plan for 2023/24 is \$47,500.

For the 2023/24 financial year a special rate of 0.0983 cents in the dollar of rateable valuation will be levied on all rateable land within the Montville Beautification Levy Benefit Area identified at Map A above, including *strata lots*. Additionally, in accordance with section 94(10) of the *Local Government Regulation 2012* council has imposed a minimum amount of the special rate. For the 2023/24 financial year the minimum is \$292 per property per annum.

APPENDIX 2

OVERALL PLAN - Twin Waters Maintenance Charge

1. Special charge for Twin Waters Maintenance

The responsibilities for the maintenance of a number of stages of the Twin Waters Development were transferred to council. The previous Maroochy Shire Council, Lend Lease Developments (LLD) and representatives of the Twin Waters Future Maintenance Committee (FMC) determined how the maintenance for the Twin Waters Residential Community would be carried out into the future. The work undertaken has given the stakeholders a clear understanding of the asset types, service levels and issues surrounding the ongoing maintenance of the Twin Waters Residential Community.

The overall plan for the Twin Waters Maintenance Charge was adopted by Council at its 2021/2022 budget meeting. This overall plan was amended by Council at its 2022/2023 budget meeting. For 2023/2024 it is proposed to further amend the overall plan by way of increasing the estimated cost of carrying out the overall plan to \$662,243, and extending the estimated time for implementing the overall plan by 1 year to 30 June 2026. The overall plan for the Twin Waters Maintenance Charge, incorporating the 2022/2023 and 2023/2024 amendments, is detailed below.

2. The benefitted area to which the special charge applies

The Twin Waters Maintenance special charge applies to all rateable land including *strata lots* within the area delineated on Map B below as the Twin Waters Maintenance Charge Benefit Area. The land or its occupier specially benefits or will specially benefit, or has or will have special access to, the service, facility or activity supplied or provided of a landscaping and maintenance service to the Twin Waters Residential Community over and above the standard level of service applied by Council. The special charge will be levied on all rateable land within the defined benefitted area at differential levels according to the degree of benefit or special access, in council's opinion, to which the rateable land or its occupier is deemed to derive. Due to their size and number of residents, the amount of the special charge applicable to the Living Choice Twin Waters Retirement Village (property number 89200) and to the Twin Waters Aged Care Home (property number 247510) is larger than the special charge payable by other rateable land to which the Overall Plan applies.

3. The service, facility or activity to be provided

Sunshine Coast Regional Council will provide a landscaping and maintenance service to the Twin Waters Residential Community over and above the standard level of service applied by Council.

4. The estimated cost of implementing the Overall Plan

The estimated cost of carrying out the Overall Plan for the provision of the higher level Twin Waters Maintenance service has been determined to be approximately \$662,243.

5. The estimated time for implementing the Overall Plan

The estimated time for carrying out the Overall Plan is five years concluding on 30 June 2026. The Overall Plan is subject to periodic review, at least annually.

ANNUAL IMPLEMENTATION PLAN - Twin Waters Maintenance Charge

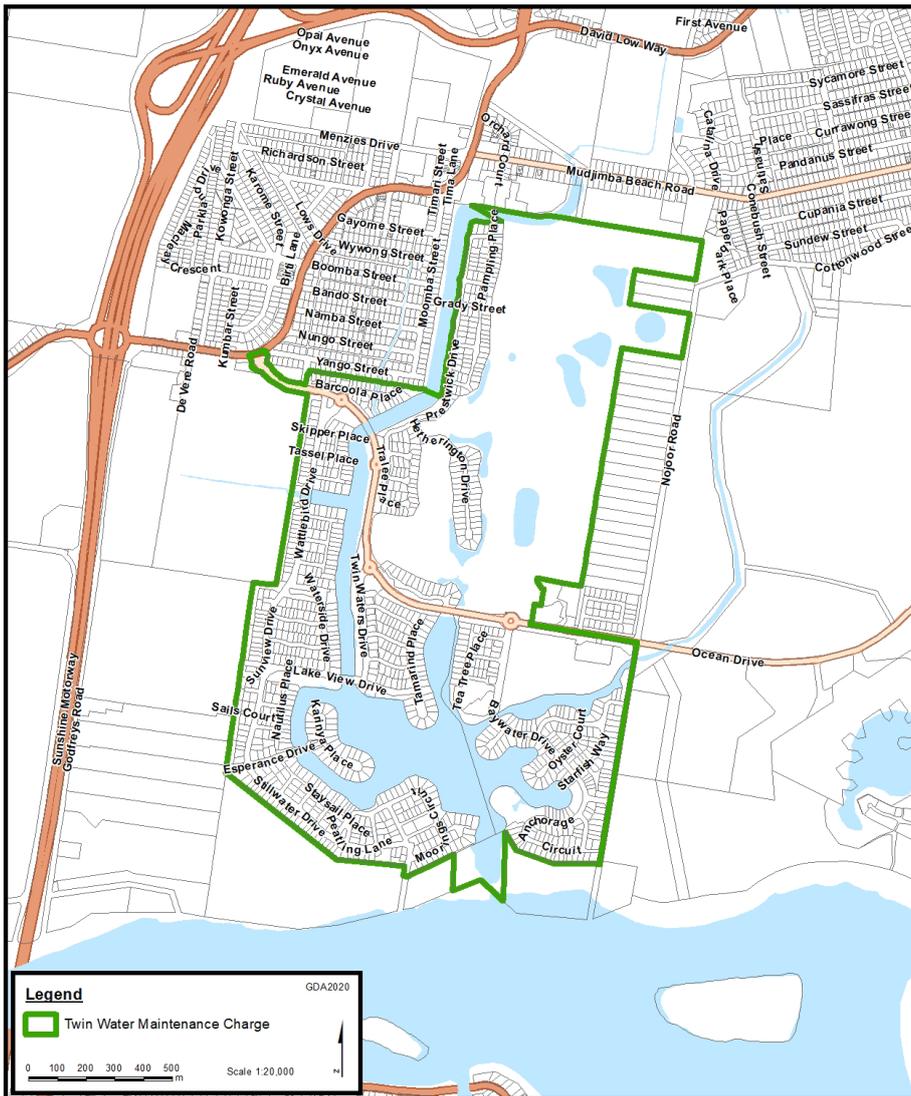
The Annual Implementation Plan sets out the actions or processes that are to be carried out in the 2023/24 financial year in accordance with the Overall Plan for the area identified as the Twin Waters Maintenance Charge Benefit Area identified at Map B below.

The actions or process to be undertaken include providing a landscaping and maintenance service within the Twin Waters Maintenance Charge Benefit Area (Map B below refers) over and above the standard level of landscaping and maintenance services applied by council. The estimated cost of the Annual Implementation Plan for 2023/24 is \$122,320. For the 2023/24 financial year the charge will be levied on the following basis:

Sunshine Coast Council – 2023/24 Revenue Statement

Details	2023/24 Annual Charge
Living Choice Twin Waters Retirement Village (property number 89200)	\$1344
Twin Waters Aged Care Home (property number 247510)	\$647
All other properties	\$130

Map B - Twin Waters Maintenance Charge Benefit Area



APPENDIX 3

OVERALL PLAN - Rural Fire Charge

1. Special charge for assistance to Sunshine Coast Rural Fire Brigades

Sunshine Coast Regional Council recognises that it is beyond the fundraising ability of the volunteers that staff the rural fire brigades within Sunshine Coast Regional Council local government area to raise the funds to meet their operational costs and to acquire and maintain the necessary equipment to conduct their activities. Therefore, to provide financial assistance to Sunshine Coast Rural Fire Brigade Groups and their constituent Rural Fire Brigades, council has resolved to make and levy a special charge for the 2023/24 financial year upon all rateable land within Sunshine Coast Regional Council area which will, in the council’s opinion, specially benefit from the services provided by the Rural Fire Brigades listed below.

2. The benefitted area to which the special charges applies

Council has formed the opinion that the land or its occupier specially benefits from the fire emergency response capability that is provided by the Rural Fire Brigades, whose capability would be substantially or completely diminished if the Rural Fire Brigades did not receive the funding provided to them by Council as a direct consequence of the levying of the special charge. The special charge for the Rural Fire Charge applies to all rateable land within the Sunshine Coast Regional Council area not included within the Urban Fire Service Area and which falls within the Gazetted Rural Fire Brigade area maps for the Rural Fire Brigades listed below excluding that land which is both:

- owned or otherwise under the control of the council but not leased; OR that land which is specifically excluded from the provision of such a service by council; and
- within the Emergency Management Levy Classes A to D (as per Schedule 1 - *Fire and Rescue Service Regulation 2011*).

The charge will be levied on the following basis:

Rural Fire Brigade Area	2023/24 Annual Charge
Belli Park	\$25
Bli Bli & District	\$25
Conondale	\$25
Beerwah & District	\$25
Crystal Waters Village	\$25
Doonan	\$25
Eudlo	\$25
Eumundi	\$25
Glasshouse Mountains	\$25
Ilkley & District	\$25
Image Flat/Cooloolabin	\$25
Keils Mountain	\$25
Kenilworth	\$25
Kureelpa	\$25
Landsborough	\$25
Maleny & District	\$25
Mapleton	\$25
Maroochy River	\$25
Montville	\$25
Obi Obi	\$25

Sunshine Coast Council – 2023/24 Revenue Statement

Rural Fire Brigade Area	2023/24 Annual Charge
Palmwoods	\$25
Peachester	\$25
Starlight	\$25
Valdora/Yandina Creek	\$25
Verrierdale	\$25
West Woombye	\$25
Yandina/North Arm	\$25

3. The service, facility or activity to be provided

The funds raised by the special charge will assist the Brigades within the Sunshine Coast Regional Council local government area by providing funding for the purchase of equipment and operational costs and training initiatives required by the Queensland Fire and Emergency Services. This will enable the Brigades to direct more time toward:

- (a) prevention of rural fires;
- (b) education of residents; and
- (c) training of volunteers.

4. The estimated cost of implementing the Overall Plan

The estimated cost of implementing the Overall Plan has been determined to be approximately \$559,300. The Rural Fire Brigade Groups within the Sunshine Coast Regional Council area are:

- Maroochy North Rural Fire Brigade Group
- Maroochy South Rural Fire Brigade Group
- Caloundra Rural Fire Brigade Group.

The amount of levy funds to be distributed to each of the Rural Fire Brigade Groups is to be the amount of the funds raised by the special charge from the designated service area of the brigades that make up each Rural Fire Brigade Group.

5. The estimated time for implementing the Overall Plan

The estimated time for carrying out the Overall Plan is one year concluding on 30 June 2024.

APPENDIX 4

OVERALL PLAN - Brightwater Estate Landscaping Charge

1. Special charge for Brightwater Estate Landscaping

Responsibility for the maintenance of the Brightwater Estate has been transferred to council progressively. Sunshine Coast Regional Council and the developer, Stockland, determined how the maintenance for the Brightwater Estate would be carried out into the future. The work undertaken has given the stakeholders a clear understanding of the asset types, service levels and issues surrounding the ongoing maintenance of the Brightwater Estate.

The overall plan for the Brightwater Estate Landscaping Charge was adopted by Council at its 2021/2022 budget meeting. This overall plan was amended by Council at its 2022/2023 budget meeting. For 2023/2024 it is proposed to further amend the overall plan by way of increasing the estimated cost of carrying out the overall plan to \$1,112,865, and extending the estimated time for implementing the overall plan by 1 year to 30 June 2026. The overall plan for the Brightwater Estate Landscaping Charge, incorporating the 2022/2023 and 2023/2024 amendments, is detailed below.

2. The benefitted area to which the special charge applies

The special charge for Brightwater Estate Landscaping applies to all rateable land including *strata lots* within the area delineated on Map C below as the Brightwater Estate Landscaping Charge Benefit Area. The land or its occupier specially benefits or will specially benefit, from the provision of a landscaping and maintenance service to the Brightwater Estate over and above the standard level of service applied by Council. Charges will commence progressively for each registered lot within the Brightwater Estate two years after the date of registration of the plan creating the lot with the Registrar of Titles. All rateable land including *strata lots* within the area delineated on the plan below of the Brightwater Estate are subject to this charge.

The special charge will be levied according to the degree of benefit or special access, in council's opinion, to which the land or the occupier of the land is deemed to derive. The charges so made will be applied to all rateable land, the land or the occupier, pro-rata and commencing two years after each lot was registered. Due to size and patronage, the amount of the special charge applicable to the Brightwater Shopping Centre (property number 232054) and Brightwater Hotel (Property number 232595) is larger than the special charge payable by other rateable land to which the Overall Plan applies.

3. The service, facility or activity to be provided

Sunshine Coast Regional Council will provide a landscaping and maintenance service to the Brightwater Estate over and above the standard level of service applied by Council.

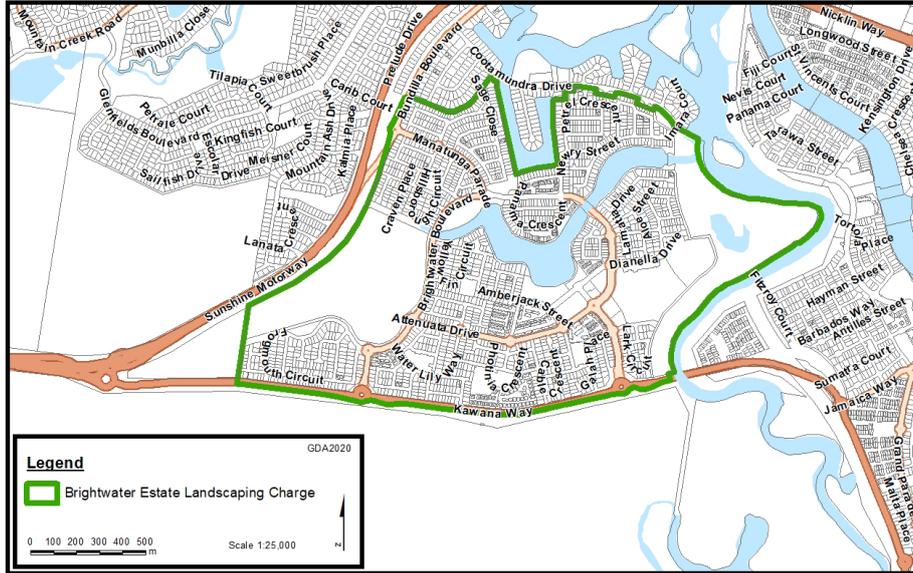
4. The estimated cost of implementing the Overall Plan

The estimated cost of carrying out the Overall Plan for the provision of the higher level Brightwater Estate landscaping service has been determined to be approximately \$1,112,865

5. The estimated time for implementing the Overall Plan

The estimated time for carrying out the Overall Plan is five years concluding on 30 June 2026. The Overall Plan is subject to periodic review, at least annually.

Map C – Brightwater Estate Landscaping Charge Benefit Area



ANNUAL IMPLEMENTATION PLAN - Brightwater Estate Landscaping Charge

The Annual Implementation Plan sets out the actions or processes that are to be carried out in the 2023/24 financial year in accordance with the Overall Plan for the area identified as the Brightwater Estate Landscaping Charge Benefit Area identified at Map C above.

The actions or process to be undertaken include providing a landscaping and maintenance service within the Brightwater Estate Landscaping Charge Benefit Area (Map C above refers) over and above the standard level of landscaping and maintenance services applied by council. The estimated cost of the Annual Implementation Plan for 2023/24 is \$211,002. For the 2023/24 financial year the charge will be levied on the following basis:

Details	2023/24 Annual Charge
Brightwater Shopping Centre (property number 232054)	\$2496
Brightwater Hotel (property number 232595)	\$1248
All other properties	\$96

APPENDIX 5

OVERALL PLAN - Sunshine Cove Maintenance Charge

1. Special charge for Sunshine Cove Maintenance

The responsibilities for the maintenance of a number of stages of the Sunshine Cove Development were transferred to council. Sunshine Coast Regional Council and Felix Hill Pty Ltd (as trustee for The Sunshine Unit Trust) determined how the maintenance for the Sunshine Cove Residential Community would be carried out into the future.

The overall plan for the Sunshine Cove Maintenance Charge was adopted by Council at its 2021/2022 budget meeting. This overall plan was amended by Council at its 2022/2023 budget meeting. For 2023/2024 it is proposed to further amend the overall plan by way of increasing the estimated cost of carrying out the overall plan to \$889,455, and extending the estimated time for implementing the overall plan by 1 year to 30 June 2026. The overall plan for the Sunshine Cove Maintenance Charge, incorporating the 2022/2023 and 2023/2024 amendments, is detailed below.

2. The benefitted area to which the special charge applies

The special charge for Sunshine Cove Maintenance applies to all rateable land including *strata lots* within the area delineated on Map D below as the Sunshine Cove Maintenance Charge Benefit Area. The land or its occupier specially benefit or will specially benefit, from a landscaping and maintenance service being provided to the Sunshine Cove Residential community, over and above the standard level of service applied by Council.

As new lots within the Sunshine Cove Development are registered with the Registrar of Titles they will be subject to the charge in this financial year. The annual charge will be pro-rata and commence from the date of registration of the lot. The special charge will be levied on all rateable land including *strata lots* within the defined benefitted area at differential levels according to the degree of benefit or special access, in council's opinion, to which the land or occupier of the land is deemed to derive. Due to its size and number of residents, the amount of the special charge applicable to the Sunshine Cove Retirement Village and the Aged Care Home (property number 232868) located at Sunshine Cove is larger than the special charge payable by other rateable land to which the Overall Plan applies.

3. The service, facility or activity to be provided

Sunshine Coast Regional Council will provide a landscaping and maintenance service to the Sunshine Cove Residential community over and above the standard level of service applied by Council.

4. The estimated cost of implementing the Overall Plan

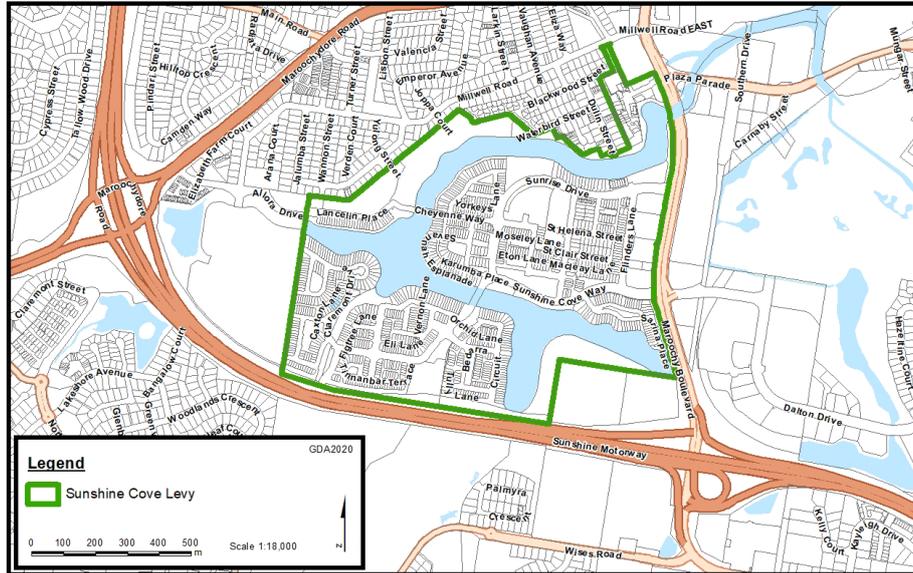
The overall operational costs associated with the provision of the higher level Sunshine Cove maintenance service has been determined to be approximately \$889,455.

5. The estimated time for implementing the Overall Plan

The estimated time for carrying out the Overall Plan is five years concluding on 30 June 2026. The Overall Plan is subject to periodic review, at least annually.

Sunshine Coast Council – 2023/24 Revenue Statement

Map D - Sunshine Cove Maintenance Charge Benefit Area



ANNUAL IMPLEMENTATION PLAN - Sunshine Cove Maintenance Charge

The Annual Implementation Plan sets out the actions or processes that are to be carried out in the 2023/24 financial year in accordance with the Overall Plan for the area identified as the Sunshine Cove Maintenance Charge Benefit Area identified at Map D above.

The actions or process to be undertaken include providing a landscaping and maintenance service within the Sunshine Cove Maintenance Charge Benefit Area (Map D above refers) over and above the standard level of landscaping and maintenance services applied by council. The estimated cost of the Annual Implementation Plan for 2023/24 is \$182,240. For the 2023/24 financial year the charge will be levied on the following basis:

Details	2023/24 Annual Charge
Sunshine Cove Retirement Village (future)	\$1359
Aged Care Home located at Sunshine Cove (property number 232868)	\$679
All other properties	\$156

APPENDIX 6 - OVERALL PLAN

Mooloolah Island Maintenance Charge

1. Special charge for Mooloolah Island Maintenance

A request was made to council from members of Mooloolah Island residents, that council investigate the opportunity to implement a special charge for an above normal standard maintenance to streetscapes. A survey was posted to all 34 rateable land on 23 February 2013, with 28 responses received by council. Of those responses, 24 residents voted YES which is 85.7% majority in favour of the levy. The survey letter stated a 75% acceptance level would be required for the levy to be initiated. The council and Mooloolah Island Residential Community decided on the scope of works to be delivered into the future which provides a higher service standard to lawn areas.

2. The benefitted area to which the special charge applies

The special charge for Mooloolah Island Maintenance applies to all rateable land including **strata lots** within the area delineated on Map E below. The land or its owner specially benefits or will specially benefit, from Council providing a landscaping and maintenance service to the Sunshine Cove Residential community, over and above the standard level of service applied by Council.

Map E - Mooloolah Island Maintenance Charge Benefit Area



A special charge of one hundred and fifty four dollars (\$154) for the financial year ended 30 June 2024 for Mooloolah Island Maintenance Charge applies to all rateable land including **strata lots** within the benefitted area.

3. The service, facility or activity to be provided

Sunshine Coast Regional Council will provide a landscaping and maintenance service to the Mooloolah Island residents over and above the standard level of service applied by Council.

4. The estimated cost of implementing the Overall Plan

The overall operational cost associated with the provision of the higher level Mooloolah Island maintenance service for the 2023/24 financial year has been determined to be \$5311.

5. The estimated time for implementing the Overall Plan

The estimated time for carrying out the Overall Plan is one year concluding on 30 June 2024.

Sunshine Coast Council – 2023/24 Revenue Statement

APPENDIX 7 – 2023/24 Land Use Codes

Land Use Code*	Land Use Code Title
01	Vacant urban land
02	Single dwelling
03	Multiple dwelling (dual occupancy, secondary dwelling or flats)
04	Large home site – vacant
05	Large home site – dwelling
06	Outbuilding
07	Guest house/private hotel/hostel/bed and breakfast
08	Community title scheme unit(s)
09	Group title multi dwelling or Group title single dwelling or group title vacant land
10	Combination of single or multiple dwellings/residential with single or multiple commercial/shop/office/food outlet
11	Shop/office (single) with or without accommodation
12	Shops – shopping group (more than 6 shops)
13	Shops – shopping group (2 to 6 shops)
14	Shops – main retail
15	Shops – secondary retail
16	Drive-in shopping centres
17	Restaurant/fast food outlet
18	Special tourist attraction
19	Walkway/ramp
20	Marina
21	Retirement village, aged people home (non-medical care or mixed non-medical and medical care)
211	Retirement lifestyle village
22	Car park
23	Retail warehouse
24	Sales area
25	Office(s)
26	Funeral parlour
27	Private hospital/convalescent home (medical care)
28	Warehouse & bulk Stores
29	Transport terminal
30	Service station
31	Oil depots
32	Wharf
33	Builders yard & contractors yard
34	Cold stores & ice works
35	General industry

Sunshine Coast Council – 2023/24 Revenue Statement

Land Use Code*	Land Use Code Title
36	Light industry
37	Noxious/offensive industry
38	Advertising hoarding
39	Harbour industry
40	Extractive
41	Child care centre
42	Hotel & tavern
43	Motel
44	Nurseries/garden centres
45	Theatres/cinemas
46	Drive In theatres
47	Licensed club
48	Sports club/facilities
49	Caravan Park
50	Other club (non-business)
51	Religious
52	Cemeteries
53	Secondary Land Use Code for commonwealth ownership only
54	Secondary Land Use Code for state ownership only
55	Library
56	Showgrounds/racecourses
57	Parks & gardens
58	Educational
59	Secondary Land Use Code for local government ownership only
60	Sheep grazing
61	Sheep breeding
64	Livestock grazing – breeding
65	Livestock grazing – breeding and fattening
66	Livestock grazing – fattening
67	Goats
68	Dairy Cattle – quota milk
69	Dairy Cattle – non quota milk
70	Cream
71	Oil seeds
72	Vacant land – valuation discounted subdivided land
73	Grains
74	Turf farms
75	Sugar cane
76	Tobacco
77	Cotton

Sunshine Coast Council – 2023/24 Revenue Statement

Land Use Code*	Land Use Code Title
78	Rice
79	Orchards
80	Tropical Fruit
81	Pineapple
82	Vineyards
83	Small crops and fodder irrigated
84	Small crops and fodder non irrigated
85	Pigs
86	Horses
87	Poultry
88	Forestry & logs
89	Animals (special), boarding kennels/cattery (one or both may apply)
91	Transformers/utility installation
92	Defence Force establishments
93	Peanuts
94	Vacant rural land
95	Reservoir, dams, bores
96	Public hospitals
97	Welfare homes/institutions
99	Community protection centre
100	Sunshine Coast Airport, Sunshine Coast Airport Precinct

* As determined by the Sunshine Coast Regional Council, based on the Land Use Codes provided by the Department of Resources.

APPENDIX 8 – Development Types – Maroochydore City Centre Priority Development Area - Waste Management Utility Charge

Defined Uses	Development Type
Bar	Commercial - Type 1
Bulk landscape supplies	Commercial - Type 2
Car Wash	Commercial - Type 2
Caretakers accommodation	Residential
Child care centre	Commercial - Type 2
Club (where licensed)	Commercial - Type 1
Club (where not licensed)	Commercial - Type 2
Community care centre	Commercial - Type 2
Community residence	Residential
Community use	Commercial - Type 2
Dual occupancy	Residential
Dwelling house	Residential
Dwelling unit	Residential
Educational establishment	Commercial - Type 2
Emergency services	Commercial - Type 2
Food and drink outlet	Commercial - Type 1
Function facility	Commercial - Type 2
Funeral parlour	Commercial - Type 2
Garden centre	Commercial - Type 2
Hardware and trade supplies	Commercial - Type 2
Health care services	Commercial - Type 2
Hospital	Commercial - Type 2
Hotel	Commercial - Type 1
Indoor sport and recreation	Commercial - Type 2
Landing	Commercial - Type 2
Major sport, recreation and entertainment facility	Commercial - Type 2
Market	Commercial - Type 2
Motel	Commercial - Type 2
Multiple dwelling	Residential
Nightclub entertainment facility	Commercial - Type 1
Office	Commercial - Type 2
Outdoor sales	Commercial - Type 2
Outdoor sport and recreation	Commercial - Type 2
Parking station	Commercial - Type 2
Place of worship	Commercial - Type 2
Research and technology industry	Commercial - Type 2
Residential care facility	Commercial - Type 2

Sunshine Coast Council – 2023/24 Revenue Statement

Defined Uses	Development Type
Resort complex	Commercial - Type 2
Retirement facility	Commercial - Type 2
Rooming accommodation	Commercial - Type 2
Sales office	Commercial - Type 2
Service industry	Commercial - Type 2
Service station	Commercial - Type 2
Shop	Commercial - Type 2
Shopping centre	Commercial - Type 2
Short term accommodation (other than a Motel)	Commercial - Type 2
Showroom	Commercial - Type 2
Telecommunications facility	Commercial - Type 2
Theatre	Commercial - Type 2
Tourist attraction	Commercial - Type 2
Utility installation	Commercial - Type 2
Veterinary services	Commercial - Type 2



Sunshine Coast Council
Capital Program (in 2024 dollars) (xi)

	Original Budget	Forecast								
	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033
	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000	\$'000
Sunshine Coast Council Core Capital Program										
Aerodromes	845	4,593	1,636	832	6,213	3,100	200	200	200	200
Buildings & Facilities	32,139	26,496	26,149	36,035	19,793	50,321	29,300	20,250	14,620	25,494
Coast & Canals	8,177	2,950	3,050	2,390	1,700	2,645	2,750	2,750	2,750	2,750
Minor Works	5,500	5,500	5,500	5,500	5,500	5,500	5,500	5,500	5,500	5,500
Environmental Assets	4,645	3,000	2,800	2,800	3,000	2,840	2,720	2,720	2,720	2,760
Fleet	5,242	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000
Holiday Parks	2,556	1,530	3,835	4,500	2,245	2,245	2,280	2,000	2,000	2,000
Information Communication Technology	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000	10,000
Parks & Gardens	11,871	8,967	6,319	10,961	10,000	8,500	7,000	7,000	7,000	7,000
Sports Facilities	19,438	20,495	16,015	11,500	5,550	3,300	5,725	4,750	3,100	1,050
Quarries	-	-	-	-	-	-	-	-	-	-
Stormwater	17,845	20,346	16,344	13,679	14,224	14,009	16,406	17,078	11,683	10,331
Transportation	116,600	105,443	73,630	84,355	74,168	65,361	73,554	71,531	67,312	62,708
Waste	25,203	35,296	25,086	17,185	2,810	2,255	2,230	2,465	9,520	470
Total Sunshine Coast Council Core Capital Program	260,062	247,617	193,363	202,737	158,203	173,076	160,665	149,244	139,405	133,263
Corporate Major Projects Capital Program										
Corporate Major Projects	32,975	24,310	12,560	14,127	10,000	-	-	-	-	-
Strategic Land & commercial Properties	37,680	16,080	13,580	12,000	4,500	7,500	2,500	3,000	4,300	4,300
Total Corporate Major Projects Capital Program	70,655	40,390	26,140	26,127	14,500	7,500	2,500	3,000	4,300	4,300
SCC Total Capital Works Program	330,716	288,007	219,503	228,864	172,703	180,576	163,165	152,244	143,705	137,563

xiii. 2023/24 Minor Capital Works Program

This appendix outlines allocations within Council's 2023/24 Minor Works Program for Council's consideration.

Project Number	Project Name	Division	Suburb	Budget Allocation
K5958	Old Gympie Road Pathway continuation	Division 1	Beerwah	\$35,000
K4096	Howard Walker Park Fence Install	Division 1	Peachester	\$120,000
K5466	Emma Place Pathway connection through to Coochin Twins Estate	Division 1	Beerwah	\$70,000
K5467	Beerburrum Streetscape Improvements	Division 1	Beerburrum	\$40,000
K4202	Mill Park Boundary Fence Installation – Stage One	Division 1	Beerwah	\$100,000
K5973	Canavan Gracie - Active Parks Bellvista Community Engagement for possible Dog Off Leash Area location	Division 1	Caloundra West	\$5,000
K5468	Free Tree Day	Division 1		\$1,000
H8225	Clarke Place Park Happy Valley Bubbler	Division 2	Caloundra	\$20,000
K3847	King Street Pathway – Construction of Section 1 and 2	Division 2	Kings Beach	\$128,000
K5501	Ballinger Beach - Beach Access 261 extra seating along embankment of access ramp	Division 2	Dicky Beach	\$44,000
H7269	Shelly Beach Park Drinking Foundation Installation	Division 2	Shelly Beach	\$30,000
K1713	Pelican Waters/Golden Beach Dog Off Leash Area Investigation/Consultation	Division 2	Pelican Waters	\$100,000
K5498	Golden Beach Shops Installation 2x Bike Hoops	Division 2	Golden Beach	\$5,000
K5499	Free Tree Day x 2	Division 2		\$1,000
K1890	Moffat Beach Traffic Study implementation	Division 2	Moffat Beach	\$100,000
K5500	Queen of Colonies Parade Pathway and fence realignment	Division 2	Moffat Beach	\$45,000
H6458	Kawana Way Underpass and Pathway Solar Lighting	Division 3	Birtinya	\$32,000
K3838	Ridgehaven Park Dog of Leash Area Extension	Division 3	Aroona	\$40,000
K5501	Ballinger Beach - Beach Access 261 extra seating along embankment of access ramp and install 3x bar stool seats along rail	Division 3	Dicky Beach	\$44,000
K4900	Westaway Parade Boat Ramp Carpark and picnic combo	Division 3	Currimundi	\$65,000
K3357	Bokarina Beach Park Half Basketball Court (top up)	Division 3	Bokarina	\$55,000
K5502	Minkara Street Street Tree Plantings	Division 3	Warana	\$11,000
K4327	Limosa Crescent Pathway	Division 3	Aroona	\$37,000
K4330	Mandarra Drive Pathway	Division 3	Wurtulla	\$34,000
K4328	Grebe Street Pathway	Division 3	Caloundra West	\$15,000
K4363	Ketch Street Pathway	Division 3	Wurtulla	\$31,000

Project Number	Project Name	Division	Suburb	Budget Allocation
K5503	Lake Kawana Boulevard Nicklin Way Intersection Lighting of Pine Tree and Uplight Place Signage	Division 3	Bokarina	\$50,000
K3370	Croydon Avenue Car Parking Bays and Drainage Works (top up)	Division 3	Currimundi	\$57,000
K5504	Corner Bokarina Boulevard and Longboard Parade garden to turf conversion	Division 3	Bokarina	\$6,500
K2609	John Hotton Park Community Engagement – Park Shelter detailed design	Division 4	Warana	\$10,000
K3439	Bermagui Crescent raised Pedestrian Crossing	Division 4	Buddina	\$150,000
K1896	4 th Avenue 1x Wombat Crossings	Division 4	Maroochydore	\$100,000
K4254	Grand Parade Dog Off Leash Area Extension	Division 4	Parrearra	\$100,000
K4864	Kevin Asmus Park DDA Play Space Fence	Division 4	Buddina	\$50,000
K5505	Nelsen Park Island “Sisters by Choice” Sculpture Renewal	Division 4	Alexandra Headland	\$15,000
K3905	Emerald Woods Park new pathway	Division 4	Mooloolaba	\$43,000
K5453	Tesch Park Shade Sail installation	Division 5	Maleny	\$65,000
K5444	Corner Margaret Street and Little Main Street all abilities access pathway design and construction	Division 5	Palmwoods	\$50,000
K5455	Mooloolah Recreation Reserve Playground Shade Sail	Division 5	Mooloolah Valley	\$65,000
K4012	Fig Tree Place Park Bollards Installation	Division 5	Maleny	\$4,000
H9013	Federation Park Dog of Leash Area – Installation of Dog Agility Equipment	Division 5	Palmwoods	\$20,000
H9232	Mooloolah Recreation Park Tap and Dog Bowl Installation	Division 5	Mooloolah Valley	\$5,000
K1020	Maleny Entrance Welcome Sign Construction (top up)	Division 5	Maleny	\$70,000
K5458	Montville Entry Statement upgrade works (Contribution)	Division 5	Montville	\$5,000
K5456	Stanley River Road bitumen showgrounds entrance	Division 5	Maleny	\$20,000
K5491	Western Avenue investigation and design of pathway from Russell Family Park to The Narrows Road	Division 5	Montville	\$60,000
H4264	Mountain View Road – Design Pathway from McCarthy Road to McCarthy Lookout	Division 5	Maleny	\$60,000
K5496	Coral Street Pathway Construction from Cooperative Park Boardwalk to Coral Street	Division 5	Maleny	\$40,000
K5486	Mooloolaba Tennis Club Pickle Ball Courts Construction (Contribution)	Division 6	Mountain Creek	\$100,000
K1055	Jingellic Drive - Pathway Staged Construction	Division 6	Buderim	\$50,000
K1456	Glenfields Neighbourhood Park Amenity Block (top up)	Division 6	Mountain Creek	\$105,000
K5487	Khancoban Park Dog Off Leash Signage	Division 6	Buderim	\$5,000
K1456	Glenfields Neighbourhood Park Landscape Plan	Division 6	Mountain Creek	\$25,000
H9544	Durrack Place Park Basketball Half Court – design and costing	Division 6	Buderim	\$5,000
K5489	Sippy Downs Dog Off Leash Area Extension	Division 6	Sippy Downs	\$100,000

Project Number	Project Name	Division	Suburb	Budget Allocation
K5494	Brightwater Community Park power supply installation	Division 6	Mountain Creek	\$15,000
K1841	Brightwater Sportsground installation of double plate BBQ	Division 6	Mountain Creek	\$30,000
H6216	Brightwater Community Park installation of Dog Drinking Bowl	Division 6	Mountain Creek	\$10,000
K5492	Street Tree Plan – scope and develop	Division 6		\$10,000
K5493	Gossamer Drive Kangaroo warning signage and associated works	Division 6	Buderim	\$20,000
K5956	Brightwater Estate Investigation/Design Wombat Crossings	Division 6	Mountain Creek	\$10,000
K5957	Glenfields Boulevard Safety Improvements investigation	Division 6	Mountain Creek	\$10,000
K5495	Oakmont Drive Park Complete Survey of Residents on park improvements	Division 6	Buderim Pines	\$5,000
K3351	Elizabeth Street to Clithero Street School Drop Off / Pick Up (contribution)	Division 7	Buderim	\$100,000
K5483	4 Ballinger Court Solar Light on handrail of footbridge	Division 7	Buderim	\$3,200
H6149	Parsons Road Footpath continuation	Division 7	Forest Glen	\$30,000
K5485	Owen Creek Road Pedestrian Refuge – Design only	Division 7	Forest Glen	\$40,000
K3246	Buderim Village Park Ping Pong Table Installation	Division 7	Buderim	\$30,000
K4208	Conara Road Bollard and Gate Install (contribution)	Division 7	Kunda Park	\$10,000
K4015	Buderim Pump Track Construction	Division 7	Buderim	\$100,000
K5484	Lindsay Road Pathway investigation and design	Division 7	Buderim	\$20,000
H9946	Martins Creek Camphor Laurel removal	Division 7	Buderim	\$10,000
K3346	Toral Drive - extra on street parking (top up)	Division 7	Buderim	\$40,000
K1362	Marcoola Beach Streetscape Renewal (contribution)	Division 8	Marcoola	\$100,000
K5133	South Coolum Road New Pathway	Division 8	Coolum	\$20,000
K5474	Karumba Place Amenity Reserve Bench Seat and Slab	Division 8	Maroochydore	\$8,000
K5481	Kayak Launch Ramp Sunshine Cove	Division 8	Sunshine Cove	\$45,000
K5482	Sunshine Cove Pavilion Design	Division 8	Maroochydore	\$16,000
K5480	Geeribach Lane Beach Shower (Dual showers)	Division 8	Yaroomba	\$30,000
K5479	Birrahl Park extra-long Picnic Table Combo	Division 8	Yaroomba	\$12,000
K4212	Magenta Drive Park – Shade Sail and Picnic Combo	Division 8	Coolum	\$70,000
K5478	Cooinda Crescent Pathway	Division 8	Maroochydore	\$24,000
K5477	Ocean Drive Bike Racks at Bus Stop	Division 8	Twin Waters	\$3,000
K5476	Free Tree Days	Division 8		\$3,000
K5475	Lumeah Drive Pathway Construction	Division 8	Mount Coolum	\$60,000
K5446	Re-creation of Owen Cavanagh Surf Mural (contribution)	Division 8	Pacific Paradise	\$15,000

Project Number	Project Name	Division	Suburb	Budget Allocation
K2403	<i>Tickle Park Pandanus Trees Foreshore Seating</i>	<i>Division 9</i>	<i>Coolum Beach</i>	<i>\$35,000</i>
K1383	<i>Lowes Lookout Pathway construction</i>	<i>Division 9</i>	<i>Coolum Beach</i>	<i>\$80,000</i>
K4299	<i>Waigani Street Park Playground Seating</i>	<i>Division 9</i>	<i>Bli Bli</i>	<i>\$6,000</i>
K3347	<i>Lions Norrie Job Park Pump Track construction</i>	<i>Division 9</i>	<i>Coolum</i>	<i>\$100,000</i>
K5473	<i>Peregian Springs School Stop Drop and Go waiting area shelter</i>	<i>Division 9</i>	<i>Peregian Springs</i>	<i>\$60,000</i>
K5471	<i>Havana Road East-West Lighting Design</i>	<i>Division 9</i>	<i>Coolum Beach</i>	<i>\$10,000</i>
K5955	<i>Bli Bli Pathways Construction</i>	<i>Division 9</i>	<i>Bli Bli</i>	<i>\$50,000</i>
K3267	<i>Tickle Park Playground Shade (top up)</i>	<i>Division 9</i>	<i>Coolum Beach</i>	<i>\$7,000</i>
K1518	<i>Coolum Connections - Urban Design to Link Parks and Paths</i>	<i>Division 9</i>	<i>Coolum Beach</i>	<i>\$100,000</i>
K5949	<i>Petrie Creek Parklands Landscaping outcomes from Landscape Plan</i>	<i>Division 10</i>	<i>Nambour</i>	<i>\$15,000</i>
K5470	<i>Petrie Creek Parklands connecting pathway network to walk/ride bridge</i>	<i>Division 10</i>	<i>Nambour</i>	<i>\$150,000</i>
K5950	<i>Petrie Creek Masterplan Implementation</i>	<i>Division 10</i>	<i>Nambour</i>	<i>\$255,000</i>
K3219	<i>King George VI Memorial Park – extension to existing fence line (top up)</i>	<i>Division 10</i>	<i>Yandina</i>	<i>\$5,000</i>
K5953	<i>Removal of weed species trees</i>	<i>Division 10</i>		<i>\$15,000</i>
K5954	<i>Mapleton / Montville Road Pathway Survey Design</i>	<i>Division 10</i>	<i>Mapleton</i>	<i>\$50,000</i>
K2705	<i>Coastal Pathway Beach Access 233 to 229 (contribution)</i>	<i>Mayor</i>	<i>Warana</i>	<i>\$50,000</i>
H5729	<i>Maroochy Regional Bushland Botanic Garden Arrival Hub (contribution)</i>	<i>Mayor</i>	<i>Tanawha</i>	<i>\$50,000</i>
K5544	<i>Eumundi Tennis Club Lighting infrastructure renewal</i>	<i>Mayor</i>	<i>Eumundi</i>	<i>\$120,000</i>
H9256	<i>Outrigger Boat Ramp Carparking (contribution)</i>	<i>Mayor</i>	<i>Minyama</i>	<i>\$50,000</i>
H3892	<i>Lions-Norrie Job Park Landscape Plan Implementation (contribution)</i>	<i>Mayor</i>	<i>Coolum</i>	<i>\$50,000</i>
K5447	<i>Windansea Boardriders Clubhouse Kitchen installation (contribution)</i>	<i>Mayor</i>	<i>Currimundi</i>	<i>\$50,000</i>
K5449	<i>Maleny Bowls Club construct all abilities amenity (contribution)</i>	<i>Mayor</i>	<i>Maleny</i>	<i>\$80,000</i>
K1362	<i>Marcoola Beach Streetscape (contribution)</i>	<i>Mayor</i>	<i>Marcoola</i>	<i>\$50,000</i>

xiv.



Strategic policy

2023 Environment Levy

Corporate Plan reference:	Our Environment and Liveability <i>Our natural assets, healthy environment and liveability credentials are maintained and enhanced</i> Strategic pathways: <ul style="list-style-type: none">• A resilient region shaped by clever planning and good design• Protection and enhancement of our natural assets and distinctive landscapes• Responsive, accessible and well managed assets and infrastructure
Endorsed by Council on:	22 June 2022
Manager responsible for policy:	Manager, Environment and Sustainability Policy Liveability and Natural Assets Group

Policy purpose

This policy establishes council's position for the allocation and management of revenue raised through the Environment Levy and the implementation of the Environment Levy Program.

Policy outcome

The application of the Policy will:

- support council's vision for the Sunshine Coast as Australia's most sustainable region – healthy, smart, creative.
- contribute to maintaining and enhancing the region's natural assets, healthy environment and liveability credentials to achieve the corporate goal of: *Our Environment and Liveability*.
- deliver strategic outcomes that preserve and enhance the region's natural environment as guided by the *Environment and Liveability Strategy 2017*.
- guide the development and implementation of an annual Environment Levy Program.
- support council's management and expenditure of revenue raised through the Environment Levy.

Policy scope

This policy applies to all endorsed projects, programs, initiatives and any other expenses funded, wholly or partly, by the Environment Levy revenue.

Policy statement

Council is committed to the preservation and enhancement of the natural environment.

Council's *Environment and Liveability Strategy 2017* provides the strategic direction to deliver a healthy environment and liveable Sunshine Coast.

The Strategy includes strategic natural environment outcomes which the Environment Levy Program contributes to achieving. These are that (by 2041):

- Our native plants, animals and habitats are healthy, resilient and valued by the community.
- Waterways and wetlands are healthy, resilient to change and valued by the community.
- Our coastal areas are healthy, resilient to climate change impacts and support sustainable use.

Guiding principles

Development and implementation of the Environment Levy Program is guided by the following principles:

- projects, programs and initiatives align with the strategic directions of the *Environment and Liveability Strategy 2017*.
- projects, programs and initiatives are adaptive and responsive to current and emerging environmental issues.
- decision-making is accountable and transparent and demonstrates principles of good governance.

Environment Levy Revenue

- The annual Environment Levy charge per rateable property is reviewed and determined as part of council's annual revenue statement.
- All revenue collected from the Environment Levy is allocated to the annual Environment Levy Program and four funding themes.
- All revenue collected including any revenue raised through approved Environment Levy business activities is held and accounted for separately from Council's general revenue.
- Environment Levy revenue, including restricted cash should not be available at any time for expenditure as general revenue.
- Any unspent funds at the end of the financial year are returned to the Environment Levy restricted cash.
- Environment Levy restricted cash funds can be used in the development of the annual Environment Levy Program.
- Environment Levy restricted cash can be used to fund the acquisition of land when allocated funds for this theme have been expended during the financial year (SM10/029).

- Anticipated underspends from endorsed Environment Levy projects can be used to support a demonstrated need for additional funds of other endorsed Environment Levy projects during the financial year. These budget amendments are reflected in the budget review process.
- The Environment Levy Policy and Program can be used for leveraging funding through grants and partnership opportunities offered by government and other organisations. However, future financial commitments cannot be made unless endorsed by council.

Environment Levy Program

The Environment Levy Program (the Program) consists of a range of projects, programs and initiatives that deliver strategic and effective outcomes that protect and enhance the natural environment including our biodiversity, waterways and coastal foreshore assets.

A four year Program is developed and reviewed annually by the Integrated Environment Team and presented to council for consideration and adoption during budget preparations.

Environment Levy revenue is allocated and managed across the following funding themes:

1. Land acquisition

- Environmentally significant lands are acquired to assist in the strategic protection and enhancement of biodiversity values and ecological processes.
- Lands can be acquired to create strategic and new habitat areas that consolidate existing environment reserves and build landscape connectivity.
- Approval to acquire a property is through council resolution.
- Funding can be expended on costs associated with the land purchase, planning and legal matters, the establishment of the acquired land and legally binding protection mechanisms.
- Acquisition funding may contribute towards the purchase of land that also provides for the delivery of a range of other strategic outcomes that are consistent with this Policy.
- The revenue is not to be used to acquire land for parks where the primary purpose is recreation, although nature based recreation and economic opportunities are considered in the assessment of properties.
- Additional funds may be borrowed to assist with purchasing environmentally significant land if approved by council.
- Newly acquired land is established as per the requirements determined by an initial site assessment and property management plans.
- Property development initiatives that maintain or enhance conservation and appropriate nature based recreational and environmental educational values may be undertaken on land acquired through the Environment Levy to raise additional revenue or recoup some of the costs associated with the acquisition.
- Suitable properties may be considered for re-sale following the application of a legally binding protection mechanism to recoup acquisition costs.
- Any acquisition and disposal of land is carried out in accordance with the *Local Government Act 2009*.

2. Major projects

- Major on ground rehabilitation and regional planning, management and research projects which align and inform the implementation of council's environmental strategies/plans can be funded.

- High profile and integrated flagship projects, including major green spaces, that deliver major environmental outcomes for a given location and facilitate access and the sustainable use of the Sunshine Coast's natural assets may be considered and funded.

3. Community engagement and support

- Environmental partnership, grant, assistance and engagement initiatives and projects to build community capacity and stronger stakeholder partnerships can be funded.
- Environment Levy partnerships and grants funding is distributed in accordance with the associated endorsed guidelines and policies.

4. Environmental Operational Management

- Operational activities that assist to manage the natural environment in accordance with Council's environmental strategies/plans and service levels can be funded.
- Funding can be used to complement operational expenditure relevant to employee costs, materials and services costs and on-costs and overheads associated with the delivery of nominated environmental operational management activities delivered by the Liveability and Natural Assets and Customer Engagement & Planning Services Groups.
- The suitability of annual operational management activities are reviewed annually.
- Appropriate operational activities include:
 - planning and operational management of Environment Levy acquired lands;
 - fire management planning and operations for council managed lands;
 - planning, programming and operational management of Council's environment education facilities;
 - delivery of catchment conservation partnership initiatives;
 - implementation of the Sunshine Coast Council Local Government Area Biosecurity Plan 2017, including education and engagement initiatives; and
 - addressing flying fox community environmental issues including research, education, roost monitoring and management options in accordance with Council Regional Flying Fox Management Plan 2016.
- Annual allocations for the management of the Environment Levy conservation estate are indexed to estate growth and the Consumer Price Index.

Environment Levy communication and reporting

- Significant program outcomes will be promoted throughout the year using appropriate communication tools.
- An annual Environment Levy report will be prepared and presented to Council each year.
- The promotion and communication of Environment Levy funded projects and initiatives are to comply with the council endorsed Environment Levy "Look and Feel Guidelines".
- Expenditure of Environment Levy revenue and restricted cash figures will be reported quarterly to Council through the budget review process.

Roles and responsibilities

- Council review and endorse the Environment Levy charge, Policy and Program and the annual report.
- The Integrated Environment Team prepare policy revisions, consider new funding proposals and prepare an annual Environment Levy Program for council consideration.
- Council officers implement the Environment Levy Program and report on achievements in accordance with the endorsed Policy and associated guideline.

Measurement of success

The success of this policy will be measured by:

- ongoing support from Council and the community for the continuation of the levy being raised as a *separate charge* to support the preservation and enhancement of the region's natural environment
- the development, implementation and communication of an Environment Levy Program in accordance with this policy and the organisational guideline

Definitions

Environment: refers to the term used to describe the natural (not man-made) environment of the region and includes the natural ecological systems of air, water, soil and associated species of flora and fauna.

Environmental strategies and/plans: refers to the strategic natural environment directions in the council endorsed Environment and Liveability Strategy 2017 and associated strategies/plans.

Good governance: Governance arrangements include approval and endorsement requirements at key stages of a project or proposal, the identification of roles and responsibilities of project managers, steering committee and stakeholder groups and regularly communicating outcomes and achievements to Council, rate payers and the broader Sunshine Coast community.

Integrated Environment Team: a team of council officers from the Liveability and Natural Assets and Customer Engagement and Planning Services Groups that oversee the development and implementation of the Environment Levy Program.

Related policies and legislation

- *Local Government Act 2009*
- Sunshine Coast Council Corporate Plan –2021-2025
- Sunshine Coast Environment and Liveability Strategy 2017
- Any other Commonwealth, state or council policies that provide guidance to the implementation of this Policy and associated Program.

Version control:

Version Control	Reason Trigger	Change (Y/N)	Date
1.0	Revised Environment Levy Policy	Yes	25 June 2013 (SM13/09)
2.0	Review of Environment Levy Policy and Program	Yes	19 June 2014 (OM14/85)
3.0	Review of Environment Levy Policy and Program	Yes	9 June 2016 (SM16/5)
4.0	Administrative changes	Yes	20 July 2017 (OM17/119)
5.0	Administrative changes	Yes	March 2018
6.0	Environment Levy Audit recommendation	Yes	11 March 2019
7.0	Administrative updates and wording to reflect major green spaces.	Yes	28 April 2021

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xv.

Strategic policy	
ARTS AND HERITAGE LEVY	
Corporate Plan reference:	A Strong community our communities are connected and thriving places where people are included, treated with respect and opportunities are available for all. Creative and innovative approaches to building a strong community
Endorsed by Council on:	June 2023
Manager responsible for policy:	Manager Arts, Heritage and Libraries, Economic and Community Development

Policy purpose

The purpose of the Arts and Heritage Levy Policy (the Policy) is to outline the administrative principles that provide direction for allocation of the Arts and Heritage Levy (the Levy) revenue towards endorsed projects and programs in an effective, open and accountable way.

Specific policy objectives are drawn from the:

- Corporate Plan vision for the region:
Australia's most sustainable region. Healthy. Smart. Creative.
- Sunshine Coast Heritage Plan 2021-2031:
Our heritage is our gift for the future.
- Sunshine Coast Arts Plan 2018-2038:
The soul of our community is our flourishing arts ecology: nurturing connections, promoting experimentation and inspiring collaboration.

The primary purpose of this Policy is to direct investment towards both arts and cultural heritage projects that respond to the region's emerging and most critical challenges, in line with the goals and strategies endorsed within the Sunshine Coast Heritage Plan 2021-2031 and the Sunshine Coast Arts Plan 2018-2038.

This Levy will be set aside specifically for facilities, programs, projects and activities concerned with the preservation and promotion of the region's history and cultural heritage, the development and promotion of a sustainable arts ecology, and to trigger the support of other government and non-government partners.

Policy outcome

It is the intention of Council that the Levy will be used to:

- i. document, research, conserve, protect, promote and provide access to those tangible and intangible items, places, facilities and events that define the stories, history and values of the people, communities and culture of the Sunshine Coast.

- ii. Develop local artists and local content, grow local participation and audiences, and embed art and creativity into the identity and experience of the Sunshine Coast.

Specifically, the Levy will be used to achieve:

The five key heritage outcome areas and goals, identified in the Sunshine Coast Heritage Plan 2021-2031:

1. Knowledge: *Heritage, its value and significance to the Sunshine Coast community, is comprehensively identified, researched, recorded and shared.*
2. Conservation: *Best practice conservation management and innovative solutions protect and conserve the Sunshine Coast's natural and cultural heritage for current and future generations.*
3. Support: *Provide opportunities to stimulate understanding, activation and appreciation of the region's cultural heritage.*
4. Communication: *Increased visibility of heritage to strengthen community identity, resilience, and awareness of Sunshine Coast's cultural heritage.*
5. Advocacy: *Key decision makers have an increased awareness and appreciation of the region's diverse heritage.*

and

The four key arts goals, specifically those strategies related to programming and development, within the Sunshine Coast Arts Plan 2018-38:

1. Local artists and artistic content is developed and celebrated: *Creating opportunities to build and profile a strong, connected and prolific community of artists, arts practitioners and arts organisations.*
2. Arts audiences and creative opportunities flourish through investment and development: *Growing local participation in the arts and opportunities for world-class locally produced content to be exposed to, and experienced by, the world.*
3. Dedicated networks of places and spaces for artists to connect, create and collaborate: *Taking a strategic, collaborative approach to diverse and accessible infrastructure (physical and digital) that supports production, practice and presentation.*
4. Art and creativity is embedded in the identity and experience of the Sunshine Coast: *Ensuring the value, diversity and significance of the arts on the Sunshine Coast are embraced by the community in everyday life and are a feature of our destination's renown.*

Policy scope

The Policy applies to all programs, projects, activities or incentives that are directly or indirectly funded or supported, wholly or partly, by the Arts and Heritage Levy.

The scope of this Policy is to provide direction for funding initiatives that complement the core business captured by the organisation's endorsed Sunshine Coast Heritage Plan 2021-2031 and the Sunshine Coast Arts Plan 2018-2038.

Council will review the amount of the Levy as part of adopting its annual revenue statement and the annual Arts Program and Heritage Program to be supported by the Levy as part of adopting its annual financial budget, to ensure it aligns with this Policy.

Policy statement

Council demonstrates its commitment to supporting arts and cultural heritage outcomes through the collection of the Levy, recognising the important role that both sectors and industries play in shaping and influencing our sense of community, belonging, cultural vitality and identity in a time of unprecedented growth and change.

The resources generated from the Levy will:

- i. Encourage greater knowledge, protection, awareness, advocacy and celebration of cultural heritage within the Sunshine Coast given the increasing impacts of growth on cultural sites, places, knowledge and artefacts.
- ii. Stimulate the local arts sector, creating opportunities that strengthen the sector, and provide pathways to embed the arts into the identity and experience of the Sunshine Coast.

Council will provide transparent and equitable processes in the management and administration of the Levy. All requests for support, information and access to funds will be managed through a consistent process in accordance with both the 10 -year Sunshine Coast Heritage Plan 2021-2031 and the 20-year Sunshine Coast Arts Plan 2018-38, and any other associated Council strategies, priorities and guidelines.

Guiding principles

The Policy is guided by the following principles:

- Effective, open and accountable program delivery
- Best practice conservation and innovative solutions to protect, conserve and share the Sunshine Coast's cultural heritage
- Best practice and creative solutions to support, develop and showcase the Sunshine Coast's vibrant arts sector.
- Strong working partnerships with the First Nations Peoples of the Sunshine Coast, the heritage industry and networks, the arts sector and networks, the community, and government stakeholders.

Allocation of Arts and Heritage Levy funding to the Arts and Heritage Levy Programs

Revenue collected from the Levy will be allocated for activities as described in the annual:

- i. Heritage Levy Program, which will be developed in alignment with the Sunshine Coast Council Heritage Plan 2021-2031, associated cultural heritage priorities and strategies, and
- ii. Arts Levy Program, which will be developed in alignment with the Sunshine Coast Arts Plan 2018-2038, associated arts priorities and strategies.

The program of activities will be provided for Council's consideration and endorsement during annual budget preparations.

Management of Arts and Heritage Levy revenue allocations and program

All revenue including any revenue raised through approved Levy business activities is to be held separately from Council's general revenue and shall not at any time be available for expenditure as general revenue.

Annually, the levy will collect \$18 per rateably property.

Of this levy amount:

- i. 14 per rateable property will be allocated to the annual priorities outlined in the endorsed Sunshine Coast Heritage Plan 2021-2031 and will include:
 - Thirty-three percent (33%) of this proportion of the Levy, or as determined annually by Council, to be allocated to the established "Heritage Levy Futures Fund" to deliver infrastructure outcomes as outlined in the Sunshine Coast Heritage Plan 2021-2031 – implementation plan.
 - A further four percent (4%) of this proportion of the Levy, or as determined annually by Council, to be set aside to the established "Built Heritage Conservation Fund" to undertake ongoing maintenance of Council owned or managed State or Locally listed heritage properties that are leased by community groups or associations. The maintenance costs will be in line with maintenance and conservation plans.
 - Any unspent funds from the annual Heritage Levy program at the end of the financial year to be allocated to a restricted "Heritage Levy Fund" and be available for use in future years to support outcomes as outlined in the Sunshine Coast Heritage Plan 2021-2031.
- ii. 18.75% of the levy (or \$4 per rateable property) will be allocated to the annual priorities outlined in the endorsed Sunshine Coast Arts Plan 2018-2038.
 - Any unspent funds from the annual Arts Levy program at the end of the financial year will be allocated to a restricted "Arts Levy Futures Fund" and be available for use in future years to support outcomes as outlined in the Sunshine Coast Arts Plan 2018-2038.

Both programs will be endorsed by Council as part of the annual budget adoption process.

An annual report, outlining how the Arts and Heritage Levy has achieved the outcomes of the Sunshine Coast Arts Plan 2018-38 and the Sunshine Coast Heritage Plan 2021-31, will be developed for Council information.

At the end of each financial year, unspent and unrestricted levy funds may be available for expenditure in the following financial year or moved to either one of the four restricted funds to achieve outcomes as outlined in Council's adopted Sunshine Coast Heritage Plan 2021-2031 or Sunshine Coast Arts Plan 2018-2038.

The Levy may be used for leveraging grants and partnership opportunities from the state and federal governments and other agencies, provided there is no impediment to achieving the agreed outcomes of Levy funding.

Policies, plans, strategies, legislation and legal frameworks, and the principles of the Burra Charter, First Peoples: A Roadmap for Enhancing Indigenous Engagement in Museums and Galleries, and National Standards for Australian Museums and Galleries, should be considered in all relevant applications of this policy.

Financial management of Levy revenue must be in accordance with relevant legislation and Council policies, plans and strategies.

Raising additional revenue

Where approved by Council or the Chief Executive Officer as appropriate, revenue may be raised through the following business activities of the Levy:

- Other investment funds set up for direct benefit and management of Levy monies including borrowings, sinking funds and possibly carry-over funds (where approved by Council)
- Charging public and private individuals and organisations for goods and services rendered through programs and activities conducted under the Levy
- Offering opportunities for ratepayers and other interested entities to donate additional funds into a Levy trust for future investment in protection of the region's cultural heritage values.

Roles and responsibilities

The following diagram identifies areas with responsibility for implementing the Policy.



Council

- acts as owner/ trustee and steward for the region's significant cultural heritage and arts assets
- sets corporate vision through its corporate plan and related strategies
- approves and reviews heritage management plans
- commissions public art and accepts donations of art and cultural pieces to be included in the region's public collections
- ensures appropriate resources and funding for arts and heritage management activities are made available.

Arts, Heritage and Libraries Branch

The Arts Heritage and Libraries Branch will manage the Levy.

Cultural Heritage Services:

The Cultural Heritage Services Team within the Branch will:

- develop and deliver an annual Levy Program that aligns with the 10-year Sunshine Coast Heritage Plan 2021-2031
- partner with community museums, community and private collections, government and corporate agencies to deliver a range of initiatives that preserve and promote the unique cultural heritage of the Sunshine Coast.

Creative Arts and Events:

The Creative Arts and Events Team within the Branch will:

- develop and deliver an annual Levy Program that aligns with the twenty-year Sunshine Coast Arts Plan 2018-2038
- partner with the arts sector, community organisations, Foundations, private collectors, government and corporate agencies to deliver a range of initiatives that grow and develop arts outcomes that contribute to the region's cultural vitality.

Both teams will work as part of integrated working groups to plan and deliver significant community and capital projects.

Measurement of success

The key measurements for success of the Arts and Heritage Levy will be the successful implementation of the Levy funded actions identified in the Sunshine Coast Heritage Plan 2021-2031 and the Sunshine Coast Arts Plan 2018-38 including the associated Key Performance Indicators outlined in both Plans.

Definitions

Art and Heritage Collections	Includes all Art, Public Art, and Cultural Heritage collections owned and managed by the Sunshine Coast Council.
Built heritage	Buildings or structures and their environments valued by a community because of their historic, scientific, aesthetic, social or architectural significance to that community and which, because of their heritage significance, may appear on the Register of the National Estate, the register of the National Trust of Australia and/or state, territory or local government heritage registers.
Cultural facilities/venues/galleries	Spaces, facilities and infrastructure that are focal points for community to develop cohesion, cultural identity and a sense of place.
Cultural heritage	The preservation of culture through the collection, protection and management of valued objects, places, history and ideas that represent ways of life of particular groups of people, both indigenous and non-indigenous, connected with a particular place.
Culture	The identity and values that a community develops over time which defines them as a distinctive group and which are to be remembered, celebrated and preserved for future generations.

Indigenous	Persons of Aboriginal or Torres Strait Islander descent who identify as an Aboriginal or Torres Strait Islander and who are accepted as such by the community in which they live.
Intangible cultural heritage	Knowledge, traditions, rituals, skills, stories and histories associated with a particular community and place, created over time and transmitted (in most cases orally) from generation to generation within that community and which contribute to a sense of a community identity and continuity.
Movable cultural heritage	Objects and artefacts, whether artistic, technological or natural, that people create or collect because they are considered to be an important part of a community's cultural heritage. Such objects and artefacts are usually housed and preserved in museums, galleries, libraries, archives or keeping places.
Natural heritage	Areas used for outdoor recreation such as national or state parks or reserves, and other natural areas on the Register of the National Estate or similar state or territory registers.
Public Art	May comprise of standalone artworks or may be incorporated into buildings, infrastructure, or open space. Public art can be permanent or temporary, external or internal to any building or place, or integrated into functional infrastructure. It can be, visual, acoustic, interactive, craft or design.

Related policies and legislation

The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance 2013

Local Government

- *Sunshine Coast Heritage Plan 2021-2031*
- *Sunshine Coast Arts Plan 2018 – 2038*
- *Sunshine Coast Council Corporate Plan 2023-2027*
- *Environment and Liveability Strategy 2017*
- *Sunshine Coast Community Strategy 2019-2041*
- *Regional Economic Development Strategy 2013-2033*
- *Sunshine Coast Innovate Reconciliation Action Plan 2021-2022*
- *Sunshine Coast Planning Scheme 2014*
- *Art and Heritage Collections Policy 2017*
- *Sunshine Coast Regional Arts Infrastructure Framework 2019*

Queensland Government

- *Aboriginal Cultural Heritage Act 2003*
- *Creative Together 2020 - 2030*
- *Environmental Protection Act 1994*
- *Libraries and Archives Act 1988*
- *Local Government Act 2009*
- *National Trust of Queensland Act 1963*
- *Queensland Art Gallery Act 1987*
- *Queensland Heritage Act 1992*
- *Queensland Planning Provisions 2009*

- *Sustainable Planning Act 2009*
- *SEQ Regional Plan (Shaping SEQ) 2017*
- *Torres Strait Islander Cultural Heritage Act 2003*
- *Tourism and Events Queensland Act 2012*

Australian Government

- *Revive 2023 (Australia's five-year Cultural Policy)*
- *Aboriginal and Torres Strait Islander Heritage Protection Act 1984*
- *Australian Best Practice Guide to Collecting Cultural Material 2015*
- *Copyright Amendment (Moral Rights) Act 2000*
- *Disability Discrimination Act 1992*
- *Environment Protection and Biodiversity Conservation Act 1999*
- *The Australia ICOMOS Charter for Places of Cultural Significance, The Burra Charter(2013)*

Version control:

Version	Reason/ Trigger	Change (Y/N)	Endorsed/ Reviewed by	Date
1.0	Create new			24 June 2010
2.0	Amended to align with amended corporate structure and update strategic framework. Non-material changes.			February 2014
2.01	Draft amendments following policy review Feb 2015			March 2015
3.0	Reviewed and updated. Adopted by Council Special Meeting June 2016		9 June 2016, SM16/7	9 June 2016
3.1	Updated as per new Organisational Structure			22 November 2017
3.2	Updated to align with Corporate Plan 2018-2022 references and updated polices and legislation		AH and L Branch Manager	7 February 2019
4.0	Reviewed and updated to include new Built Heritage Conservation Fund		22 August 2019, OM19/122	22 August 2019
5.0	Updated to align to Sunshine Coast Heritage Plan 2021-2031; references, policies and legislation updated; discontinuation of Sunshine Coast Heritage Reference Group.		AH and L Branch Manager	22 February 2021
6.0	Reviewed and expanded to provide a revenue source to achieve the outcomes of the SC Arts Plan 2018-2038.		23 June 2022, Council Special Meeting	23 June 2022
7.0	Reviewed and updated to reflect levy increase for 23/24		22 June 23, Council Special Meeting (Budget Adoption)	22 June 2023

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Strategic Policy Transport Levy

Corporate Plan reference:	<i>Our strong community</i> 1.2 - Vibrant community places and spaces that are inclusive, accessible and adaptable 1.2.1 - Coordinate the delivery of Council's Transport Levy policy and projects including encouraging sustainable travel choices through travel behaviour change programs and connecting our local communities by supporting transport services such as Council Link, Flexi Link and Kenilworth Transport Service.
Endorsed by Council on:	23 June 2022 (SM22/2)
Manager responsible for policy:	Manager Strategic Infrastructure Planning & Policy Customer & Planning Services

POLICY PURPOSE

The Transport Levy Policy (Policy) is aimed to improving the strategic integrated transport network and supporting its users understanding to travel effectively, efficiently and more sustainably.

This Policy, while providing a strong focus on improvement of the public transport system for the Sunshine Coast Regional Council local government area, has an additional element related to securing and supporting the future strategic major transport needs of the Sunshine Coast Regional Council local government area, primarily relating to multi-modal corridors and infrastructure which assist economic activity.

The purpose of this Policy is to provide a basis for utilising revenue raised through the Transport Levy (Levy) on rateable properties in the Sunshine Coast Regional Council (Council).

POLICY OUTCOMES

This Policy provides guidance to ensure the effective allocation of revenue raised from the Levy.

This Policy applies to selected eligible transport improvements considered of value to the community, delivered in a timely manner and supporting economic activity.

This Policy will bring forward beneficial multi-modal transport outcomes beyond the reach of currently available funding streams.

The creation of strong partnerships, particularly with the State, will be required to deliver on policy outcomes and to facilitate:

- Policy development
- Improved advocacy capacity
- Delivering catalyst projects with economic development potential
- Creating a more sustainable travel culture which benefits the transport networks and the community overall

- Directing 'seed funding' to attract improved and earlier transport investment by the State
- Partnering the delivery of mutually beneficial transport projects in line with Policy guidelines.

The outcomes of this Policy include:

- Utilising Levy revenue to fund or leverage selected eligible transport infrastructure for multi-modal transport outcomes that have priority but cannot be provided in a timely manner through existing funding mechanisms
- Allowing Council to influence the bringing forward of investment in State and Federal Government transport network improvements
- Enabling Council to enter into partnerships with the State Government, and potentially third party interests, to jointly fund selected eligible transport infrastructure and initiatives
- Enabling Council to fund selected eligible initiatives, projects and services for community benefit
- Enabling Council to raise awareness within the community of travel choices, leading to a change of travel behaviour, to increase the use of sustainable transport and related network operation
- An increased level of community awareness on the current and future transport issues facing the Sunshine Coast Regional Council local government area
- Develop and maintain a broad understanding of likely future strategic transport 'disruptions'
- Building a Transport Futures Fund directed at achieving long term, multi-modal, transport infrastructure outcomes.

POLICY SCOPE

This Policy relates to any new or continuing initiative that is funded with revenue from the Levy and applies to all Councillors, Council staff, contractors and others associated with any existing or new transport levy initiative. The scope of this policy:

- Complements Council's vision: *Australia's most sustainable region: Healthy. Smart. Creative.*
- Supports the objectives of Council's Integrated Transport Strategy
- Supports multi-modal transport corridor planning and development providing for the future transport needs of the Sunshine Coast Regional Council local government area either as a sole participant or in a partnered way (primarily with the State Government)
- Assists in leveraging investment in projects to improve multi-modal transport infrastructure and services and to influence State and Federal Government funding priorities
- Seeks to leverage outcomes related to major non-infrastructure based projects with the State and Federal Governments
- Enables bringing forward selected major transport projects to achieve economic development outcomes for business and industry, particularly in partnership with others
- Creation of a 'Transport Futures Fund' to apply strategically with its principal focus being the coastal corridor mass transit initiative
- Enables ready reaction to emerging issues and relevant opportunities
- Seeks more efficient use of private cars, distinct modal shift from private cars to public passenger transport, and broader travel behaviour change to more sustainable modes
- Sourcing relevant, reliable transport data for analysis, forecasting and trend identification
- Tracking potential transport 'disruptors' and evaluation of any strategic transport impacts

- Allows approaches by external agencies, institutions and partners offering significant partnered opportunities with broad community benefit
- Applies to external agencies, institutions and partners to the extent possible.

POLICY STATEMENT

Sunshine Coast Council recognises, through its Integrated Transport Strategy, the important role of all transport modes in providing for the movement of people and goods, thereby creating a connected community supporting an economically viable and sustainable region. This commitment is demonstrated by activity through this Levy and will assist the transition to more sustainable travel choices by individuals and will assist coping with expected growth.

The State Government co-ordinates and delivers State roads, provision of public transport (rail, bus etc.) and strategic cycle networks throughout Queensland through various Divisions of the Department of Transport and Main Roads. Council expects the State to meet its role and the associated responsibilities through timely investment to deal with growth and improvement to the existing transport system.

Council has a role in local roads and pedestrian and cycle networks predominantly. Council has a role in providing local bus stops, but does not provide public transport services.

It is not intended for the Levy to be linked directly to, or deliberately subsidise, established transport budget programs financed through existing funding streams and mechanisms, except as resolved by Council.

It is not intended that Council takes on roles and activities typically left to 'market forces' to provide (e.g. technology elements, specific transport service types, etc.).

Integration of initiatives and timely programming of projects are essential to achieve viable transport networks to move people.

The transition of people from using cars to using more sustainable transport modes of travel (public passenger and active transport) for some of their journeys, as growth continues, is necessary. This will help utilise the capacity of existing alternative networks and alleviate or delay the need for investment addressing road capacity constraints. This may be more relevant if there is any sustained onset of externalities or sector 'disruptors', e.g., changed habits, market changes, etc.

Resources and actions are primarily directed to purely local government related responsibilities and community outcomes. However, Council could consider directing resources into partnering beneficial multi-modal transport projects in a timely manner and potentially consider participation in non-traditional areas in an informed, selected and limited way, if there is a demonstrable and direct community benefit.

This policy is not intended to replace what can realistically be achieved through the effective use of existing budget revenues and external funding sources, complemented with mechanisms for effective land use planning and its integration with multi-modal transport solutions.

Potential examples of outcomes of the desired aims are:

- Road corridors – bring-forward selected beneficial multi-modal projects/initiatives with the State, solely by Council or with development
- Public Transport – improvements to infrastructure, services, stops, user systems, information systems, priority works
- Travel Behaviour Change - focused on individual and community wide benefits and outcomes.

GUIDING PRINCIPLES

All revenue collected annually from the Transport Levy will be allocated to an approved program of initiatives with any balance directed to the Transport Futures Fund. From 2017/18, the contribution to the Transport Futures Fund (or associated activities of its primary focus) is targeted to be about

60%. Any unspent or uncommitted revenue raised each year, identified at financial year's end (excluding valid commitments attracting carryover approval), will be transferred into the Transport Futures Fund.

All revenue collected will be accounted for separately to ensure that established processes governing collection and the management of allocations to specific qualifying projects and outcomes are followed. Any subsidy, grant or revenue generated by the application of this funding should also be included in the accounting of the Levy. Accrued interest on funds held in the Transport Futures Fund will remain with the Transport Futures Fund.

The annual Transport Levy Program should contain a generic outline of the types of projects within Sub-Programs. Sufficient background information relating to an outline, timing and resources is to be available or provided to enable Council to confirm compliance with this Policy.

A longer planning horizon will be applied when considering investment by the Transport Futures Fund and associated Transport Futures Fund Plan.

There is no intention to deliberately supplement or take on core budget program elements.

Some initiatives will need to incorporate a sunset clause, agreed timetable or performance measures for continuance.

Activities for which revenue from the levy can be used include:

- Investing in major strategic transport initiatives that have a genuine multi-modal outcome, with significant benefit(s) to public transport capability, including road improvements which may include bus and transit priority measures on Council roads and green links to provide penetration through developed areas
- Contributing to support trials of flexible public transport services to meet specific community needs (subject to investigation, demonstration of value for money, consideration of other benefits, and approvals)
- Taking advantage of opportunities through other agency activities benefitting increased public transport patronage by supporting issues such as travel behaviour change, education/information material
- Advancing selected investigations to bring forward beneficial strategic transport outcomes on the Sunshine Coast Regional Council local government area (includes coastal corridor mass transit)
- Working in partnership with the Department of Transport and Main Roads to bring forward infrastructure improvements giving public transport an advantage (priority measures) on State roads and corridors, such as queue jumps and green links which have local benefit
- Bringing forward major planned multi-modal infrastructure improvements which have a significant economic and community benefit
- Maximizing the use of the existing networks, adding resilience and limiting delays while maintaining safety, through transport network improvements
- Assisting with advice, strategies and supportive actions to improve transport outcomes for specific eligible events (Note: event organisers' responsibilities to provide and deliver management plans for transport and parking remain as part of the approval process)
- Developing and selectively implementing coordinated travel behaviour change programs to improve transport outcomes
- The establishment of a Transport Futures Fund, supported by the Transport Futures Fund Plan with initial primary focus on the coastal corridor mass transit initiative and then to target specific strategic, long term, staged, transport projects which secure the transport needs of the Sunshine Coast Regional Council local government area

- Utilising selective investigations and data analysis of transport related topics to inform Council of trends, relevant measures, and future risks and opportunities
- Providing short term (project based) resources to specifically plan, develop and/or deliver approved projects and initiatives under this Levy.

Activities for which revenue from the levy cannot be used include:

- Funding must not be directed towards maintenance costs for transport infrastructure
- Funding must not be directed towards employing long term resources to specifically plan, develop or deliver approved projects and initiatives under the Transport Levy
- Funding must not be applied to programs or projects beyond the scope of this policy
- Funding must not be applied to initiatives that could be identified as funding 'business as usual' activities and responsibilities of the Department of Transport and Main Roads which would normally occur or be required if the Levy was not in place, except as directed by Council. This includes but is not limited to:
 - provision of new transport network infrastructure or upgraded existing infrastructure to deal with current or future capacity issues and safety
 - provision of new services, or the improvement of existing services, related to known development proposals or specific milestones
 - ability to procure improvement through statutory or other mechanisms
 - improvement of a minor change or an operationally necessary matter.

ROLES AND RESPONSIBILITIES

Council as a Local Government is not tasked with managing or operating public transport. This is legislated as a State responsibility and the community would expect this responsibility to continue to be met by the State.

Council will set and monitor the Transport Levy Policy, Transport Futures Fund, Transport Futures Fund Plan and associated activities.

The Mayor and Transport Portfolio Councillor will establish a relationship with the Minister(s) for Transport and Main Roads.

Council staff will establish and maintain an effective working relationship with relevant officers of the Department of Transport and Main Roads and public transport providers.

In taking a "One Network" approach, the Department of Transport and Main Roads is the likely primary partner and external stakeholder.

The Department of Transport and Main Roads plans, integrates and manages the road, rail and bus networks across Queensland through:

- TransLink Division dealing with the current and short term public transport network and also regulating and managing taxi services, limousine services, ride share services and other transport services
- Policy, Planning and Investment Division dealing with planning for longer term public transport infrastructure and service network, the strategic road network and principal cycle network
- Regional Offices dealing with local road planning studies and delivery of State transport programs.

The wider range of transport roles and responsibilities is outlined in the Integrated Transport Strategy.

Implementation responsibility

The annual Transport Levy Program will be developed and managed through the Customer & Planning Services Group. Implementation of annual initiatives will occur in line with the substantive role of the respective Council Group/Branch/Unit or under direction, as appropriate.

Any application of the Transport Futures Fund will be guided by the Transport Futures Fund Plan and applied through a resolution of Council or through a budget review process.

Implementation guidelines

Projects and initiatives approved for funding under the Levy should conform to this Policy. Additionally, they should conform to any existing organisational policy or specifically introduced guidelines to apply across all or to specific projects.

The amount of the Levy and its method of application will be determined through the annual budget process. The status of the Levy will be reported at least annually to Council and overall progress monitored by the Chief Executive Officer.

An annual Transport Levy Program will be:

- developed and reviewed annually, to ensure the transport infrastructure and services improvements needs of the Sunshine Coast Regional Council local government area is being best served
- incorporated as a summary with budget papers/submissions
- reviewed annually as part of the Council budget cycle or as directed to ensure Policy outcomes remain in focus
- Supported by additional information being available on each initiative with clear links to this Policy.

Communications

This Policy and its intended application and outcomes will be communicated with the community.

All relevant matters will primarily be communicated through the Council website and include other methods as appropriate and as opportunities arise.

Recognise and promote the results of the Levy through effective branding and signing (where applicable) of infrastructure projects and services.

Feedback on initiatives or wider consultation on relevant Levy and broader transport related issues will occur periodically through appropriate mechanisms or as opportunity arises.

Review

This Policy will be reviewed upon the election of a new Council, or as directed by Council.

MEASUREMENT OF SUCCESS

The rate of vehicle registrations compared to the rate of population growth.

The patronage levels of public transport on the Sunshine Coast Regional Council local government area.

Progress toward meeting the requirements of the Disability Standards for Accessible Public Transport under the Disability Discrimination Act 1992 which sets the following timelines by which all bus stops are required to comply:

- 31 Dec 2022 – 100% of bus stops.

DEFINITIONS

Business as usual – describes all activities within the usual roles and responsibilities by any entity which would normally have occurred, or be required, without the existence of the Levy.

RELATED POLICIES AND LEGISLATION

Legislation

The following is a listing of legislation which may play a role in this policy:

- Local Government Act 2009
- Local Government Regulation 2012
- Transport Operations (Road Use Management) Act 1995
- Traffic Regulation 1962
- Transport Operations (Road Use Management—Road Rules) Regulation 2009
- Transport Planning and Coordination Act 1994
- Transport Planning and Coordination Regulation 2005
- Transport Operations (Passenger Transport) Act 1994
- Transport Operations (Passenger Transport) Regulation 2005
- Transport Operations (Passenger Transport) Standard 2010
- Transport Infrastructure Act 1994
- Transport Infrastructure (Rail) Regulation 2006
- Transport Infrastructure (State-controlled Roads) Regulation 2006
- Disability Discrimination Act 1992.

Standards

- Australian Standards – various
- Public Transport Infrastructure Manual.

Internal Documents *(include)*

- Integrated Transport Strategy
- Transport Futures Fund Plan
- Expenditure Guidelines (when developed).

External Documents *(include)*

- Regional Transport Plan for SEQ (Department of Transport and Main Roads)
- Queensland Transport and Roads Investment Program (QTRIP) (updated annually)
- Creating Better Connections (Department of Transport and Main Road) (draft)
- Draft Southern Sunshine Coast Public Transport Strategy (Department of Transport and Main Roads).

Version control:

Version	Reason/ Trigger	Change (Y/N)	Endorsed/ Reviewed by	Date
1.0	Created New Transport Levy Policy 2014 to replace former Public Transport Levy Policy 2012	Yes	Council (OM14/86)	19/06/2014
2.0	Non-material change. (Clarification of treatment of accrued interest related to the Transport Futures Fund.)	Yes	Policy Owner	09/02/2015
3.0	Non-material change. (minor wording and title updating)	Yes	Council (SM16/6)	09/06/2016
3.1	Updated branding and department names (non-material changes)	No	Corporate Governance	11/01/2017
4.0	Non-material change. (Corporate Plan update)	Yes	Council (OM17/120)	20/07/2017
4.1	Non-material change Update Organisation changes and minor wording	Yes	Policy Owner	19/03/2018
4.2	Non-material change. (Corporate Plan update and Strategy name change)	Yes	Policy Owner	22/01/2019
5.0	Non-material change (Corporate Plan update and minor wording)	Yes	Policy Owner	07/05/2020
5.1	Non-material change (Corporate Plan update and minor wording)	Yes	Policy Owner	16/03/2021
5.2	Non-material change (Corporate Plan update and minor wording)	Yes	Policy Owner	17/03/2022
5.3	Non-material change (Updated references to Groups and remove need for an indicative Five Year Program)	Yes	Policy Owner	16/03/2023

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Strategic policy

2023/24 Derivatives Policy

Corporate Plan reference:	S28 - Financial and procurement services – financial and procurement management and governance, ensuring effective business management and legislative compliance, coordination and development of Council's budget process, administration of financial systems, sundry debtors, accounts payable, financial and asset accounting, treasury, procurement, contract and supply functions.	
Endorsed by Council on:	22 June 2023	Reference Number:
Manager responsible for policy:	Chief Financial Officer, Business Performance Group	

Policy statement

This policy outlines the minimum requirements for statutory bodies to manage and administer derivative transactions. A derivative is a financial contract that derives its value from an underlying asset, commodity, liability or index as defined under the *Statutory Bodies Financial Arrangements Act 1982* (SBFA Act).

When used prudently, derivatives can offer efficient and effective methods for reducing certain financial risks and achieving cash flow and budget certainty. In accordance with section 54 of the SBFA Act, a local government may only enter into a derivative transaction for the purpose of hedging underlying exposures (e.g. foreign currency, commodity price and interest rate risks).

This policy is to be read and complied with in accordance with:

- Part 7, Division 1 of the SBFA Act
- Information Sheet 3.18 Derivative Transactions in the Financial Accountability Handbook
- Council's Investment and Debt policies

Policy scope

This policy applies to all derivative transactions undertaken by Sunshine Coast Council.

Principles

Sunshine Coast Council will manage risk in hedging all major exposures, in part or in full. The extent of the hedged amount will be determined given due regard to the certainty of the exposure.

Use of derivatives

Foreign exchange risk:

- Transacting in Australian dollars (A\$) for goods primarily manufactured overseas carries risks. For fixed price procurement contracts, foreign exchange risk margins are

usually embedded into the transaction. Alternatively, suppliers often build in exchange rate variation clauses which means that the A\$ payment amount is unknown until the payment date and may be materially higher. Departments and statutory bodies are required to manage their foreign exchange (FX) price risks in accordance with the Financial Accountability Handbook (Information Sheet 3.18) and/or in consultation with Treasury and Queensland Treasury Corporation (QTC) as appropriate.

Derivatives may also be appropriate to manage interest rate and commodity exposures:

- Interest rate risk arises when either borrowing costs or investment returns are affected by changes to the underlying level of interest rates.
- Commodity price risk exists where changes in the price of a physical commodity (e.g. fuel) impact upon a business's cost structure and cash flows.

A framework for risk management

Risk management involves taking deliberate action to reduce the amount of a given risk to an acceptable level and requires:

- Establishment of risk appetite
- Identification of risks or exposures
- Quantification of the level of risk
- Evaluation of exposures
- Management of the risks:
 - Will the exposure be hedged?
 - How much should be hedged?
 - When should the exposure be hedged?
 - What sorts of products can be utilised?
- Performance monitoring

Policy details

Authority

In January 2020, a General Approval was issued under Part 9 of the SBFA Act for all prescribed statutory bodies to enter into derivative transactions through QTC. For Local Governments, a prescribed statutory body means it is listed in Schedule 8 of the *Statutory Bodies Financial Arrangements Regulation 2019* as a body that may enter into derivative transactions.

Derivative requirements

The General Approval is subject to the following conditions:

- a) The statutory body must have a risk management policy for derivative transactions in accordance with the guidance contained in Information Sheet 3.18 Derivative Transactions in the Financial Accountability Handbook (formerly contained in the *Derivative Transactions Policy Guidelines*).
- b) The statutory body must conduct all derivative transactions entered into under the General Approval through QTC.
- c) The derivative transaction must be for the purpose of hedging foreign exchange or interest rate risks that arise in the normal course of business.
- d) The derivative transaction must be related to either:
 - foreign currency, or
 - interest rates on a current or future borrowing position.
- e) For foreign currency derivative transactions:

- For any transaction when QTC Supply Chain Payment Solution (SCPS) is used, there is no restriction on the term and value limit of the derivative transaction; and
 - For any transactions when the SCPS is not used, the underlying transaction being hedged must be below a limit of AUD \$25 million per transaction and the term of the derivative transaction must be less than two (2) years and one (1) month.
- f) For interest rate derivatives:
- the value hedged by the derivative transaction must not exceed the proposed loan amount, and
 - the term of the derivative transaction must not exceed two (2) years and one (1) month.

Outside these parameters, a specific approval must be applied for from Queensland Treasury.

Dual currency pricing

Procurement officers must identify the opportunity to transact in a foreign currency. This includes:

- ensuring that provisions are included in tender and contract documentation that dual currency quotes are required where relevant. A dual currency quote is a quote in AUD along with an alternative quote in the supplier's preferred currency. This applies to both local and overseas suppliers.
- providing the supplier's dual currency quotes to QTC for advice on the lowest AUD outcome on proposed transactions.

Supply Chain Payment Solution (SCPS)

QTC has developed the SCPS to assist Queensland Government clients mitigate the impact of supplier embedded foreign exchange risk margins and currency fluctuation clauses. The solution enables statutory bodies to continue recording Australian dollar payables while achieving cost saving benefits from contracting in a foreign currency. This is achieved by QTC becoming responsible for the relevant payment obligation and derivative execution.

Reporting

Section 55 of the SBFA Act requires a statutory body that enters into derivative transactions to provide reports to the Treasurer and Minister who administers the SBFA Act, at the times prescribed under a regulation, containing:

- details sufficient to identify the transaction
- a statement about the underlying exposure the statutory body is hedging
- the stated purpose of the derivative transaction, including details of the Treasurer's approval and compliance with any approved conditions, and
- details of any realised or unrealised gains or losses from transactions

QTC will provide regular reports including outstanding derivatives transactions and any realised or unrealised gains. Local governments will be responsible for reviewing the information and lodging the report.

The QTC reports do not remove the need for statutory bodies to account for the derivative in their financial statements. QTC will provide monthly derivative reports including the A\$ mark-to-market values.

Other considerations

- consider the overall appropriateness of any derivative transaction including the organisation's capacity to put in place the appropriate management, control and accountability systems
- understand the appropriate roles and responsibilities of Council, senior management, finance/treasury and QTC in relation to derivative transactions.

Measurement of success

Council will provide regular reports to the Treasurer, Minister and Council as per the Reporting section of this policy.

Definitions

Council Employee - the CEO, senior contract employees, contract employees, award employees, casual employees, part-time employees, contractors, contingent workers, agency casual and volunteers

FX – foreign exchange

Hedge – a hedge is a strategy that seeks to limit risk exposures in financial assets

QTC – Queensland Treasury Corporation

SBFA Act - Statutory Bodies Financial Arrangements Act 1982

SCPS – Supply Chain Payment Solution

Statutory Body – includes Council

Policy commitment

Council employees and Councillors covered in the scope of this policy consistently demonstrate and uphold the intent, objectives and principles of this policy. Nothing in this policy requires or authorises an employee of Council or Councillor to act in any way that is contrary to law. Any instances of non-compliance will be managed in accordance with any relevant codes of conduct, policies and legislation dealing with conduct and/or disciplinary action.

Related legislation, policies, strategies and documents

All individuals engaged in dealings within the scope of this policy are required to fulfil the ethical and behavioral obligations as defined in legislation. In the event of an inconsistency between any provision of this policy and any provision of the following related legislation, policies, strategies and documents, the provisions of the related legislation, policies, strategies and documents shall prevail, unless the CEO or Council expressly waive a provision of this policy by prior agreement. For further assistance please contact the Manager of Corporate Governance.

Other documents

- Australian Accounting Standard (AASB) 9 *Financial Instruments*
- AASB 7 *Financial Instruments: Disclosures*

Version control:

Version	Reason/ Trigger	Change (Y/N)	Endorsed/ Reviewed by	Date
1.0	e.g. Create new			10/05/2023
	e.g. Review			

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