TheBarossaCouncil

NOTICE OF ORDINARY COUNCIL MEETING
Tuesday 17 March 2026
in the Council Chambers, 43-51 Tanunda Road, Nuriootpa,
commencing at 5:30pm.

A recording of the meeting will be available to view on the Council's website.

Martin McCarthy
CHIEF EXECUTIVE OFFICER
THE BAROSSA COUNCIL

A G E N D A

Welcome by Mayor

1. ATTENDANCE RECORD

1.1 Members Present

Apologies

Nil

Not Present

Nil

Leave of Absence

Nil

2 CONFIRMATION OF PREVIOUS MINUTES

2.1 Minutes of previous meetings – for confirmation:

2.1.1 Council meeting held on Tuesday 17 February 2026 at 5:30pm

2.2 Matters arising from previous minutes

Nil

3 PROCEDURAL ITEMS

3.1 Petitions

Nil

3.2 Deputations/Visitors to the meeting

Deputation - Mr Andrew Young: Truro/Dutton - Proposed Boundary Realignment to Join The Barossa Council

Deputation/Visitors to the meeting

Deputation - Mr Trevor Paech: walkway between Scholz Avenue/Penrice Rd, Nuriootpa.

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10. NEXT MEETING

Tuesday 21 April 2026 at 5:30pm

11. CLOSURE

Mayor's Report - March Meeting 2026

26/16864

FEBRUARY AND MARCH

12/02/2026	Site meeting with Bryan Hayes, Neville Linke, Damion Linke, Mayor Bill Close and Acting CEO Mark McShane from Light Regional Council regarding property at Moppa Road South, Nuriootpa.
12/02/2026	At the Invitation of the Premier of South Australia, Peter Maliknauskas MP, attended the 2026 Chinese New Year Dinner – Year of the Horse.
13/02/2026	Met with Rolf Binder to discuss various regional matters.
15/02/2026	Attended the Declaration of Vintage, including blessing of the grapes at Tabor Church, followed by the procession to the Rotunda for the Declaration of Vintage and awarding of the Winemaker of the Year to The Cutting co-founder, Belinda van Eyssen and Viticulturist of the Year to Nigel van der Zande.



Pictured with Louisa Rose, Grand Master of the Grand Council of the Barons of Barossa, Nigel van der Zande and Belinda van Eyssen.

25/02/2026 Attend the Wine Industry Exchange event at Auswan Creek which provided an opportunity to welcome Dr Geoff Raby AO, former Australian Ambassador to China and architect of the China-Australian Free trade agreement, which has brought significant benefits to Australia since its launch in late 2015.

There is a current call for submissions from stakeholders to help with the General Review of the China-Australia Free Trade Agreement which ends at the end of March.

This was discussed further with the presentation from the Hon Joe Szakacs MP Minister for Trade and Investment, Minister for Industry, Innovation and Science, Minister for Local Government and Minister for Veterans' Affairs.



Pictured with Dr Geoff Raby AO, Hon Joe Szakacs MP,
Sean Keenihan, SA President of the Australia China Business Council and
Mr Li Wei, Chief Financial Officer Swan Wine Group

3/03/2026 Attended the Tanunda Show Launch at Rockford Wines.

05/03/2026 Meeting with Jake McVicar, Aaron Curtis, Francesco Bonato and Neville Roberts regarding the Sandy Creek Hotel proposal.

6/03/2026 Chaired the meeting for Barossa Character Area Working Group.

10/03/2026 Meeting with Aaron Curtis and Steve Kaesler to discuss previous parking strategies and opportunities in Tanunda. The outcome from discussions was to monitor and look for opportunities as they arise.

Councillor's Report to Council - Deputy Mayor Jane Evans - March Meeting 2026

26/18857

DECEMBER 2025 – MARCH 2026

11/11/2025

As my first official function as Deputy Mayor, it was an honour to 'turn the sod' for the opening of the Creative Industries Centre. I welcomed Senator Marielle Smith who was representing Senator Don Farrell, Minister for Trade and Tourism and also members of the Agile Stakeholder Group and representatives from the Tanunda RSL, Tanunda Liedertafel, and Friends of the Hill & Son Grand Organ and Barossa Regional Gallery who have been at the very heart of this new build. There were also representatives from Philip Pilkington Architects and Cook Builders, Elected Members and Council staff in attendance.

This redevelopment will transform the existing Barossa Regional Gallery, Tanunda Soldiers' Memorial Hall and home of the Hill & Son Grand Organ into a vibrant and creative hub for our entire region. It will showcase our heritage, culture and creative industries like nothing we've ever had before in our Barossa region.



Pictured with Susan Phillips, Phillips/Pilkington Architects, Senator Marielle Smith and Stephen Hansen, Cook Building

21/01/2026

I was so fortunate to be able to attend The Santos Tour Down Under 2026 Vanguard Women's One Day Race. It was the first time that the Barossa hosted both the men's and women's races on the same day. The Tour is known as the inaugural race of the ICU World Tour Calendar attracting cycling teams from around the globe. It was truly an honour to welcome some of the world's most elite cyclists to our beautiful Barossa.





26/01/2026 The Australia Day breakfast held in the Tanunda Football Club rooms was a wonderful event! Mayor Lange presented our new Australian citizens with their citizenship awards and congratulated our Australia Day Citizen of the Year Award recipients. Thank you to the Kiwanis Barossa Valley team for their amazing cooking and creation of a delicious breakfast! It was a fabulous opportunity to reflect, respect and celebrate together as a community and with fellow elected members.



7/02/2026 I attended the official launch of "Nine Flowers" Tawny, a new premium fortified wine collection from Chateau Yaldara. "Nine Flowers" is inspired by Australia's eight state floral emblems together with the national flower, symbolising diversity, unity, and harmony. Each flower represents a distinct identity, brought together as one — a reflection of Australia's cultural fabric and shared values.

Since its founding in the 1940s, Chateau Yaldara has been deeply embedded in European fortified winemaking traditions, patiently ageing tawny wines in oak and allowing time itself to play a central role in shaping character and complexity. *Nine Flowers* brings together these two dimensions — the depth of time and the warmth of cultural meaning — expressed through a single, thoughtfully crafted release.

The launch was hosted at Chateau Yaldara, a site of longstanding historical and cultural significance within the Barossa Valley. The occasion was intended as a celebration of regional heritage, craftsmanship, and the enduring contribution of the Barossa to Australia's wine story.





Pictured with Mr. Arthur (Zhitai) Wang, Principal of 1847 Wines

27/02/2026 I attended the LGA Deputy Mayor's Forum: "Shared Leadership. Collective Strength."

This forum explored the art of influence, how to lead confidently alongside our Mayor, contribute to a strong and respectful culture and navigate any leadership challenges that come with this role.

This was an extremely informative day held at Local Government House, Adelaide. It also offered a chance to pause, to reflect on personal learnings, exchange insights and network with fellow Deputy Mayors, and to bring some inspiring ideas back to our council. The day was designed to leave us informed, motivated, and ready for a purposeful final year.

Topics addressed were as follows:

- Behavioural Standards Panel,
- Insights on Promoting safe, respectful places of work,
- Leadership in Practice, and
- AI in Action: Real Tools, Real Tasks, Real Results.

Thank you for the opportunity to attend this insightful and informative event as Deputy Mayor, on behalf of The Barossa Council.

MATTERS FOR INFORMATION

6.1 REVIEW OF ALLOWANCES FOR MEMBERS OF LOCAL GOVERNMENT COUNCILS - REQUEST FOR SUBMISSIONS

Author: Manager Governance and OMCEO
26/16353

Correspondence has been received from The Renumeration Tribunal regarding a review of Allowances for Members of Local Government Councils as per *Attachment 1*.

The Local Government Report and Determination cover 66 Local Government Councils (excluding the Adelaide City Council), who are grouped into six bands. Each band sets the allowances payable to the Elected Members of Local Government.

As required by section 76 of the *Local Government Act 1999*, the Tribunal has commenced its 4 yearly reviews of the allowances provided for Elected Members. Sections 76(3) outlines the requirements in undertaking this review.

Section 10(2) of the *Remuneration Act 1990 (SA)* provides that before the Tribunal makes a determination affecting the remuneration of a particular person, or persons of a particular class, the Tribunal must allow that person, or the persons of that class, a reasonable opportunity to make submissions orally or in writing to the Tribunal.

The Tribunal has issued a guideline for making submissions, as per Attached 2 and will make its Determination according to the requirements of the *Local Government Act 1999*.

Written submissions close **Thursday, 16 April 2026**.

If an Elected Member from The Barossa Council wishes to make a submission, please contact the Manager Governance and the Office of the Mayor and CEO for further details on jhardng@barossa.sa.gov.au.

ATTACHMENTS

Attachment 1 Letters to Local Government Elected Members Inviting Submissions on Elected Member Allowances ⇩

Attachment 2 Submission Guideline - Allowances for Members of Local Government Councils & the Adelaide City Council 2026 ⇩

SUPPORTING REFERENCES

Copies of the Tribunal's Determinations are available online at www.remtribunal.sa.gov.au

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REMUNERATION TRIBUNAL

Please address
all correspondence to
remunerationtribunal@sa.gov.au

GPO BOX 1045
ADELAIDE SA 5001
(08) 7133 9490
www.remtribunal.sa.gov.au

16 February 2026

Elected Members of Local Government Councils
Local Government Councils of South Australia
Sent via email

Dear Elected Members

REVIEW OF ALLOWANCES FOR MEMBERS OF LOCAL GOVERNMENT COUNCILS

The Remuneration Tribunal (**Tribuna**l) has initiated a review of Determination 2 of 2022, Determination 5 of 2022 - Allowances for Members of Local Government Councils, and Determination 3 of 2022 – Allowances for Members of Adelaide City Council. Copies of the Tribunal's Determinations are available online at www.remtribunal.sa.gov.au

The Tribunal will make its Determination according to the requirements of the *Local Government Act 1999* (SA) and the *City of Adelaide Act 1998* (SA) respectively, which require the Tribunal to consider certain specified criteria.

Section 10(2) of the *Remuneration Act 1990* (SA) provides that before the Tribunal makes a determination affecting the remuneration of a particular person, or persons of a particular class, the Tribunal must allow that person, or the persons of that class, a reasonable opportunity to make submissions orally or in writing to the Tribunal.

The Tribunal has issued a guideline for making submissions, which is attached. The Tribunal has also asked the LGA to distribute this information to all councils.

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Written submissions may be sent by email to RemunerationTribunal@sa.gov.au. The closing date for written submissions is **Thursday, 16 April 2026**. There will also be an opportunity for the making of oral submissions to the Tribunal. If you wish to make an oral submission, please notify the Tribunal by the same date, and a hearing time will be arranged.

Yours sincerely

Zachariah Reveruzzi
SENIOR ADVISOR
REMUNERATION TRIBUNAL

Encl: *Submission Guideline - Allowances for Members of Local Government Councils & the Adelaide City Council 2026*

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REMUNERATION TRIBUNAL

SUBMISSION GUIDELINE FOR ALLOWANCES FOR MEMBERS OF LOCAL GOVERNMENT COUNCILS & THE ADELAIDE CITY COUNCIL

On 5 July 2022, the Remuneration Tribunal of South Australia (**Tribunal**) issued Report and Determination 2 of 2022 and Supplementary Report and Determination 5 of 2022 (**Local Government Report & Determination**) and Report and Determination 3 of 2022 (**City of Adelaide Report & Determination**).

The Local Government Report and Determination cover 66 Local Government Councils, excluding the Adelaide City Council (**City of Adelaide**) who are grouped into six bands. Each band sets the allowances payable to the Elected Members of Local Government (**Councillors**).

The City of Adelaide Report and Determination provide the same for Elected Members of the City of Adelaide.

As required by section 76 of the *Local Government Act 1999* (SA) (**Local Government Act**) and section 24 of the *City of Adelaide Act 1998* (SA) (**City of Adelaide Act**) the Tribunal has commenced its 4 yearly reviews of the allowances provided for Councillors.

Sections 76(3) of the Local Government Act and section 24 of the City of Adelaide Act requires that in undertaking this review the Tribunal must have regard to the following:

> (a) the role of members of council as members of the council's governing body and as representatives of their area;
>
> (b) the size, population and revenue of the council, and any relevant economic, social, demographic and regional factors in the council area;
>
> (ba) the ratio of members to ratepayers; (excluded from section 24 of the City of Adelaide Act)
>
> (c) the fact that an allowance under this section is not intended to amount to a salary for a member;
>
> (d) the fact that an allowance under this section should reflect the nature of a member's office;
>
> (e) the provisions of this Act providing for the reimbursement of expenses of members.

In making its Determinations, the Tribunal will have regard to the legislated roles of Mayors and Councillors as set out in the Local Government Act the City of Adelaide Act. The respective provisions are extracted in Appendix B.

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The Tribunal intends to receive submissions for the review by **Thursday, 16 April 2026** and is issuing this guideline to provide the Local Government community with a timely opportunity to consider their preferred positions with respect to future allowances and to make submissions.

The Tribunal urges respondents to note the concerns it expressed in Report 2 of 2022 about the sustainability of the current approach.

The Tribunal is seeking detailed submissions which address the criteria in section 76(3) of the Local Government Act and section 22 of the City of Adelaide Act with suggestions that the Tribunal can draw from the submission.

For ease of use, the Tribunal has issued **Appendix A** which sets out the matters submissions should address.

Suggestions from the local government sector on both aspects are invited in writing to RemunerationTribunal@sa.gov.au in the format below by no later than **Thursday, 16 April 2026.**

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Appendix A

Guidelines for written submissions

The Tribunal would appreciate it if submissions were provided in the format below and addresses each area listed.

Please include a source for any statistics you use, along with the relevant year the data was collected (for example, population figures, revenue data, or similar metrics).

Name of Council the submission is regarding	
Name and contact details of the council, individual or association making the submission	
Geographical size (area) of the Council	
Population (number of electors in the Council)	
Population (number of electors in each ward)	
Role of members of council as members of the council's governing body and as representatives of their area	
Revenue of the Council	
Ratio of Councillors to Ratepayers	
Proposed allowance amount (with evidence to support any change)	
Details of the council's capacity to pay the allowance amounts	
Comments on the existing council groupings used to set allowance levels	
Major growth and development	

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Significant social and economic issues	
Significant demand to service and support non-resident needs	
High impact environmental management issues and responsibilities	
Greater diversity of services delivered than normally provided by similar sized local governments	
Any other distinguishing features of the Council	
Any additional matters the Council considers relevant	
Any other issues that you consider relevant	

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Appendix B

Legislative Provisions

Local Government Councils excluding the City of Adelaide

Councillors

Role and duties of Councillors are set out in section 59 of the Local Government Act which provides:

(1) The role of a member of a council is—

(a) as a member of the governing body of the council—

(i) to act with integrity; and

(ii) to ensure positive and constructive working relationships within the council; and

(iii) to recognise and support the role of the principal member under the Act; and

(iv) to develop skills relevant to the role of a member of the council and the functions of the council as a body; and

(v) to participate in the deliberations and activities of the council; and

(vi) to keep the council's objectives and policies under review to ensure that they are appropriate and effective; and

(vii) to keep the council's resource allocation, expenditure and activities, and the efficiency and effectiveness of its service delivery, under review; and

(viii) to ensure, as far as is practicable, that the principles set out in section 8 are observed; and

(ix) to participate in the oversight of the chief executive officer's performance under the council's contract with the chief executive officer; and

(x) to serve the overall public interest; and

(b) as a person elected to the council—to represent the interests of residents and ratepayers of the council, to provide community leadership and guidance, and to facilitate communication between the community and the council.

(2) A member of a council may, with the principal member's authorisation, act in place of, or represent, the principal member.

(3) A member of a council has no direct authority over an employee of the council with respect to the way in which the employee performs his or her duties.

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Mayors and Principal Members

Section 58 of the Local Government Act provides for the specific roles of the Mayor/Principal Member of Councils:

> (1) Subject to this Act, the role of the principal member of a council as leader of the council is—
>
> > (a) to provide leadership and guidance to the council; and
> >
> > (b) to lead the promotion of positive and constructive working relationships among members of the council; and
> >
> > (c) to provide guidance to council members on the performance of their role, including on the exercise and performance of their official functions and duties; and
> >
> > (d) to support council members' understanding of the separation of responsibilities between elected representatives and employees of the council; and
> >
> > (e) to preside at meetings of the council; and
> >
> > (f) to liaise with the chief executive officer between council meetings on the implementation of a decision of the council; and
> >
> > (g) to act as the principal spokesperson of the council; and
> >
> > (h) to exercise other functions of the council as the council determines; and
> >
> > (i) to carry out the civic and ceremonial duties of the office of principal member.
>
> (2) Subsection (1)(g) does not apply in circumstances where a council has appointed another member to act as its principal spokesperson.

Deputy Mayors

The *Local Government Act* also recognises the position of Deputy Mayor and provides that in the absence of the Mayor, a Deputy Mayor may act in the office of Mayor.[1]

[1] *Local Government Act 1999* (SA) ss 51(3) & 51(6).

City of Adelaide

Councillors

Role and duties of Councillors for the City of Adelaide are set out in section 22 of the *City of Adelaide Act* which provides:

The role of a member of the Council is—

(a) as a member of the governing body of the Council—

(i) to act with integrity; and

(ii) to ensure positive and constructive working relationships within the Council; and

(iii) to recognise and support the role of the Lord Mayor under the Act; and

(iv) to develop skills relevant to the role of a member of the Council and the functions of the Council as a body; and

(v) to participate in the deliberations and activities of the Council; and

(vi) to provide community leadership and guidance to the City of Adelaide community and to participate in achieving a vision for the desired future of the City through the formulation of strategic plans and policies; and

(vii) to keep the Council's goals and policies under review to ensure that they are appropriate and effective; and

(viii) to keep the Council's resource allocation, expenditure and activities, and the efficiency and effectiveness of its service delivery, under review; and

(ix) to participate in the oversight of the chief executive officer's performance under the Council's contract with the chief executive officer; and

(x) to serve the overall public interest of the City of Adelaide; and

(b) as a person elected to the Council—to represent the interests of residents and ratepayers of the Council and to facilitate communication between the community and the Council.

Lord Mayor

Section 21 of the City of Adelaide Act sets out the role of the Lord Mayor which is:

The role of the Lord Mayor as leader of the Council is-

(a) as the principal member of the Council—

(i) to provide leadership and guidance to the Council; and

(ii) to lead the promotion of positive and constructive working relationships among members of the Council; and

(iii) to provide guidance to council members on the performance of their role, including on the exercise and performance of their official functions and duties; and

(iv) to support council members' understanding of the separation of responsibilities between elected representatives and employees of the Council; and

(v) to preside at meetings of the Council; and

(vi) to liaise with the chief executive officer on the implementation of decisions of the Council between Council meetings (as necessary); and

(vii) to act as the principal spokesperson of the Council; and

(viii) to exercise other functions of the Council as the Council determines; and

(b) as the principal elected member of the Council representing the capital city of South Australia—

(i) to provide leadership and guidance to the City of Adelaide community; and

(ii) to participate in the maintenance of inter-governmental relationships at regional, State and national levels; and

(iii) to carry out civic and ceremonial duties associated with the office of Lord Mayor.

Deputy Lord Mayor

Section 20 of the *City of Adelaide Act* permits the Council to have a Deputy Lord Mayor on the same terms as the *Local Government Act.* The Local Government Act *provides* that in the absence of the Mayor, a Deputy Mayor may act in the office of Mayor.[2]

[2] *Local Government Act 1999* (SA) ss 51(3) & 51(6).

MATTERS FOR INFORMATION

6.2 SOUTHERN BAROSSA WINERY AND TOURIST ACCOMMODATION PROJECT UPDATE

Author: Senior Manager Development Services
26/16526

The Minister for Planning declared the Southern Barossa Winery and Tourism Development as an 'Impact Assessed' development on 8th August 2024. Following the declaration, the Assessment Requirements for the preparation of an Environmental Impact Statement (EIS) were endorsed on 2 May 2025.

The proposal seeks to establish a five-star tourist accommodation development with conference, function and spa/wellness facilities, a new (relocated and expanded) winery and cellar door, associated horticulture (vineyards) and ancillary works at Lot 102, Hoffnungsthal Road, Williamstown.

The EIS was released for public exhibition for period of 30 business days from 5 November to 17 December 2025. Council endorsed a submission to the Minister for Planning at the Council Meeting of 16 December 2025. The submission was balanced and identified some areas of support and some areas of concern.

A total of 237 submissions were received during the consultation from a range of stakeholders, including local community, business and property owners, special interest groups and broader South Australian community members. The sentiment of the submissions was categorised as:

- 172 unsupportive
- 46 supportive
- 18 supportive with concerns
- 1 neutral.

The Department for Housing and Urban Development (DHUD) has released a '*What We Heard'* document which summarises the feedback and comments received. A copy of the '*What We Heard'* document is contained in Attachment 1. Issues raised against and for the proposal are summarised as follows:

Issues raised against the proposal included:

- Impacts on character
- Location
- Negative economic impacts
- Traffic and transport
- Design, scale and visual impacts
- Impacts on primary production and biosecurity
- Bushfire risk
- Wastewater and stormwater management
- Water security
- Noise and light pollution

- Environmental impacts
- Infrastructure capacity
- Lack of consultation

Support for the proposal included:

- Environmental opportunities
- Support for location
- Positive economic benefits

All of the feedback received has been collated by DHUD and provided to the proponent for consideration and review. The proponent is now completing a formal Response Document which outlines the feedback received, addresses issues raised during the consultation and considering any amendments to the development.

DHUD will then consider the whole proposal, the Council and State agency comments and all public feedback and prepare an Assessment Report. The Chief Executive of the Department will provide the report and recommendations to the Minister for Planning for final decision.

The Response Document, public submissions and the Assessment Report will be published in due course. A further information report will be presented to Council in due course to keep Council informed of the project and to advise of the final decision.

ATTACHMENTS

Attachment 1 What We Heard - Southern Barossa Winery and Tourist Accommodation Project - Environmental Impact Statement ⇩

SUPPORTING REFERENCES

https://plan.sa.gov.au/development_applications/state_development/impact-assessed-development/majors/major_projects/majors/southern-barossa-winery-and-tourist-accommodation-project

Government of South Australia
Department for Housing and Urban Development

What We Heard

Southern Barossa Winery and Tourist Accommodation Project – Environmental Impact Statement

About the Southern Barossa Winery and Tourist Accommodation Project

A development application for a five-star tourist accommodation and winery development in the Barossa Valley between Lyndoch and Williamstown has been submitted by the proponent, Strategic Alliance and Commercial Pty Ltd (Strategic Alliance).

The development includes an internationally branded 5-star resort featuring up to 150 rooms, restaurant, spa and conference facilities, alongside a new (relocated and expanded) winery with annual production up to 500 tonnes, cellar door, restaurant and function venue.

On 8 August 2024, the Minister for Planning declared that the proposed project be assessed as an 'impact assessed' development under the *Planning, Development and Infrastructure Act 2016*.

This is the most rigorous level of development assessment in South Australia and is reserved for projects of economic, social or environmental importance to the state.

An Environmental Impact Statement (EIS) was then prepared by Strategic Alliance.

The EIS responded to Assessment Requirements determined by the State Planning Commission on 30 April 2025 and addressed the potential social, economic and environmental impacts of the construction and operation of the proposal.

From 5 November to 17 December 2025, the Minister for Planning invited the South Australian community and stakeholders to have their say and provide feedback on the EIS.

Next Steps in the EIS process

Feedback received during the consultation has been collated by the Department for Housing and Urban Development and provided to Strategic Alliance for their consideration and review.

In accordance with the Impact Assessed process, Strategic Alliance is now completing a formal Response Document, which outlines the feedback received, addresses issues raised during consultation (including mitigation and management measures) and any changes to the project.

The Department for Housing and Development will then consider the whole proposal (including the EIS and Response Document prepared by the proponent, council and state agency comments, and public feedback) and prepare an Assessment Report.

The Chief Executive of the Department will provide the Assessment Report with recommendations to the Minister for Planning for consideration in deciding on the proposal.

The Response Document, public submissions and Assessment Report will be published on the YourSAy and PlanSA websites.

What we heard

A total of 237 submissions were received from a range of stakeholders, including local community, business and property owners, special interest groups and broader South Australian community members.

Submissions provided feedback and comments on a wide range of topics.

Issues raised against the proposal included:

- **impacts on character:** inconsistency of the proposed development with the character of the Barossa Valley as envisaged under the *Character Preservation (Barossa Valley) Act 2012*, including the scale and design of the hotel
- **location:** within a township or outside the Barossa Valley to mitigate bushfire risk, impacts on rural areas and the character of the Barossa Valley, greenhouse gas emissions and to better benefit local businesses
- **negative economic impacts**: questions were raised regarding the economic case for a large hotel development, including whether the impacts of already approved hotels have been considered, the economic benefits of a ‘resort’ style development with in-house restaurants and other facilities, local job creation and concerns regarding the impacts on housing supply/affordability and labour costs
- **traffic and transport**: issues regarding road safety due to wildlife and road quality, wear and tear of heavy vehicles during construction, and limited passenger transport options such as taxis or Ubers were raised

- **design, scale and visual impacts**: the need to consider the development's design and scale, including concerns regarding the proposed scale and façade design, and visual impacts from public roads and neighbouring properties
- **impacts on primary production and biosecurity**: including the desire to protect the viticulture industry for which the Barossa Valley is internationally renowned, including concerns regarding biosecurity, water security, and conflicts with agricultural operations e.g. dust, noise and spraying
- **bushfire risk**: accommodating a large number of people in a high bushfire-risk area with limited options for evacuation and capacity of volunteer emergency services
- **wastewater and stormwater management**: concerns that ground and surface water contamination and/or increased stormwater flows may affect downstream properties, including vineyards, broadacre farmland and dwellings; questions were raised about the adequacy of the proposed wastewater and stormwater management systems
- **water security**: concerns about water supply and impacts on availability of natural water resources that neighbouring primary industries rely on
- **noise and light pollution**: concerns regarding the lighting and noise assessments, as well as light and noise impacts on wildlife, the rural landscape and neighbouring residences and businesses; concern was also raised that the impacts of noise on the development from the neighbouring helicopter tourism business were not fully considered
- **environmental impacts**: concerns for wildlife due to vegetation clearance; accuracy of the environmental surveys was questioned due to being undertaken out-of-season for some plant species
- **infrastructure capacity:** the availability of electricity and water supply, as well as health and community services, to support the proposed development without compromising the level of service to other users
- **consultation:** concerns regarding lack of consultation, including with the Peramangk people.

Support for the proposal included:

- **environmental opportunities**: opportunities for the proposal to rejuvenate natural habitats through weed management and revegetation
- **support for location:** supported the proposed rural location
- **positive economic impacts**: opportunities for local tourism businesses to grow and additional employment opportunities, particularly for young people

Of the 237 submissions received, the sentiment was categorised as:

- 172 unsupportive
- 46 supportive
- 18 supportive with concerns
- 1 neutral.

All feedback and topics raised will be considered by the applicant in preparing the Response Document, as well as by the Department for Housing and Urban Development in preparing the Assessment Report.

Engagement activities

The following engagement activities provided information about the project and gathered feedback from stakeholders and the community:

- YourSAy consultation website and online survey – 94 submissions
- PlanSA website online submission form – 16 submissions
- SPC reps email address – 136 submissions
- submissions received via post – 1 submission
- in-person community information sessions hosted by Department for Housing and Urban Development and Strategic Alliance at Barossa Park, Lyndoch on 27 November 2025
- public online information sessions held via Zoom, hosted by Department for Housing and Urban Development and Strategic Alliance on 3 December 2025
- hard copy EIS displayed at The Barossa Council and Department for Housing and Urban Development offices.

Note: some people made their submission using more than one method.

The consultation was promoted through local and state-wide media, social media, and Planning Ahead and YourSAy e-newsletters.

Direct letters were also sent to let adjacent landowners and key stakeholders know about the proposal and opportunity to share their feedback.

More information

Visit YourSAy: yoursay.sa.gov.au/barossa-eis

Visit PlanSA: Southern Barossa Winery and Tourist Accommodation Project

Email: DHUD.CrownImpactAssessment@sa.gov.au

MATTERS FOR INFORMATION

6.3 GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY - MINUTES OF MEETING

Author: Executive and Project Support Officer
26/16715

The Minutes and Key Outcome Summary of the meeting of the Gawler River Floodplain Management Authority held 12 February 2026, are attached for information.

ATTACHMENTS

Attachment 1 Minutes and Key Outcome Summary - Gawler River Floodplain Management Authority meeting 12 February 2026 ⇩

SUPPORTING REFERENCES

Nil

MINUTES

**GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY
BOARD**

**9:50am Thursday, 12 February 2026
Light Regional Council – Council Offices – 93 Main Street, Kapunda**

1. Meeting of the Board

1.1 Welcome by the GRFMA Chairperson

Mr Lino Di Lernia formally welcomed Board Members, Deputy Board Member and the Executive Officer and opened the 161st meeting of the Board.

Mr Di Lernia acknowledged the sad passing of Cr Paul Koch, Town of Gawler, GRFMA Board Member, and the many contributions he had made to the Board.

1.2 Present

- Mr Lino Di Lernia, Independent Board Member, Chair
- Cr Malcolm Herrmann, Adelaide Hills Council, Board Member
- Cr Mel Lawrence, Adelaide Plains Council, Deputy Board Member (10:35am)
- Ms Jade Valentine, Adelaide Hills Council, Board Member (9:56am)
- Mr James Miller, Adelaide Plains Council, Board Member
- Cr Tony Hurn, The Barossa Council, Board Member
- Mr Jake McVicar, The Barossa Council, Board Member
- Cr Brian Sambell, Town of Gawler, Board Member
- Mr Ashley Curtis, Town of Gawler, Board Member
- Cr Bill Close, Light Regional Council, Board Member
- Mr Mark McShane, Light Regional Council, Board Member
- Cr Clint Marsh, City of Playford, Board Member
- Mr Greg Pattinson, City of Playford, Board Member
- Mr David Hitchcock, Executive Officer

1.3 Apologies

- Cr Terry-Anne Keen, Adelaide Plains Council, Board Member

1.4 Appointment of Observers

Nil

1.5 Declarations of Interest

Nil

2. Confirmation of Minutes

2.1 GRFMA Ordinary Meeting Minutes

GB1/26 **GRFMA Ordinary Meeting Minutes**
Moved: Mr Greg Pattinson
Seconded: Cr Malcolm Herrmann

That the Minutes of the Gawler River Floodplain Management Authority Board meeting held on 4 December 2025 be confirmed as a true and accurate record of that meeting.

CARRIED UNANIMOUSLY

2.2 Actions on Previous Resolutions

Nil

2.3 Matters Arising from the Minutes

Nil

3. Questions on Notice

Nil

4. Motions on Notice

Nil

5. Presentations

Nil

6. Audit and Risk Committee

6.1 Audit and Risk Committee Meeting Minutes

GB2/26 **Audit and Risk Committee Meeting Minutes**
Moved: Mayor Bill Close
Seconded: Cr Malcolm Herrmann

That the GRFMA receives the minutes of the Gawler River Floodplain Management Authority Audit and Risk Committee meeting held on 02/02/2026.

CARRIED UNANIMOUSLY

7. Technical Assessment Panel

Nil

8. Reports

8.1 Gawler River Flood Management Business Case

James Miller left meeting 10:13am and returned 10:15am.

GB3/26 Gawler River Flood Management Business Case
Moved: Mayor Bill Close
Seconded: Mr James Miller

The GRFMA appreciates and endorses the Department of Housing and Urban Development (DHUD) taking the lead on completion of the Gawler River Flood Management Business Case, in collaboration with the GRFMA as the Disaster Ready Fund Project proponent via GRFMA Chairman Mr Lino Di Lernia and Executive Officer Mr David Hitchcock.

CARRIED UNANIMOUSLY

8.2 Intermediate Surveillance Inspection of Bruce Eastick North Para Flood Mitigation Dam

GB4/26 Intermediate Surveillance Inspection of Bruce Eastick North Para Flood Mitigation Dam
Moved: Cr Malcolm Herrmann
Seconded: Mr James Miller

That the GRFMA:

1. *Includes expenditure provision of $100,000, for a Dam Safety Review, as recommended in the Intermediate Surveillance Inspection of Bruce Eastick North Para Flood Mitigation Dam 2025 Report (GHD) be included in the draft 2026/2027 GRFMA Budget and 2026/2027 Annual Business Plan.*
2. *Endorses the remaining report recommendation items, as below, be funded from the programmed funding outlined in the Bruce Eastick North Para Flood Mitigation Dam Maintenance Cost Analysis 2023-2032 (Chris Sale Consulting, 26th July 2022):*
   - *Develop a Dam Safety Management Plan (DSMP) for the Dam. P2a Consultant $5,000 - $10,000.*
   - *Undertake a comprehensive update to the Dam Safety Emergency Plan (DSEP) in consideration of the recommendations made in the 2025 Intermediate Surveillance Report. P2a Consultant $10,000 - $20,000.*
   - *Undertake a comprehensive update the to the Operations Maintenance Manual (OMM) P2a in consideration of the recommendations made in the 2025 Intermediate Surveillance Report. Consultant $10,000 - $15,000.*
   - *Site based maintenance and minor repairs. P1and P2a GRFMA facilitate $5,000 - $10,000.*

CARRIED UNANIMOUSLY

8.3 Strategic Management Framework Review

GB5/26 Strategic Management Framework Review
Moved: Mr Greg Pattinson
Seconded: Mr Clint Marsh

That the GRFMA requests that the GRFMA Executive Officer schedule a review of the GRFMA Strategic Management Framework plans for October 2027.

CARRIED UNANIMOUSLY

8.4 Financial Report and GRFMA 2025/2026 Budget Review 2

GB6/26 Financial Report and GRFMA 2025/2026 Budget Review 2
Moved: Cr Malcolm Herrmann
Seconded: Cr Tony Hurn

That the GRFMA receives and notes the report.

CARRIED UNANIMOUSLY

8.5 Draft 2026/2027 GRFMA Annual Business Plan and Draft 2026/2027 Budget

Cr Mel Lawrence entered the meeting at 10.35am

GB7/26 Draft 2026/2027 GRFMA Annual Business Plan and Draft 2026/2027 Budget
Moved: Cr Malcolm Herrmann
Seconded: Mr Greg Pattinson

That the GRFMA:

1. *Endorses the Draft 2026/2027 GRFMA Annual Business Plan and Draft 2026/2027 Budget.*
2. *Following receipt of Constituent Council feedback, considers adoption of the GRFMA draft Annual Business Plan and Annual Budget at the June 2026 meeting.*

CARRIED UNANIMOUSLY

8.6 Executive Officer Report

GB8/26 Executive Officer Report
Moved: Mr Mark McShane
Seconded: Mr James Miller

That the GRFMA receives the report.

CARRIED UNANIMOUSLY

9. Correspondence

Nil

10. Confidential

Nil

11. Urgent Matters Without Notice

Nil

12. Next Meeting

Date and Time: Thursday16 April 2026, 9.45am
Host: Adelaide Hills Council

13. Closure

The Chairperson thanked the members for their attendance and contributions and closed the meeting at 11.00am.

Chair _____ Date _____

Gawler River Floodplain Management Authority

Adelaide Hills Council, Adelaide Plains Council, The Barossa Council,
Town of Gawler, Light Regional Council, City of Playford

KEY OUTCOMES SUMMARY
GRFMA Board Meeting – 12 February 2026

Vale Paul Koch
Members acknowledged the sad passing of Cr Paul Koch, Town of Gawler, GRFMA Board Member, and the many contributions he made to the Board.

Business Case Gawler River Floodplain Flood Management
The meeting recorded appreciation for the Department of Housing and Urban Development (DHUD), taking the lead to complete the Gawler River Flood Management Business Case, in collaboration with the GRFMA as the Disaster Ready Fund Project proponent.

Insurance coverage for the Bruce Eastick North Para Flood Mitigation Dam
Submission has now been made to the LGA Asset Mutual Fund (LGAAMF) to consider appropriate insurance coverage for the Bruce Eastick North Para Flood Mitigation Dam.

Strategic Management Framework Review
Recognising the imminent and strategic importance of finalising the Gawler River Flood Management Business Case; review of the GRFMA Strategic Management Framework will now be undertaken in the latter part of the 2026/2027 financial year. The recommendations outlined in the Gawler River Stormwater Management Plan (2025) will be considered during the review of other relevant framework plans.

The GRFMA Strategic Management Framework consists of:
- GRFMA Strategic Plan 2021-2026
- GRFMA Long Term Financial Plan 2022/23 – 2031/32
- GRFMA Asset Management Plan 2023-2032.
- Gawler River Stormwater Management Plan (2025)

Financial Report and GRFMA 2025/2026 Budget Review 2
The financial report as of 31 January 2026 provided a cash at bank balance of $177,041.49 with internal cash lending for CAD offset of $ 331,589,072.

Budget Review 2 made no changes to the GFRMA 2025/2026 Budget.

Draft 2026/2027 GRFMA Annual Business Plan and Draft 2026/2027 Budget
The meeting endorsed the Draft 2026/2027 GRFMA Annual Business Plan and Draft 2026/2027 Budget and following receipt of Constituent Council feedback, will consider adoption of the GRFMA draft Annual Business Plan and Annual Budget at the June 2026 meeting.

Schedule of Meetings
The 2026 schedule of ordinary GRFMA meetings, each commencing at 9:45am, is:
- Thursday 16 April 2026, Adelaide Hills Council
- Thursday 25 June 2026, The Barossa Council
- Thursday 20 August 2026, Town of Gawler
- Thursday 15 October 2026, Adelaide Plains Council
- Thursday 10 December 2026, City of Playford

Contact: eo@grfma.com

MATTERS FOR INFORMATION

6.4 FOOD PREMISES INSPECTIONS

Author: Manager Health Services and Community Safety
26/16835

At the February 2026 Council meeting, a question was raised by an Elected Member, regarding another inspections report, regarding food premise inspections undertaken.

Local councils, in their role as enforcement agencies, have an essential role in the administration of the *Food Act 2001*(the Act). Food businesses are required to be inspected and are inspected by a suitably qualified authorised Environmental Health Officer.

Traditionally food businesses in The Barossa Council area are inspected using the *Australian Food Safety Assessment* (AFSA) system. Businesses are given an overall risk classification (P1, P2, P3, P4) and routine inspection frequencies will vary according to risk and the results from previous inspections, to ensure compliance with the National Food Standards (refer to table 1).

(Table 1)

Classification	Frequencies (every x months)		
	Starting point	Maximum	Minimum
P1- top priority	6	3	12
P2 – medium priority	12	6	18
P3 – low priority	18	12	24
P4	Initial inspection to assess risk level/ Re-inspect on complaint or recall or risk change		

From 1 July 2025 to current, the following data (refer table 2) represents the food business inspections over this period.

(Table 2)

Businesses inspections 25/26 per risk classification						
Risk classification	Number of businesses	Routine inspections	Follow up inspections	Inspection from complaint	Improvement notices issued	Expiations issued
P1	124	30	15	3	1	1
P2	180	29	2	2		
P3	224	22				
P4	14	2				
Total	542	83	17	5	1	1

ATTACHMENTS

Nil

SUPPORTING REFERENCES

Nil

MATTERS FOR INFORMATION

6.5 2026 REVIEW OF REMUNERATION FOR LOCAL GOVERNMENT CHIEF EXECUTIVE OFFICERS

Author: Manager Governance and OMCEO
26/17238

Correspondence was received on 23 February 2026 from the South Australian Remuneration Tribunal regarding the 2026 Review of Remuneration for Local Government Chief Executive Officers.

Documents are attached for information.

ATTACHMENTS

Attachment 1	Letter to Elected Members and CEO's - Review of Remuneration for CEO's of Local Government ⇩
Attachment 2	Final Report Local Government CEO's - 16 May 2025 ⇩
Attachment 3	CEO Remuneration Framework Review - Final Report - The Mercer Report - SA Renumeration Tribunal ⇩
Attachment 4	Final Determination Local Government CEO's ⇩

SUPPORTING REFERENCES

Nil

OFFICIAL: Sensitive

REMUNERATION TRIBUNAL

Please address
all correspondence to
remunerationtribunal@sa.gov.au

GPO BOX 1045
ADELAIDE SA 5001
(08) 7133 9490
www.remtribunal.sa.gov.au

23 February 2026

Elected Members & Chief Executive Officers
Local Government Councils of South Australia
Distributed by email

Dear Elected Members and Chief Executive Officers

2026 REVIEW OF MINIMUM AND MAXIMUM REMUNERATION FOR LOCAL GOVERNMENT CHIEF EXECUTIVE OFFICERS

The Remuneration Tribunal (**Tribunal**) has initiated a review of Determination 3 of 2025 - Minimum and Maximum Remuneration for Local Government Chief Executive Officers.

The review is focused on any submissions that interested parties may wish to make on the Mercer Report which is referenced in Report 3 of 2025, the accompanying report to Determination 3 of 2025.

Copies of Report & Determination 3 of 2025 can be downloaded from the Tribunal's website here: remtribunal.sa.gov.au/local-government-ceos

The Mercer Report can also be downloaded here.

Copies of all documents are attached for your reference.

Section 10(2) of the *Remuneration Act 1990* (SA) provides that before the Tribunal makes a determination affecting the remuneration of a particular person, or persons of a particular class, the Tribunal must allow that person, or the persons of that class, a reasonable opportunity to make submissions orally or in writing to the Tribunal.

Consistent with past practice, the Tribunal has also requested that the LGA issue a circular to councils containing a notification of this review.

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Written submissions to the review regarding the Mercer Report may be sent via email to RemunerationTribunal@sa.gov.au. The closing date for written submissions is **Monday, 20 April 2026**. Should you wish to make oral submisions to the Tribunal, please advise the Tribunal by the same date and a hearing time and date will be provided.

Yours sincerely

Zachariah Reveruzzi
SENIOR ADVISOR
REMUNERATION TRIBUNAL

Encl: Attachment 1: *3 of 2025 - Report - Local Government CEOs*
Attachment 2: *3 of 2025 – Determination - Local Government CEOs*
Attachment 3: *Mercer Report*

OFFICIAL: Sensitive

No. 3 of 2025

REPORT OF THE REMUNERATION TRIBUNAL

2025 Review of Minimum and Maximum Remuneration for Local Government Chief Executive Officers

INTRODUCTION

1. In September 2021, section 99A of the *Local Government Act 1999* (SA) (**LG Act**) came into effect. This section requires the Remuneration Tribunal (**Tribunal**) to determine the minimum and maximum remuneration payable to Chief Executive Officers (**CEOs**) of Councils.
2. On 16 June 2023, the Remuneration Tribunal issued its inaugural Determination and Report of Local Government CEO minimum and maximum remuneration levels. Report 4 of 2023 details the approach of the Tribunal at that time and the issues which led to the inaugural Determination.
3. On 28 June 2024, the Tribunal issued a second Report and Determination in which it advised that it was undertaking a substantial review of the inaugural Determination, which it anticipated would be concluded by the end of 2024. As an interim step, the Tribunal provided a 2% increase to the maximum remuneration amounts.
4. The Tribunal has been provided with a substantial amount of information, together with widely divergent submissions.
5. In this Report the Tribunal has detailed its approach to this comprehensive review and explained the process and approach adopted to establish a series of bands which consider key Council characteristics. The Tribunal took the unusual step of issuing a draft Determination and Report on 20 January 2025 to the Premier, Minister for Local Government, Local Government Association of South Australia (**LGA**) and to the Mayors and CEOs of each Council to afford procedural fairness to these parties to provide further comment and submissions on the proposed approach of the Tribunal by 12 March 2025. The Tribunal has endeavoured to address the further comments and submissions provided to it in this Report.
6. The Tribunal has adopted a framework for the grouping of Councils which is based on total operating income as the primary indicator of CEO role complexity. Four other Council characteristics have been incorporated into this framework to recognise critical distinguishing factors between Councils (projected population growth, population dispersion, distance from Adelaide, socio-economic advantage / disadvantage). The framework provides for eight bands

of Councils, with a separate category for the Adelaide City Council. Minimum and maximum remuneration levels have then been allocated to each band.

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LEGISLATIVE PROVISIONS AND JURISDICTION

7. Section 14 of the *Remuneration Act 1990* (SA) (**Act**) provides that the Tribunal has jurisdiction to determine the remuneration, or a specified part of the remuneration, payable in respect of certain offices, if that jurisdiction is conferred upon the Tribunal by any other Act or by the Governor, by proclamation.

8. Section 99A of the LG Act confers jurisdiction upon the Tribunal to determine the minimum and maximum remuneration that may be paid or provided to CEOs of Councils constituted under the LG Act.

9. That jurisdiction is confined to the specification of minimum and maximum amounts only. It is not within the Tribunal's jurisdiction to determine allowances in addition to the minimum and maximum remuneration amounts. It follows that the Tribunal must adopt a consistent approach to the definition of what is, and what is not, included within the definition of remuneration. This Report seeks to provide further clarity in this respect.

10. Additionally, it is important that the Tribunal notes that section 147(5) of the *Statutes Amendment (Local Government Review) Act 2021* (SA) is significant in that it refers to CEOs who were holding office at the commencement of the LG Act.

11. This section states:

> "The remuneration of a chief executive officer holding office on the commencement of section 99A of the principal Act (as inserted by this Act) is not affected during the term of that office by a determination under section 99A."

12. Notwithstanding some of the submissions made since the draft Report was issued, the Tribunal has adopted the position that Councils who had contracts with their CEO in place prior to 20 September 2021, when the LG Act commenced, are not generally obligated to comply with the Tribunal's determinations, to the extent to which these contracts may be inconsistent. The Tribunal has not sought to differentiate between Councils in this respect, given the stated object of the LG Act was that the Tribunal should set salaries for Council CEOs to provide assurances to communities that CEOs are paid appropriately for the work they do. It is a matter for Councils to determine whether they are obliged to comply with this and previous Determinations of the Tribunal.

13. Four Councils and their respective CEOs, the City of West Torrens, Barunga West Council, Regional Council of Goyder and District Council of Mount Remarkable, raised jurisdictional issues in their written submissions and via oral submissions of Counsel on 19 March 2025. The Tribunal has considered the jurisdictional issues raised and notes this decision reflects the jurisdiction available to the Tribunal and its attendant obligations.

14. Any Council that is unsure about its obligations to comply with this Report and Determination, or the various components that constitute remuneration as provided for in this Report or Determination, should seek legal and/or tax advice.

THE INAUGURAL REPORT

15. Information initially provided to the Tribunal in 2023 demonstrated widely divergent approaches to how remuneration was defined and assessed, and demonstrated significant and largely unexplained diversity between remuneration amounts for Councils. The inaugural Determination placed Councils in remuneration bands that were determined based on the data provided by Councils in relation to the total remuneration package of their CEO. The bandwidth for each band varied between $6,240 and $32,240. The inaugural Report identified significant differences in how Councils assessed and reported on CEO remuneration. The most significant differences related to how the value of motor vehicles, housing and additional leave entitlements were recognised. In the inaugural Report the Tribunal set out its approach to the definition and quantification of remuneration, which stated:

> "67. The Tribunal's preference is to progress toward establishing minimum and maximum remuneration levels founded on an assessment of skill and competence levels. Such an approach would allow the flexibility to set remuneration consistent with the challenges confronting a given council. However, the limited information available to the Tribunal, combined with the very small number of submissions, simply does not support such an approach at this time. Councils are encouraged to make submissions about such an approach in the future.
>
> 68. The Tribunal is not able to determine the minimum and maximum remuneration levels based on factors such as the geographical size of the council, revenue of the council and other factors as listed in paragraph 18 above. It considers these factors to be sensible criterion to guide any future determinations of the Tribunal, however, under the current legislation such an approach requires the cooperation of councils.

> 69. For this inaugural review, the Tribunal has determined to group councils into eight bands. While these bands have some generally common characteristics, the Tribunal recognises differences and potential anomalies in terms of council characteristics within and between some of these bands. Each band is based on the data provided by councils in relation to the total remuneration package of their CEO. The Tribunal has then applied assumptions in relation to the value of the provision of a motor vehicle and any additional leave entitlements beyond that of usual administrative staff. This has resulted in a figure described as an "adjusted total remuneration package" for each CEO who is covered by this review."

16. In June 2024, the Tribunal issued Report and Determination 1 of 2024 which noted that a substantial review of the inaugural Determination was being undertaken and provided for a 2% increase to the maximum amounts. In that Report the Tribunal indicated its intention to complete this review by the end of 2024. Rather than issuing its final Report and Determination at that time, the Tribunal determined to provide a draft in January 2025 for comment and further submissions by 12 March 2025.

SUBMISSIONS IN RESPONSE TO CONSULTATION PAPER

17. Following the inaugural Determination, the Tribunal received limited feedback from Councils about its approach. This went to concern about groupings and the extent to which individual Councils would seek reviews based on their circumstances.
18. The Tribunal met with the LGA to discuss future approaches, including the costs associated with any review. The Tribunal notes that these costs are ultimately allocated to Councils by virtue of the LG Act.
19. In February 2024, the Tribunal issued a brief consultation paper which identified options for comment and consideration by Local Government CEOs, Mayors, and elected members. Consistent with the requirements of section 10(2) of the Act, the Premier and the Minister for Local Government were also invited to make submissions in response to this paper.
20. The Tribunal received 35 submissions in response to the consultation paper. The entities that made submissions are listed below.

Council	Submission made on behalf of	Summary of issues raised
Kangaroo Island Council	Council	• Position description and small amount of information provided in relation to remuneration arrangements.
District Council of Orroroo Carrieton	CEO	• Remote locality issues and access to essential services. • Considerations of size of the workforce. • Legislative responsibility is the same for all CEOs. • Support for individual expert review.
Mayor, Wattle Range Council	Individual	• Suggested use of elected member bands and noted close alignment with McArthur Categories and Australian Council of Local Government classifications.

City of Tea Tree Gully	Council	• Provided specific Council characteristics and complexities of the role. • Suggested use of elected member bands.
Lower Eyre Council	Council	• Support for individual expert review. • Whilst it was not resolved by Council, some members wanted to raise concerns about the Tribunal inadvertently placing Council's under financial pressure to provide a remuneration package they cannot afford and suggested another viable option may be to allow Council's to determine remuneration for their CEO.
Whyalla City Council	Council	• Supported an individual expert review. • Suggested use of elected member bands. • Proposed a more limited definition of remuneration with increased regional allowances. • Noted that the motor vehicle setting process needs to be clarified as well as the provision of accommodation. • Noted the salary for a temporary/interim/acting CEO has not been considered by the Tribunal.
City of Mount Gambier	Council	• Provided specific Council characteristics and complexities of the role. • Proposed use of a combination of elected member bands and the WA system. • Suggested further clarification of remuneration definitions.
Administrator, District Council of Coober Pedy	Administrator	• Proposed an individual expert review with costs shared by the SA Government. • Requested better recognition of regional and remote locality issues, access to essential services including accommodation and cost of living issues, resourcing issues and additional responsibility for distribution of electricity and water supply.
Naracoorte Lucindale Council	Council	• Suggested use of elected member bands and/or Australian Council of Local Government classifications and/or McArthur salary survey. • Utilise information already received by the Tribunal.
Mayor, City of Marion	Individual	• Suggested use of WA model and elected member bands. • Considerations to geographic size, revenue, number of electors, diversity and complexity of CEO functions and duties. • Possible use of Local Government Association grouping approach to determine membership fees.

Mayor, District Council of Yankalilla	Individual	• Supported an individual expert review. • Suggested use of elected member bands.
Southern Mallee District Council	CEO	• General support for the Port Adelaide Enfield Council CEO submission.
City of Charles Sturt	CEO	• Support for the Port Adelaide Enfield Council CEO submission. • Supported an individual expert review, with the cost shared on a scalable formula, rather than an equal basis.
Copper Coast Council	Council	• Supported an independent expert review and/or use of elected member bands. • Proposed a more limited definition of remuneration increasing regional allowances and excluding Fringe Benefits Tax.
The Rural City of Murray Bridge	CEO and elected members	• Proposed a more limited definition of remuneration with increased regional allowances, akin to WA model.
Manager, People and Culture, City of Port Lincoln	Council	• Supported an individual expert review.
City of Port Adelaide Enfield	CEO with support indicated by 51 CEOs	• No support for an independent expert review. • Support for the WA type approach linked to existing elected member bands and suggested banding approach in this regard.
City of Adelaide	Council	• Support for an independent expert review.
City of Campbelltown	Council CEO performance management review Panel Chair	• Support for an independent expert review.
Mayor, City of Holdfast Bay	Individual	• Support for the WA type approach linked to existing elected member bands, with the opportunity to make submissions where unique factors exist. • There should be capacity for individual Councils to obtain reviews based on work value considerations.
City of Playford	Council	• Supported equivalent banding between elected members and CEOs with remuneration levels assessed by a consultancy firm. • Future reviews should reflect the complexities of growing communities.
City of Salisbury	Council	• Supported use of an independent expert review whereby consideration is given to

		categorisation similar to elected member bands, having regard to role, size, population, revenue, economic, social, demographic and regional factors.
Barunga West Council	Council	• Supported consideration of elected member bands. • Supported use of an independent expert review, with the same entity engaged who developed the WA model. • Proposed a more limited definition of remuneration with increased use of regional allowances and excluding Fringe Benefits Tax. • Proposed a remoteness allowance.
District Council of Kimba	Council	• Supported an individual expert review. • Suggested use of elected member bands. • Proposed a more limited definition of remuneration with increased regional allowances. • Noted that the motor vehicle setting process needs to be clarified as well as the provision of accommodation. • Noted the salary for a temporary/interim/acting CEO has not been considered by the Tribunal.
Wakefield Regional Council	CEO	• Suggested some variables may include rateable and type of properties, size of the Local Government area, proximity to major urban centres, assets under management vs ability to raise rates, commercial operations, community facilities, lack of services. • With impacts on remuneration including security of tenure, length, complexity of role, organisational structure, physical location, vehicle and housing allowances, competition from other employment sectors, relevant experience required.
Tatiara District Council	Council	• Supported use of an independent expert review and consideration of use of the elected member bands.
Wudinna District Council	CEO and Mayor	• Supported consideration of elected member bands. • Supported use of an independent expert review, with the same entity engaged who developed the WA model. • Proposed a more limited definition of remuneration with increased use of regional allowances and excluding Fringe Benefits Tax.

City of Onkaparinga	Council CEO Performance Management Committee	• Supported use of an independent expert review / adoption of the WA model. • Supported use of the elected member bands.
Coorong District Council	Council	• Supported the Port Adelaide Enfield Council CEO submission. • Supported adoption of the WA model linked to existing elected member bands. • Proposed increased flexibility for Councils to set CEO remuneration.
	Elected members	• CEO remuneration should be a self-determining role of Councils. • Regional Councils need flexibility in package arrangements to compete against larger metropolitan Councils.
The District Council of Ceduna	CEO	• Supported an individual expert review. • Suggested use of elected member bands. • Proposed a more limited definition of remuneration with increased regional allowances. • Noted that the motor vehicle setting process needs to be clarified as well as the provision of accommodation. • Noted the salary for a temporary/interim/acting CEO has not been considered by the Tribunal. • Provided some Council characteristics.
Yorke Peninsula Council	Council	• Information about current remuneration and position description provided.
Mid-Murray Council	Council	• Proposed use of an independent expert review with consideration of the WA model and possible application of the elected member bands. • Any anomalies to be reviewed by exception. • Recommended the bands be indexed annually by an independent standard such as CPI with the opportunity to request exemptions based on individual circumstances or performance. • Reviews to then be considered on a 4-year cycle.
The Corporation of the Town of Walkerville	Council	• Supported the use of an independent expert review. • Raised concerns about the effectiveness of the legislation and provided information about its recent recruitment process.
District Council of Grant	CEO and elected members	• Supported use of the elected member bands consistent with the Port Adelaide Enfield Council CEO submission.

		• Noted that salary bands should be broader and overlapping. • Suggested the Tribunal be tasked with reviewing unfair contract clauses/conditions. • Proposed a more limited definition of remuneration with increased use of regional allowances and excluding Fringe Benefits Tax.
City of Port Augusta		• CEO Remuneration information and position description provided.

21. On 14 May 2024, the Tribunal met with Mark Withers (CEO City of Port Adelaide Enfield), Tony Harrison (CEO City of Marion) and Maree Wauchope (CEO Barunga West Council). The Tribunal also separately met with the following representatives from the Whyalla City Council, Mayor Phill Stone, Kathy Jarrett (Director Corporate), Grant Jennings (Manager Finance and Knowledge Management) and Sue King (Manager People and Culture).
22. In terms of the submissions generally, while there was broad support for a changed approach to setting minimum and maximum remuneration amounts, there was substantial diversity in the proposed approach. Very few submissions addressed current remuneration arrangements as distinct from proposing a broad approach.
23. The submissions indicated little support for Councils to make individual applications to the Tribunal on an ad-hoc basis.
24. There was substantial support for the Tribunal's proposition that it could engage a specialist remuneration advisor to review individual CEO roles and provide advice to the Tribunal. Some concerns about the cost associated with this approach were noted.
25. Council submissions referred the Tribunal to various approaches, including the Western Australian approach and the current groupings for Local Government elected members.
26. Despite a request to this effect, less than a third of the Councils provided their CEO's position description.
27. A group submission made by the Port Adelaide Enfield CEO, supported by a significant number of Council CEOs, proposed an approach, broadly modelled on the Western Australian system, which reflected "market rates" and recognised regional issues, provided for 7 bands with substantial differences between the minimum and maximum amounts in each band.
28. The Tribunal has also accessed and considered substantial data about the characteristics and attributes of Councils. This data includes the following information:
    - ACLG Codes and Council in Focus groups
    - Council total operating income
    - Council staff size
    - Council areas
    - Council locations, including distance from Adelaide
    - Population density
    - Population dispersion
    - Council growth projections and histories
    - Socio-Economic indexes for Councils (based on Australian Bureau of Statistics data)

MEETINGS WITH MAYORS

29. The Tribunal has consulted directly with 21 Mayors about how CEO performance and remuneration issues are addressed. The information these Mayors provided, together with the submissions, disclose a reasonable degree of consistency to the approach of remuneration setting processes. This process consistency contrasts sharply with the significant differences in remuneration amounts for similar Councils, which were noted in the Tribunal's inaugural Report.

30. The Tribunal noted that Councils utilise external advisors to assist them, or a sub-committee of the Council, in reviewing CEO performance. On the premise that the Council is satisfied with that performance, the external advisor then commonly provides advice about comparable remuneration or remuneration increases. This advice typically proposes increases aligned with the Council's general enterprise agreement, whilst noting remuneration ranges of Councils based on the external advisor's knowledge of other Councils. In this regard, the comparisons may not relate to objectively determined groups of Councils. This approach has resulted in substantial intermittent remuneration adjustments. The approach to setting a remuneration level when a new CEO is appointed is highly variable, with some Councils bringing in new and less experienced CEO's at substantially lower remuneration rates than their predecessors, with the expectation that rates for these CEOs will increase significantly as their performance develops. Many of the Mayors with whom the Tribunal consulted advised that they relied heavily on the bands set by the Tribunal as a guide to reviewing CEO remuneration. The Tribunal noted substantially different approaches to remuneration in predominantly rural areas and in areas where there has been a long serving CEO.

INDIVIDUAL COUNCIL APPLICATIONS FOR INCREASED MAXIMUM REMUNERATION AMOUNTS

31. On 9 July 2024, the Tribunal received an application and submission from the Principal Administrator of the District Council of Coober Pedy for an increase in the maximum amount of remuneration it could pay to recruit a new CEO. This application followed multiple unsuccessful recruitment attempts. The Tribunal addressed this application in its Report 4 of 2024. The District Council of Coober Pedy is currently covered by a separate Determination, Determination 4 of 2024.

32. During the consultations with Mayors, another Council foreshadowed an application to increase the maximum amount payable to attract an appropriate candidate. This Council did not subsequently formally pursue this request, and the Tribunal was advised that a suitable applicant had been selected within the existing bands.

33. On 11 September 2024, the City of Holdfast Bay applied to have the maximum amount it could pay to a new CEO increased. While the City of Holdfast Bay subsequently advised that it received a range of applications, and the Tribunal has noted that an appointment has been made, the City of Holdfast Bay maintained its request to have the maximum amount increased. This application was addressed by the Tribunal in its Report 18 of 2024 where the Tribunal declined to make an individual Council Determination and advised that the City of Holdfast Bay position would be considered as part of this broader review.

34. The Tribunal has reviewed each of these Councils as part of this broader review.

SUBMISSIONS IN RESPONSE TO THE DRAFT REPORT AND DETERMINATION

35. On 20 January 2025, the Tribunal issued a draft Determination and Report to the Premier, Minister for Local Government, the LGA and Mayors and CEOs of Councils to provide them with an opportunity to identify issues they considered may not have been adequately considered in the development of the remuneration framework. This approach proposed a primary criterion of total operating income and four weighted modifying criteria (projected population growth, population dispersion, distance from Adelaide, socio-economic advantage/disadvantage). A copy of the draft Report and Determination was also posted on the public notices section of the Tribunal's website.

36. Submissions and further comment on the draft Determination were invited by 12 March 2025. The Tribunal advised it was not limiting the range of factors about which comments may be made, however, comments about the nature of the remuneration framework, or about potential implementation issues were particularly invited.

37. The Tribunal noted that most Councils, Mayors and CEOs who had made submissions in writing and put their views in person to the Tribunal, asserted that their Council was unique or different. The Tribunal acknowledges differences between Councils but, short of setting a minimum and maximum remuneration level for each individual Council, a grouping mechanism is a necessary component of any sustainable remuneration arrangement.

38. Furthermore, the Tribunal noted it arrived at a separate assessment for the District Council of Coober Pedy in September 2024 because of its unique circumstances (see Determination 4 of 2024) and that the application of the approach in the proposed framework resulted in a different maximum amount applicable to Coober Pedy. The Tribunal highlighted that the District Council of Coober Pedy, as the most remote Council and most differentiating Council, may wish to provide further advice to the Tribunal about the framework. A submission was received from the Principal Administrator of the District Council of Coober Pedy, which is summarised in the table below.

39. The Tribunal further noted that the adoption of this approach did not prohibit a Council from seeking an individual review of its banding and that Councils with demonstrable concerns about the effect of their band allocation would be expected to provide information that establishes the basis for their position relative to other Councils. Councils were requested to identify the impact of the currently specified minimum and maximum amounts, in the context of the model that the Tribunal had outlined in its draft Report, rather than simply referring to traditional comparisons with other Councils.

40. The Tribunal subsequently received submissions from 29 entities in response to its draft Report and Determination. The entities that made submissions are listed below.

Council	Submission made on behalf of	Summary of issues raised
Copper Coast Council	Council	• Council supports the adoption of the primary and modifying the criteria with weighting. • Hopes changes to proposed banding will not result in reductions to current CEO agreements or their plans for renewal. • Recommends phased in compliance over 1-2 years or renewal of CEO contract where appropriate.

Kangaroo Island Council	Council	• The proposed band, noting that it provides an increased band range, means Council is still not able to provide candidates with a competitive package, nor does the band provide a platform for Council to attract candidates with specific relevant experience. • Alignment of CEO total package determinations through historic CEO payment information does not provide enough opportunity for individual councils to develop dynamic fiscal and leadership strategic paths. • Key baseline grading does not enable recognition of recruitment difficulties for Councils such as Kangaroo Island Council, who face significant water gap and unique off mainland recruitment challenges. • The four modifying criteria restricts regional and remote councils. • Council banding supports a false economy. Candidates recruited are not necessarily candidates who are able to contribute to the skills and experience a Council need. • Restrictions on total remuneration packages, provides no flexibility for Councils to self-determine their CEO package. Regional councils need flexibility to compete against larger metropolitan Councils and the private sector, to attract strong candidates and their families to their communities. • Legislative requirements and responsibilities for all Council CEOs are set and do not vary based on size nor location of the Council. • A banded remuneration system disadvantages all Council CEOs.
Whyalla City Council	CEO	• The CEO recommends the following changes to the draft determination: o Remove housing (or accommodation) benefit for non-metropolitan Councils from definition of remuneration o Remove Fringe Benefit Tax from definition of remuneration. o Add an additional 'weighting criteria' for regional capital cities (Mount Gambier and Whyalla) to elevate these two councils up one band (to Band 3). o CEO responsibilities as listed within the Local Government Act and Work Health and Safety Act to be

		the base determinant for the complexity of CEO responsibilities. ○ Operating revenue being used as a weighting criterion (with a lower weighting) as opposed to the principal determinant of the complexity of role.
Whyalla City Council	Council	• Council proposed the following suggestions for potential improvements: ○ Applying ranged scoring to remove anomalies from the model. ○ Applying a more consistent approach to revenue bands. ○ Issues with usual Total Operating Revenue as a base. ○ Weighting of Characteristics and inclusions of a “wildcard”.
City of Burnside	Council	• Requests that the Tribunal reclassify the City of Burnside as a Band 3 Council rather than Band 4 based on an increase in total operating income since the last review. • States that this reclassification is crucial to ensure fair and competitive remuneration for their newly appointed CEO, and to ensure that the salary band expectations remain as were advertised and the contract signed. • Notes the complexities and unique challenges faced by the Council, including highly engaged and affluent population, significant media scrutiny, and ongoing political challenges that make the CEO role more challenging than most. • Reiterates the benchmarking and the mitigating factor of Council not increasing rates during the COVID-19 pandemic as consideration for the City of Burnside’s classification to Band 3.
City of Salisbury	Council	• Council supports the proposed updated band and remuneration classification for the City of Salisbury.
Adelaide Plains Council	Council	• The Council supports the re-aligning of elected member remuneration bands with those of the CEO remuneration bands.
District Council of Coober Pedy	Principal Administrator	• Council was able to appoint a suitable CEO for a three year term within the band in Determination 4 of 2024. • Council requests that the Tribunal allows them to work within the scope of

		Determination 4 of 2024 for the life of the current contract.
District Council of Orroroo Carrieton	Council	• Council seeks that the Tribunal reconsiders the Band 8 Council composition. • Council asks that the Tribunal consolidate the total operating income of Bands 7 and 8, which forms the primary variable when differentiating the bands, such that both Orroroo Carrieton and Karoonda East Murray would then sit within a reconstituted Band 7. • Council considers that being designated in the lower band, will affect its standings within the broader local government sector and negatively influence its capacity to attract and retain prospective CEO candidates.
Alexandrina Council	Council	• Council supports the proposed criteria which includes council total revenue, projected population growth, population dispersion, distance from Adelaide and socio-economic advantage/disadvantage.
Campbelltown City Council	Council	• Two-year timeframe for compliance considered restrictive and manifestly unfair to the incumbent, especially as it doesn't take into consideration the performance of the CEO. • Councils be allowed to apply for exceptions based on performance and complexity. • Councils have the opportunity to engage Mercer to undertake an individual review for their CEOs remuneration for consideration by the Tribunal. • Council supports a framework to reward high performing CEOs, rather than one that appears to punish them for performing well and providing budgets that are financially sustainable, and ties remuneration to criteria, some of which is not able to be influenced by high performance. • Reducing or freezing remuneration for CEOs within the sector will likely have a flow-on effect.
City of Onkaparinga	CEO Performance Committee	• The draft determination puts Council in a better position to offer competitive and appropriate remuneration for the CEO whilst complying with the Remuneration Tribunal.
Eastern Regional Alliance	City of Burnside; Campbelltown	• The submission identifies the practical and operational implications if the draft determination is adopted.

	City Council; City of Norwood Payneham & St Peters; City of Prospect; City of Unley; and Town of Walkerville	• The draft determination does not consider: ○ remuneration bands that reflect operational complexities and challenges of different councils, beyond simply total operating income; ○ an integrated, more nuanced grouping approach that considers council size, geographical challenges, population diversity, and strategic functions; ○ or allow Councils to seek exceptions or reviews based on unique operational requirements; ○ an equitable and flexible market aligned remuneration framework for CEOs to ensure competitiveness in attracting and retaining experienced CEOs; ○ how specific weightings were reached, specifically why 60% was attributed to population growth; ○ a more nuanced framework that recognises tenure and long-standing service; ○ inflationary pressures, effectively reducing CEO salaries in real terms; ○ how long the draft determination will operate for; and ○ the introduction of a longer compliance period beyond 2 years.
City of Unley	Council	• Council supports the submission of the Eastern Region Alliance. • The Council submits that the draft determination does not consider: ○ equitable and flexible market aligned remuneration framework for CEOs to ensure competitiveness and retaining of an experienced CEO; ○ a more nuanced framework that recognises tenure and long-standing service, but also to provide provisions for performance-based adjustments; and ○ fails to consider inflationary pressures, effectively reducing the CEOs total remuneration package. • The Council proposes that the proposed arrangements adopt a ‘grandfathering’ approach to maintain the current CEO TRP until the current contract expires.

		• If adopted, it is proposed that Council will be allowed to apply for exceptions based on performance and complexity. • If the Tribunal sets a 'phased in compliance' period, the Tribunal should allow for more than 2 years to achieve compliance.
Town of Walkerville	Council	• Council proposes that the existing contracts with current CEOs should be honoured and grandfathered out for the remaining term of the existing contract (rather than a 2-year phase in period); and • The Tribunal review the band that the Town of Walkerville has been included in as the Council believes it will hamper future efforts to recruit a suitable CEO. • The Council has been disrupted by not having continuality in this key leadership position which has seen the Council being on its 3rd CEO in 3 years. • Using revenue as the primary criteria may encourage behaviour contrary to sector and community interests.
Yorke Peninsula Council	CEO	• The current classification does not adequately account for the financial and operational burden of maintaining year-round services to accommodate for influx during the peak holiday periods. • Some CEOs will need to fund any additional leave via salary deductions, while others will not if the contract specifies RDOs. Further clarification is required. • Council spans 5,834km2 with 485km of coastline, which includes significant coastal management responsibilities. Council manages the largest road network of any SA Council (3,900km). • Regional councils managing dispersed communities are not adequately addressed, particularly considering critical water and waste infrastructure challenges. • The current assessment through the use of ratios per the modifying criteria does not fully recognise the complexities, nor the additional governance, infrastructure, and community service responsibilities placed on the Yorke Peninsula Council. • The CEO of 14 years will potentially be personally affected by a significant reduction in the total remuneration package by the proposed new maximum and setting of the band. Current package arrangements have been negotiated through good faith

		and contractual agreements with 4 terms of Council. • Should these recommendations be endorsed, Councils across the State are at a significant risk of losing highly experienced and capable CEO's, in particular regional areas. • Requests that the Tribunal re-examine its band classification and weighting methodology to ensure council's unique service delivery responsibilities are fully reflected.
Town of Gawler	Executive Manager	• Should the draft determination in the current form be implemented, this has the potential for our CEO, to rethink their employment with Council. • The ability to prescribe salary ranges for the bands of grouped Councils, in some cases resulting in a severe reduction, calls into question the binding nature of contracts Councils enter into with a CEO and legal implications when the conditions have been agreed between the parties.
Regional Council of Goyder	CEO	• Sets out his personal circumstances. • The CEO believes the approach taken by the Tribunal fails to appropriately consider the personal and financial impacts of the proposed determination on hardworking regional CEOs. • Requests the Tribunal reviews its draft report and determination in relation to the Council's proposed, amended, banding, and engage directly with the Council, and the CEO on specific circumstances that must be further accounted for.
Regional Council of Goyder	Council	• The Council states that the current draft determination: o denies the natural justice elements in terms of a failure to afford procedural fairness; o predetermination and the failure to observe the right to a fair hearing; o the proposal by the Tribunal to make a further Determination, interferes with the current Determination and the remuneration set by the Council; o the Tribunal has a lack of jurisdiction to make a new Determination; and o the Tribunal has failed to act 'judicially'.

		• The Council proposes that the Tribunal provide an exemption or variation to its Report allowing for the Council to remunerate the CEO at no less than the current remuneration within the current band and at a level appropriately considered for the unique role he undertakes. • The Council also proposes that the Tribunal review its Report and proposed Determination in relation to Council's banding and engage directly with the Council on the specific exceptionality of its circumstances and inclusions that must be further accounted for.
Mid Murray Council	Council	• Council broadly supports the Tribunal objectives of: ○ Minimum and maximum remuneration amounts need to reflect the complexity of roles and responsibilities necessary to allow Councils to recruit and retain appropriately skilled and qualified CEOs. ○ Remuneration minimums and maximums must provide a significant degree of assurance to council ratepayers, that their CEO is being remunerated accordingly. ○ The most useful market data available is the actual remuneration currently paid to South Australian council CEOs. ○ The LGA's position of reducing the number of bands and increasing the spread of remuneration permitted under each band. • Council does not support the setting of a minimum level of remuneration. • Council's position is that it should be at the Council's discretion to set the starting remuneration level when a new CEO is appointed based on the skills, experience and qualifications of the CEO. • Council should be able to adjust the remuneration level accordingly, with the time in the role, further experience and performance, if warranted. • Council does not agree with the modifying criteria and that the single most significant characteristic to be assessed should be total operating income, nor should the 4 modifying criteria be the only other factors considered.

		• Council proposes that the remuneration level should be based on CEO position descriptions and responsibilities, the skills and experience required to undertake the role, the population size, density and characteristics of a Council district, isolation and distance factors, accommodation issues, consideration of tenure and contract duration, remuneration for comparable positions, recognition of attraction and retention approaches and challenges, and performance of the CEO. • Council's position is that any determination which the Tribunal makes should not impact on the remuneration presently agreed between Council and its CEO. • Council requests that the draft determination includes a 'grandfathering' provision. • If the Tribunal does not consider the provision, then any 'phasing-in' period should be longer than the proposed 2 years, such as 5 years. • Council proposes that bonuses should be excluded from the TRP as they can be used as an incentive to deliver KPIs.
Local Government Association	President & CEO	• The LGA has the following concerns with the draft determination: o Misunderstanding of the 'position description' of the CEO; o Creation of conflict between employment contracts and draft determination; o Reduced application of SALGR Act transitional provision through delay; o Concerns with respect to adequacy and validity of 'phased in compliance' transitional scheme; o Relevance of cost saving; o Difficulty in understanding assumptions and calculations; o Issues with operating income, population growth, distance from Adelaide and population dispersion, socio-economic status, importance of existing 'market', importance of relevant market comparison information; o Potential impacts on remuneration of other staff; o Treatment of housing allowances/expenses; o Importance of indexing and ongoing uncertainty;

		○ Need for clarity about number of bands; ○ Uncertainty regarding commencement date(s); and ○ Time given for response. • The LGA proposes the following: ○ Fewer bands with broader spread ○ 'Grandfathering' provision ○ Longer phasing in period ○ Changes and increased clarity with respect to data, assumptions and weighting ○ Remove housing allowances (and other similar allowances) from definition of remuneration for rural and regional councils ○ Compare remuneration to the market ○ Frequency of reviews ○ Further consultation (with a further placeholder determination if necessary)
District Council of Mount Remarkable	Acting CEO	• The Council states that the current draft determination: ○ denies the natural justice elements in terms of a failure to afford procedural fairness; ○ predetermination and the failure to observe the right to a fair hearing; ○ The proposal by the Tribunal to make a further Determination, interferes with the current Determination and the remuneration set by the Council; ○ The Tribunal has a lack of jurisdiction to make a new Determination; and ○ The Tribunal has failed to act 'judicially'. • The Council proposes that an exemption or variation be granted, allowing for the Council to remunerate the CEO at no less than the current remuneration within the current band and at a level appropriately considered for the unique role he undertakes. • The Council also proposes that the Tribunal review its report and proposed determination in relation to the Council's banding and engage directly with the Council on the specific exceptionality of its circumstances and inclusions that must be further accounted for.

District Council of Kimba	Mayor	• Previous challenges for the CEO role have included potential loss of primary care medical services in Kimba and involvement in the Federal Government's search for a site to store low to intermediate level radioactive waste. • In Kimba's case, remuneration must often exceed that of neighbouring coastal Councils to incentivize, attract and retain the best candidate. • CEOs in rural and regional areas face additional responsibilities and heavier workloads. • Additional time off, travel concessions and vehicle use (used to offset pressures), should not be factored into remuneration calculations.
District Council of Kimba	CEO	• The proposed determination has disparities between Regional and Metropolitan CEO remuneration, attraction and retention challenges, cost of living adjustments and regional disparities and recognition of additional responsibilities issues. • The draft determination does consider the establishment of a clear remuneration framework, recognition of CEO leadership in Local Government and flexibility within the framework. • The CEO recommends that the Tribunal consider regional loading, CEO workload factors and incentive structures for regional CEO retention.
City of West Torrens	Council & CEO	• The CEO provided a personal statement of the personal and financial impacts. • Council does not believe the report accurately or appropriately considers the growth projections in relation to the Council's operating income. • A reduction in the maximum CEO remuneration will pose implications, with respect to other senior staff remuneration. • The Council has questioned the validity of the forecasted population growth data. • The Council states that the current draft determination: o denies the natural justice elements in terms of a failure to afford procedural fairness; o predetermination and the failure to observe the right to a fair hearing; o The proposal by the Tribunal to make a further Determination, interferes with the current

		Determination and the remuneration set by the Council; o The Tribunal has a lack of jurisdiction to make a new Determination; and o The Tribunal has failed to act 'judicially'. • The Council proposes that an exemption or variation be granted, allowing for the Council to remuneration the CEO at no less than the current remuneration within the current band and at a level appropriately considered for the unique role he undertakes. • The Council also proposes that the Tribunal review its report and proposed determination in relation to the Council's banding and engage directly with the Council on the specific exceptionality of its circumstances and inclusions that must be further accounted for.
City of Tea Tree Gully	Council	• Council supports the proposed updated band and remuneration classification for the City of Tea Tree Gully.
City of Playford	Council	• Councils suggests that superannuation should be reported in line with actual cost to Council to accommodate circumstances such as defined benefits scheme caps at 9.3%; and transitional timeframes look to be extended to be greater than 2 years. • When considering the level of scrutiny Local Government and CEO salaries receive, it seems illogical that the Tribunal would arrive at a determination that calculates and reports on a TRP that is based on incorrect superannuation benefits.
City of Mitcham	CEO	• The CEO does not support the proposed use of operating revenue as the primary benchmark – using this will decrease community confidence on the decisions of Council. • If the draft determination is implemented, the integrity of the role and advice from administration in all decisions involving revenue will be questioned and become part of the political debate, which is detrimental to good governance. • Councils not experiencing growth and not receiving increased rate revenue face significantly increased pressure to deliver more community outcomes with less.

		• The CEO supports providing housing as not being included in the definition of remuneration for regional councils.
City of Adelaide	Council	• The proposed reduction of the minimum CEO pay level in the remuneration band applied to the City of Adelaide creates real attraction and retention barriers. Specifically: o It exacerbates the non-competitiveness of City of Adelaide CEO remuneration in comparison to that of CEOs of other Australian Capital Cities o It lowers the midpoint of the band payable to below the current level o The minimum payable is considerably lower than the maximum paid in the next lower band of other local government area CEOs. • Council recommends increasing the minimum and maximum remuneration payable in the band applied to at least $450,000 and $500,000, to mitigate attraction and retention risks. • Councils seeks further clarification regarding whether or not the costs of memberships of professional associations are considered salary components.
Barunga West Council	Council & CEO	• The CEO provided a personal statement of the personal and financial impacts. • The Council states that the current draft determination: o denies the natural justice elements in terms of a failure to afford procedural fairness; o predetermination and the failure to observe the right to a fair hearing; o The proposal by the Tribunal to make a further Determination, interferes with the current Determination and the remuneration set by the Council; o The Tribunal has a lack of jurisdiction to make a new Determination; and o The Tribunal has failed to act 'judicially'. • The Council has a range of concerns relating to the operating income, remuneration framework, modifying criteria

		and the Tribunal's objectives and determination report considerations. • The Council proposes that the Tribunal should provide an exemption or variation to its report allowing for the Council to remunerate its CEO at no less than the current remuneration and at a level appropriately considered for the unique role they undertake.
City of Norwood Payneham & St Peters	CEO	• The CEO supports the submission that has been made by the Local Government Association. • The CEO supports the submission that has been made by the Eastern Regional Alliance.
Eyre Peninsula Local Government Association	Executive Officer	• The framework should consider the unique challenges faced by regional councils. • The Eyre Peninsula LGA believes that the introduction of a dedicated remuneration band (or bands) tailored to regional circumstances is paramount. • Recognising additional incentives (relocation expenses, housing allowances, and vehicle provisions) within the remuneration framework would allow for more equitable competition with metropolitan counterparts. • The Eyre Peninsula LGA suggests that any final determination should explicitly offer recognition of relocation challenges, allowing councils the flexibility to provide additional support where needed. • The Eyre Peninsula Local Government Association requests that the Tribunal consider: o Introducing a separate remuneration band, or at least distinct recognition, for regional CEOs. o Including specific provisions for relocations costs and allowances as a standard part of the remuneration framework for regional CEO roles. o Acknowledging that these measures, while modest, would help regional councils remain competitive in attracting skilled executives, ensuring the ongoing delivery of vital services and the effective governance of our communities.

41. Most of the submissions went to the integrity of the approach proposed by the Tribunal, the impact on some CEOs in relation to their salary and benefits and, in some instances, indicated their misunderstanding of the legislation.

42. On 19 March 2025, the Tribunal provided the City of West Torrens, Barunga West Council, Regional Council of Goyder and District Council of Mount Remarkable (collectively the four legally represented Councils) the opportunity to make oral submissions on the jurisdictional issues they had collectively raised as well as on the substantive review. Those Councils were legally represented. The four Councils submitted that reducing a salary in this climate, with the cost of living and standard of living, would have a draconian effect on the four CEOs. In relation to phasing in compliance over two years, as proposed in the draft Determination, the four legally represented Councils submitted that it does not go far enough. An example of a grandfathering provision was provided to the Tribunal and it was submitted that the Tribunal needed to make that order as the Tribunal does not have the legislative power to do anything but that. Counsel for the four Councils also took the Tribunal through various provisions of the LG Act. They referred to the provisions of the LG Act which they contended gave Councils general CEO appointment authority and argued that the Tribunal had exercised its jurisdiction in its inaugural Determination such that it could not now interfere with arrangements between Councils and their CEO.

43. In relation to subsection 99A(10), which provides that Council must ensure that the remuneration of its chief executive officer is within the relevant minimum and maximum remuneration amounts determined by the Tribunal, the four legally represented Councils submitted that the word "relevant" must mean the current minimum and maximum that are then in force at that time. Therefore, Council determines what the CEO is remunerated at, save for the restriction in subsection 99A(2). The four legally represented Councils submit that once that is done, and provided the remuneration is within the minimum and maximum remuneration amounts, then in respect of the CEO that has been appointed, the power of the Tribunal is spent. The four legally represented Councils said the practical effect is that once the Council enters into a contractual relationship or other appointment with the relevant CEO, it can do so with certainty and it can ensure that upon appointment of the CEO it has complied with the requirement.

44. Separately on 19 March 2025, the Tribunal met with the LGA who was legally represented. The LGA did not dispute the Tribunal's jurisdiction. They expressed a preference for a grandfathering provision but, if that was not accepted, then a longer phase in period than two years should apply. The LGA undertook to provide the Tribunal with current CEO remuneration amounts, calculated consistently with the Tribunal's definition of remuneration and contract terms.

45. The Tribunal also met with the CEO of the City of Whyalla to discuss their submission further.

THE TRIBUNAL'S APPROACH TO REVIEWING MINIMUM AND MAXIMUM AMOUNTS

46. The approach outlined below was detailed in the Tribunal's draft Report, however the Tribunal has acknowledged various amendments which reflect consideration of the responses received to the draft Report.

47. Consistent with its inaugural Report, the Tribunal considers that a more sustainable longer-term approach is necessary. Notwithstanding all the information which the Tribunal now has, it remains aware that some Councils have not provided submissions and that a significant proportion of the submissions note unique characteristics of their Council.

48. It is also clear to the Tribunal that at least some Councils may have misunderstood the definition of remuneration and particularly, motor vehicle costing approaches and that some elected members, and possibly some CEO's may benefit from clarification of the principles being applied by the Tribunal. The Tribunal has provided additional clarification later in this Report.

49. The Tribunal acknowledges at the outset that the nature of its jurisdiction is inherently limited to the specification of minimum and maximum remuneration. It is not within the Tribunal's jurisdiction to determine allowances in addition to the minimum and maximum remuneration amounts. Accordingly, the Tribunal has reviewed an array of factors that are commonly considered in establishing remuneration levels. These range from regional attraction and retention components of remuneration to the recognition of the many functions undertaken by Local Governments that are outside of traditional expectations.

50. The Tribunal has adopted an approach whereby it seeks to achieve the following broad objectives:

    - Minimum and maximum remuneration amounts need to reflect the complexity of roles and responsibilities necessary to allow Councils to recruit and retain appropriately skilled and qualified CEOs.
    - Remuneration minimums and maximums must provide a significant degree of assurance to Council ratepayers, that their CEO is being equitably remunerated.
    - The minimum and maximum remuneration amounts need to provide an appropriate degree of guidance to elected members to assist them in setting and reviewing CEO remuneration.
    - Any system of setting minimum and maximum remuneration must be capable of simple and low-cost revision to facilitate regular review.

51. The Tribunal has reviewed possible approaches against these broad objectives. The significant diversity of remuneration levels noted in the inaugural Report means that some Councils with similar characteristics pay their CEOs quite different remuneration, while some CEOs are paid similar remuneration despite working for Councils with substantially different characteristics.

52. The information available to the Tribunal confirms that the capability and performance of both elected members and CEOs impacts on remuneration considerations. However, recognition of performance issues is the prerogative of elected members and, if necessary, the State Government. Councils have the capacity to take account of CEO performance issues when setting remuneration between the minimum and maximum amounts set by the Tribunal.

53. The Tribunal does not consider a system where individual Council's apply to the Tribunal requesting a review of their CEO's remuneration is sustainable. Such a system would be administratively cumbersome and could create perceived or actual remuneration discrepancies between Councils.

54. A common argument put to the Tribunal prior to issuing its draft Report and Determination was that the grouping arrangement traditionally applied by the Tribunal to assess elected member allowances should have been used as the basis for the grouping of CEO remuneration. These propositions similarly fail to meet the Tribunal's broad objectives. In its Report 2 of 2022, the Tribunal expressed reservations about the current groupings and invited affected parties and stakeholders within the Local Government sector to consider alternative approaches. The current groupings have their genesis in very dated population comparisons. If these same groupings were applied to CEOs, they would create significant anomalies and fail to recognise

other characteristics of Councils relevant to the role complexity of CEOs. Furthermore, the gap between minimum and maximum remuneration levels would likely be so substantial that the objectives of providing assurances to Council ratepayers and guidance to elected members would not be met.

55. The Tribunal also considered use of the Australian Classification of Local Government (**ACLG**) categories, determined by the Australian Bureau of Statistics, as the basis for setting remuneration. The ACLG categories are based on population and population density, resulting in 16 categories for South Australian Councils. The Tribunal was not satisfied that the factors included in this system properly characterised CEO functions and, in any event, using such a system led to unsustainably large and inconsistent remuneration groupings.

56. The Tribunal has reviewed the Western Australian system of specifying minimum and maximum remuneration levels. This approach was considered in the development of the LG Act. The Western Australian system has now been in operation for many years and was initially established following a comprehensive review of each CEO job role at that time. Of more recent times, the number of groups of Councils has been reduced by regulation. Western Australia also has a longstanding and relatively consistent approach to the recognition of regional locations across public and many private sector occupational groups. There is no equivalent mechanism in South Australia. The Western Australian local government structures are significantly different to the South Australian structures in that there are many more smaller Councils. Finally, the adoption of the Western Australian approach would result in gaps between minimum and maximum remuneration amounts that are so substantial that they would also fail to meet the objectives of providing assurances to local communities and guidance to elected members.

57. The approach suggested by the significant group of CEOs who supported the submission of the Port Adelaide Enfield Council CEO also results in such a gap between minimum and maximum remuneration amounts that it fails to meet the Tribunal's objectives. Additionally, the Tribunal is not satisfied that such an approach would be sustainable on a long-term basis, particularly given the reservations it expressed in 2022.

58. The Tribunal considered engaging a remuneration specialist to consult individually with each Council to assess appropriate remuneration arrangements. It decided such an approach would be both time consuming, and unnecessary given the substantial material already available to compare Councils. Such an approach would also impose a significant additional cost burden on the Local Government sector and would have the potential to become obsolete quickly.

59. The Tribunal has adopted an approach which considers Council characteristics that impact on the complexity of the role. These characteristics need to have appropriate weightings attached to them and the overall approach must be consistent with common remuneration setting processes applied to public and private sector organisations.

60. A specialist remuneration advisory firm, Mercer Consulting (Australia) Pty Ltd (**Mercer**), was engaged to assist the Tribunal in ensuring the integrity and consistency of the component parts of remuneration considerations, and to facilitate a process by which the Tribunal could assess and weight the characteristics of Councils considered relevant to remuneration.

61. The brief given to Mercer had two broad components. Firstly, Mercer was asked to review the Tribunal's approach to, and definition of total remuneration package components, to provide maximum assistance to Councils and ensure a consistent and equitable approach to establishing minimum and maximum remuneration levels, in accordance with the direction on the total remuneration spread being provided to Mercer by the Tribunal.

62. Secondly, Mercer was asked to assist the Tribunal in developing bands or groups of Councils within a framework comprising of minimum and maximum remuneration levels determined by the Tribunal. For the avoidance of doubt, Mercer was not engaged to undertake an individual review of each Council, which would have had a significant cost associated with it.

63. In selecting the appropriate remuneration specialist, the Tribunal complied with the South Australian Government contracting approach. Additionally, because of the potential for any acknowledged expert in this field to be associated in some way within the Local Government sector, the Tribunal received advice and guidance about its contracting processes from a probity advisor and has ensured that Mercer has undertaken this function in a manner which is separate from the remuneration advice that it may provide to Councils. It is appropriate that the Tribunal notes the Mercer contribution with thanks.

What is included in the Total Remuneration Package

64. In its inaugural Report the Tribunal stated the following:

"44. In determining what constitutes remuneration, the Tribunal has considered the following components:

• Monetary remuneration

• Superannuation, including the statutory minimum employer contributions, any salary sacrifice component and any additional payments made by a council

• Annual leave loading

• Additional leave entitlements

• Bonuses and performance incentives - in cash or otherwise

• The private benefit value of any motor vehicle and/or equipment (excluding mobile telephones and portable computing equipment provided to the CEO by the council)

• School or childcare fees, including school uniforms

• Newspaper/magazine/online subscriptions

• Personal travel or any other benefit taken in lieu of salary by the CEO (and immediate family at the discretion of the council)

• Health insurance

• Any and all allowances

• Any other form of payment - cash or otherwise

• Any Fringe Benefits Tax paid by council in respect of any of the above."

65. While the Tribunal is satisfied that the inclusion of these components is consistent with commonly applied remuneration definitions, it determined to review these considerations.

66. The various consultations with Councils disclosed a degree of confusion on the part of some Councils about how certain components should be costed. In many instances, Councils requested that the Tribunal provide clarity in this regard.

67. The Tribunal has reviewed remuneration approaches through the survey information available from its 2022/23 CEO survey. Mercer has provided additional guidance on these issues, which has been, with the exception of housing and accommodation, generally accepted by the Tribunal.

68. The Tribunal has adopted the following definitions of remuneration components for inclusion in the Determination accompanying this Report:

Component	Definition
Monetary remuneration	Base salary (cash component).
Superannuation	Includes employer superannuation contributions, any salary sacrifice component, and any additional payments made by a Council.
Annual Leave Loading	As defined in the relevant employment contract.
Additional Leave Entitlements	Dollar value of additional leave provided over and above statutory entitlement, except where this is provided to allow remotely based CEOs to travel to their hometown or capital city to commence / return from leave.
Bonuses	Dollar value of any bonuses or performance incentives, whether received in cash or kind.
Motor Vehicle	The value of the cash allowance or the private benefit value of the motor vehicle to the CEO using either the Prime Cost (depreciation), Operating Cost, or Statutory Formula in accordance with the ATO rules. Must include FBT payable by the CEO. Refer to: https://www.ato.gov.au/calculators-and-tools/fringe-benefits-tax-car-calculator
Housing Allowance	The dollar value of any housing allowance or rental subsidy and associated FBT. Consistent with the ATO remote area FBT requirements. Note, designated remote areas are exempt from FBT – refer to: https://www.ato.gov.au/businesses-and-organisations/hiring-and-paying-your-workers/fringe-benefits-tax/types-of-fringe-benefits/accommodation-and-location-related-fringe-benefits/remote-area-fbt-concessions/fringe-benefits-tax-remote-areas
Other Fees and Allowances	Includes, but not limited to, any or all of the following: • School or childcare fees, including school uniforms • Newspaper/magazine/online subscriptions • Value of perquisites provided to the CEO i.e. memberships • Personal travel or any other benefit taken in lieu of salary by the CEO (and immediate family at the discretion of the council) • Health insurance • Any and all other allowances • Any other form of payment - cash or otherwise • Any Fringe Benefits Tax paid by council in respect of any of the above

Total Remuneration Package (TRP)	The total of all the above components.

69. Consistent with the approach taken in the inaugural Report, the Tribunal has concluded that mobile telephones and portable computing equipment provided to CEOs, fundamentally for work purposes, but which may be used for reasonable personal use, should not be regarded as remuneration for these purposes. The Tribunal considers that these items are inherent requirements for a CEO role and, in any event, any additional reasonable use represents a minimal additional cost such that separating personal and business use involves unreasonable administrative costs.
70. The Tribunal has not included professional development costs that directly relate to the performance of CEO duties and membership of professional associations related to the performance of CEO functions in its assessment of remuneration.
71. The Tribunal has not included one-off payments that relate directly and solely to relocation expenses in its consideration of remuneration and notes there was no opposition to this approach in response to the draft Report and Determination.

Motor Vehicles

72. The Tribunal notes that Councils may approve the provision of a motor vehicle to a CEO as part of the CEO's remuneration package, as a tool of trade or offer a motor vehicle allowance by way of additional remuneration.
73. The Tribunal obtained advice from Mercer on the inclusion of motor vehicles in a CEO's remuneration package. The Tribunal noted that a combination of accounting and remuneration packaging approaches are applied by Councils and concluded that, because of the diversity of vehicle cost assessments, and private use components, it is not possible to establish a common benefit value that can notionally be attached to the provision of a vehicle.
74. Having considered Mercer's advice, the Tribunal is of the view that if a motor vehicle is provided as part of the remuneration package, determining a benefit value depends on the type, cost and the extent of personal use of the vehicle along with other assumptions. The provision of the vehicle will be subject to Fringe Benefits Tax (**FBT**). The benefit value of the vehicle, FBT attributable to personal use and all other monetary components and allowances in lieu of provision of a motor vehicle, other than as a tool of trade, must be included in the CEO's total remuneration. It must not cause the CEO's total remuneration package to exceed the maximum of the remuneration range of the relevant band. Councils are responsible for complying with the requirements of the Australian Taxation Office (**ATO**) in relation to the calculation of the benefit and FBT, using any of the ATO approved methods. If a motor vehicle is provided as a tool of trade, the Tribunal understands no FBT is payable.
75. Further, a cash equivalent allowance in lieu of a motor vehicle will form part of the total remuneration package and form part of the CEO's total remuneration.
76. The Tribunal has not detailed the different approaches to motor vehicle costings adopted by the ATO as these are readily available to Councils. However, the Tribunal strongly recommends that Councils recognise that any benefit, relating to a motor vehicle, including the associated FBT, is included in, and not separate from, the CEO's total remuneration package.
77. Following the release of the draft Report and Determination, some submissions reiterated rural and remote CEOs were, of necessity, required to travel further distances such that their motor vehicle costs should not be treated as a component of remuneration. The Tribunal is unable to

agree with this proposition. Some CEOs elect to commute long distances and FBT costing methods recognise total distances travelled. In any event, the provision of a vehicle to a CEO is a cost to the Council such that the Tribunal considers it must be recognised.

Housing and Accommodation

78. The information available to the Tribunal confirms that Councils may offer housing or accommodation, or a housing allowance to a CEO to attract and/or retain that CEO or where suitable housing is not available.

79. The Tribunal acknowledges that the provision of housing in designated remote areas is exempt from FBT under the *Fringe Benefit Tax Assessment Act 1986* (Cth) and that the ATO is currently reviewing the relevant definitions and that the cost of Council owned housing is variable.

80. Mercer recommended that the provision of housing/accommodation or a housing allowance in a remote location not be included in the definition of remuneration. The Tribunal has not accepted this recommendation because it is concerned that such an approach creates potential substantial inequities, depending on the definition of remoteness for FBT purposes. Additionally, the Tribunal is concerned that the exclusion of housing provision or allowances from the definition of a total remuneration package, effectively invites its inclusion in areas where this is not currently applicable or required, with consequent cost implications for the Councils concerned. However, as explained later in this Report, the Tribunal has recognised locational remoteness as a factor in setting minimum and maximum remuneration bands.

81. This means that the cost of housing or accommodation, or an allowance for housing, is a component of remuneration and should be recognised as such. The determination of the amount to be included in the total remuneration of the CEO is the amount that would be used to calculate the FBT payable (whether FBT is payable or not per ATO Remote Area definitions). The application of FBT is then a matter which is dependent on whether the relevant town or city is exempted from FBT by the ATO.

82. The Tribunal has reviewed its approach to recognition of the provision of houses and housing allowances, following requests made to this effect after the draft Report was issued. However, housing and housing allowances remain a cost to Councils that the Tribunal considers must be recognised. Further, some payments to CEOs reflect arrangements of a personal choice to benefit the CEO and other Councils have intimated they would like to fund housing benefits in the CEOs package but are unable to do so largely because of available housing. The Tribunal has also noted that, if housing costs were excluded, the potential for iniquitous remuneration arrangements is likely to increase. Had the legislation been framed to enable recognition of allowances, the Tribunal may have adopted a different view.

Superannuation

83. There are different superannuation arrangements adopted for Local Government CEOs. These include accumulation-based schemes and defined benefit funds, with varying employer contributions. The Tribunal has adopted the position that employer superannuation costs, regardless of the scheme, need to form part of the total remuneration package.

Annual Leave of more than 4 weeks per annum

84. Two discrete arrangements for additional annual leave have been considered by the Tribunal.

85. Arrangements for purchased additional leave, whereby the additional leave is funded by additional working hours or through a reduction in weekly or monthly pay, do not represent an additional benefit.

86. In contrast, the Tribunal is aware of arrangements for CEOs where annual leave of more than four weeks per year is part of the remuneration package without any reduction in remuneration. This circumstance represents an additional cost impost on a Council so that the amount of leave in addition to four weeks needs to be added to the annual total remuneration package amount. The Tribunal is of the view that where additional leave is granted to remotely based CEOs to enable them to travel or return to their hometown or city without unduly impinging on the annual leave entitlement, this additional leave grant should not be included in the calculation of total remuneration.

87. The Tribunal notes that there was no opposition to this approach following the release of the draft Report and Determination.

Characteristics of Councils that differentiate between Council CEOs

88. To develop its approach to grouping and comparing Councils, the Tribunal has received substantial assistance from Mercer to ensure that its consideration of Council characteristics properly relate to expectations of CEOs. This analysis of Council characteristics that relate to the demands of CEOs has been conducted in two stages. The initial stage involved a comparison of the characteristics considered relevant to the complexity of the CEO role to establish a framework for consideration of Councils. The second stage has involved identifying appropriate minimum and maximum remuneration amounts.

89. As was the case in its inaugural Determination, the Tribunal has not included Roxby Downs Council in this review. This is because Roxby Downs Council operates under an indenture agreement and has an entirely different funding and operating base to every other Council.

Primary and Modifying Criteria

90. In consultation with Mercer, the Tribunal considered all the available data about Council characteristics. It then selected the following primary and modifying criteria:

CRITERIA		KEY MEASURE (SOURCE)	RATIONALE
PRIMARY CRITERIA	Revenue	Total operating income (Source: SA Local Government Grants Commission Database Reports)	Total operating income - General Rates; Other Rates; Other Charges; Mandatory and Discretionary Rebates & Remissions and Write-offs; Total Rates; Statutory Charges; User Charges; Grants, Subsidies and Contributions; Investment Income; Reimbursements; Other Income; Share of Profit - Joint Ventures & Associates. Reflects the scale and complexity of operations on an ongoing basis.

MODIFYING CRITERIA	Projected population grown	Annualised population growth based on data from 2021 to 2031 (Source: SA Department for Trade and Investment)	Adopting both a historical and projected view over a 10 year period smooths out/reduces any potential projection anomalies/errors. Any significant infrastructure and service delivery impacts on Council as a result of projected population growth would tend to be based on a longer term planning horizon. This measure picks up the complexities associated with future planning and infrastructure development that is not captured in the total operating income of Council or the other modifying criteria.
	Population Dispersion	Population dispersion based on estimated average distance (in kilometres) between each person in the council area and the centre of population for the region (Source: Keystone Data)	Population dispersion considers both population and geography. It reflects the travel demands placed on Chief Executives in geographically dispersed councils that is not captured by total operating income, or the other modifying criteria. It also acts as a proxy for a travel allowance.
	Distance from Adelaide	Distance of primary council location from GPO Adelaide (Source: SA Remuneration Tribunal)	Recognises the need to travel to access services not available within the council area (e.g. medical and education) which, while not directly impacting the complexity of the CEO role, creates greater distance and travelling challenges for CEOs in rural and remote areas.
	Socio-economic Advantage / Disadvantage	SEIFA index of relative socio-economic disadvantage, decile (Source: ABS)	SEIFA is a commonly used measure to assess the socio-economic status of an area and accounts for differences in complexities of councils with different levels of socio-economic advantage/disadvantage. Council areas with a lower decile are considered more complex.

91. The Tribunal has adopted the position that the primary criteria is total operating income (as defined in reports periodically issued by the SA Local Government Grants Commission) as described in the above table. There is a close correlation between total operating income and staffing numbers and close links between recognition of significant additional functions undertaken by some Councils beyond the normal range of Council activities. In short, as operating income increases, so too does the overall complexity of the CEO role.
92. The Tribunal has utilised the SA Local Government Grants Commission's publicly available total operating income data for the 2022/23 financial year as the latest available data.
93. Various submissions referred to the SA Local Government Grants Commission data being outdated, with other submissions providing that the use of total operating income as the primary criteria could create conflicts of interests between the interests of the CEO and the Council and its ratepayers. It was suggested in these submissions that there may be more of an incentive for a CEO to pursue income generating projects, even if they are not necessarily in the

Council's best interests, to ensure that the total operating income of the Council increases and therefore their remuneration increases. In contrast, it was submitted that there may be a similar incentive for Council's to not approve income generating projects if it creates the risk that the Council will need to pay its CEO higher remuneration, noting this could impact on rate increases and grant opportunities. To the extent that this proposition suggests that a Council or CEO may engage in conduct that is contrary to a Council's interests, that is a matter beyond the Tribunal's remit. If this was the case, the Tribunal would expect the Minister, Council, CEO or relevant authority (such as the Ombudsman) to take appropriate action. For its part, the Tribunal is satisfied that the use of total operating income as the primary criteria does not invite or sanction inappropriate conduct.

94. The Tribunal notes that some individual and Council submissions that opposed the use of total operating income as the primary criteria appeared to be primarily concerned that this criterion resulted in a lower maximum remuneration amount than they considered appropriate, rather than establishing as part of their submission why such a widely applied characteristic should not be used as the primary criteria.

95. In relation to submissions that the SA Local Government Grants Commission total operating income data being from the 2022/23 financial year is outdated, the Tribunal highlights that it is the most up to date publicly available data. Furthermore, given the data is from a previous financial year, this reduces the risk that a CEO might seek to increase Council's total operating income to receive a potential remuneration increase. In any event, the Tribunal is of the view that this is a matter for Councils to manage.

96. The Tribunal's initial assessments excluded Adelaide City Council and involved the allocation of each Council to one of eight bands based on the total operating income ranges shown below.

Band	Upper	Lower
1	$210M	$140M
2	$140M	$76M
3	$76M	$56M
4	$56M	$38M
5	$38M	$21M
6	$21M	$15M
7	$15M	$6M
8	$6M	$0

97. The Tribunal has considered the most appropriate approach to be applied to the Adelaide City Council given its relatively high total operating income, its relatively low population base, and the extent to which there are over 400,000 daily users of Council facilities and services, most of which involve non-residents. The Adelaide City Council has a vastly different constituent base consisting of predominantly corporate enterprises. It also has a strong commercial focus, owns and manages two significant subsidiary operations (the Adelaide Central Market Authority and the Adelaide Economic Development Authority), together with the Kadaltilla/Adelaide Park Lands Authority.

98. While the option of a market-based assessment for the Adelaide City Council, drawing on data from similarly sized organisations across Australia was considered, this approach was ultimately rejected because it did not properly consider local government specific characteristics. Comparisons with other capital city CEOs was also not preferred because of the diversity of the other state approaches.

99. Ultimately, the Tribunal determined to create an additional band for the Adelaide City Council, using the same methodology that was applied to other Councils. This approach most accurately reflects the recruitment patterns for the Adelaide City Council over the past 15 years. It means that, while there are 9 bands of Councils, the highest band is applicable only to the Adelaide City Council. None of the modifying criteria considered below have application to the Adelaide City Council.

100. The Tribunal has selected four other criteria which are factors most likely to require further differentiation between Councils which was not captured by total operating income considerations.

101. These are:

    a. Projected population growth which impacts on a Council's planning and service delivery requirements and hence the demands and expectations of a CEO. This was determined to be the most significant modifying factor.
    b. Population dispersion which is a measure of the estimated average distance between each person in a Council area and the population centre for that region. This is a measure of relevance to regional Councils as it represents additional service delivery and complexity demands on the CEO. The Tribunal has relied on data from 2021 to 2031 provided by the SA Department for Trade and Investment.
    c. Distance from Adelaide measured from the primary Council location. This reflects isolation, attraction, and retention issues, together with the challenges associated with functioning in more remote locations with substantially increased distances.
    d. Socio-economic advantage/disadvantage. This has been assessed using the Australian Bureau of Statistics Socio-Economic Index for Areas and takes account of differences in the complexities of Councils with differing levels of socio-economic advantage or disadvantage. The greater the degree of comparative disadvantage, the greater the complexity of the CEO role.

102. The Tribunal defined measures of each of these modifying criteria and attached a score of between 1 and 3, depending on the characteristics of the Council. These scores were then weighted, depending on the Tribunal's assessment of the significance of the modifying criteria.

103. This approach is summarised in the following Table prepared by Mercer.

Level of Complexity	Score	Projected population Growth	Population Dispersion	Distance from Adelaide	Socio-economic Status (SEIFA)
Low Complexity	**1**	Less than 0.56% per annum	Less than 8.45km	Less than 187.1km	Greater than or equal to decile 7
Medium Complexity	**2**	From 0.56% up to 0.89% per annum	From 8.45km up to 17.3km	From 187.1km up to 382km	Between decile 6 and 4
High Complexity	**3**	Greater than or equal to 0.89% per annum	Greater than or equal to 17.3km	Greater than or equal to 382km	Less than or equal to decile 3
Weighting		60%	10%	10%	20%

104. Except for the SEIFA score, the Tribunal applied a low complexity or a score of 1 to Councils with less than the 50th percentile for that category. A medium level complexity or a score of 2 was allocated to Councils between the 50th percentile and the 75th percentile and a high

complexity rating or a score of 3 was applied to Councils in the upper 25th percentile. The reverse approach was applied with respect to the SEIFA Index. These percentiles are based on the actual distribution of data across the Councils.

105. The weighted average was then utilised to determine if a Council could increase levels by one category from its initial placement using total operating income. This was done by using a cut-off point of a weighted average greater than 2.2, which recognises a prudent buffer above the weighted average medium complexity score of 2, as shown in paragraph 84. This is consistent with the approach adopted by the Tribunal in setting the highest level of complexity for each of the modifying criterion at the 75th percentile.

106. A table showing the application of these modifying criteria is shown below.

Council	Projected Population Growth	Population Dispersion	Distance from Adelaide	Socio-Economic Status
Onkaparinga	2	1	1	2
Charles Sturt	3	1	1	1
Salisbury	2	1	1	3
Port Adelaide Enfield	3	1	1	2
Playford	3	1	1	3
Marion	2	1	1	1
Tea Tree Gully	2	1	1	1
Holdfast Bay	1	1	1	1
West Torrens	2	1	1	1
Mitcham	1	1	1	1
Mount Barker	3	1	1	1
Campbelltown	3	1	1	1
Alexandrina	3	2	1	2
Unley	2	1	1	1
Burnside	2	1	1	1
Adelaide Hills	2	2	1	1
Norwood Payneham & St Peters	3	1	1	1
Murray Bridge	3	1	1	3
Barossa	3	2	1	1
Mount Gambier	2	1	3	3
Yorke Peninsula	2	3	2	2
Copper Coast	3	1	1	3
Whyalla	1	1	3	3
Gawler	3	1	1	2
Port Augusta	1	1	2	3
Victor Harbor	3	1	1	2
Wattle Range	1	3	3	3
Port Pirie	1	1	2	3
Mid Murray	2	3	1	3
Light	3	2	1	1
Prospect	2	1	1	1
Loxton Waikerie	1	3	2	2
Port Lincoln	2	1	3	3
Berri Barmera	1	1	2	3
Renmark Paringa	1	1	2	3
Kangaroo Island	3	3	2	1
Naracoorte Lucindale	1	2	2	2

Tatiara	1	3	2	2
Clare and Gilbert Valleys	1	2	1	1
Coorong	1	3	1	3
Wakefield	1	3	1	3
Grant	2	2	3	1
Coober Pedy	1	1	3	3
Lower Eyre Peninsula	1	3	3	1
Adelaide Plains	3	2	1	2
Yankalilla	3	1	1	2
Northern Areas	1	2	2	2
Goyder	1	3	1	3
Streaky Bay	1	3	3	1
Ceduna	1	2	3	3
Walkerville	2	1	1	1
Franklin Harbour	1	1	3	2
Mount Remarkable	1	3	2	2
Southern Mallee	1	3	2	1
Kingston	1	2	2	2
Robe	1	1	2	1
Barunga West	1	2	1	3
Tumby Bay	2	2	3	1
Cleve	2	2	3	2
Wudinna	1	2	3	1
Kimba	1	2	3	1
Flinders Ranges	1	3	2	3
Peterborough	1	1	2	3
Elliston	1	3	3	2
Karoonda East Murray	1	3	1	2
Orroroo Carrieton	1	2	2	1

107. The adoption of this approach resulted in 11 Councils being moved up into the next highest band.

108. A Table showing the final Council grouping after the modifying criteria were applied is shown below.

Council	Initial Band based on Total operating income	Weighted Average Modifying Categories	Adjusted Band
Onkaparinga	1	1.8	1
Charles Sturt	1	2.2	1
Salisbury	1	2.0	1
Port Adelaide Enfield	1	2.4	1
Playford	2	2.6	1
Marion	2	1.6	2
Tea Tree Gully	2	1.6	2
Holdfast Bay	2	1.0	2
West Torrens	3	1.6	3
Mitcham	3	1.0	3

Mount Barker	3	2.2	3
Campbelltown	3	2.2	3
Alexandrina	3	2.5	2
Unley	3	1.6	3
Burnside	4	1.6	4
Adelaide Hills	4	1.7	4
Norwood Payneham & St Peters	4	2.2	4
Murray Bridge	4	2.6	3
Barossa	4	2.3	3
Mount Gambier	4	2.2	4
Yorke Peninsula	4	2.1	4
Copper Coast	4	2.6	3
Whyalla	4	1.6	4
Gawler	5	2.4	4
Port Augusta	5	1.5	5
Victor Harbor	5	2.4	4
Wattle Range	5	1.8	5
Port Pirie	5	1.5	5
Mid Murray	5	2.2	5
Light	5	2.3	4
Prospect	5	1.6	5
Loxton Waikerie	5	1.5	5
Port Lincoln	5	2.2	5
Berri Barmera	5	1.5	5
Renmark Paringa	5	1.5	5
Kangaroo Island	5	2.5	4
Naracoorte Lucindale	5	1.4	5
Tatiara	6	1.5	6
Clare and Gilbert Valleys	6	1.1	6
Coorong	6	1.6	6
Wakefield	6	1.6	6
Grant	6	1.9	6
Coober Pedy	6	1.6	6
Lower Eyre Peninsula	6	1.4	6
Adelaide Plains	6	2.5	5
Yankalilla	6	2.4	5
Northern Areas	7	1.4	7
Goyder	7	1.6	7
Streaky Bay	7	1.4	7
Ceduna	7	1.7	7
Walkerville	7	1.6	7
Franklin Harbour	7	1.4	7
Mount Remarkable	7	1.5	7
Southern Mallee	7	1.3	7
Kingston	7	1.4	7
Robe	7	1.1	7
Barunga West	7	1.5	7
Tumby Bay	7	1.9	7
Cleve	7	2.1	7
Wudinna	7	1.3	7
Kimba	7	1.3	7
Flinders Ranges	7	1.7	7
Peterborough	7	1.5	7

Elliston	7	1.6	7
Karoonda East Murray	8	1.4	8
Orroroo Carrieton	8	1.2	8

109. The District Council of Coober Pedy has been exempted from this Determination for reasons provided later in this Report. For transparency though, the Tribunal has left the District Council of Coober Pedy in the above tables to show how the primary and modifying criteria would otherwise have applied.

Remuneration Ranges

110. Having developed a model for the grouping of Councils, the Tribunal has applied the 2022/23 CEO remuneration levels to this structure with a further increase factored in for the period from the July 2024 Interim Report and Determination.

111. The Tribunal has adopted $190,000 as the lowest minimum remuneration amount. The Tribunal believes this is less than the current minimum CEO remuneration levels and hence gives Councils in that lower range enhanced capacity to apply a lower starting salary to a new, inexperienced CEO.

112. The Tribunal's approach reflected the extent to which the Council CEO market is essentially an internal South Australian market. Consequently, the Tribunal commenced the consideration of the monetary amounts by first looking at the lowest and highest current remuneration. It then reduced the lowest current remuneration amount and increased the highest current remuneration amount to maximise flexibility for Councils.

113. The Tribunal then considered different band number options in terms of the impact on bandwidth. Eight bands were confirmed to be the optimum number and midpoints calculated on a sliding scale with each midpoint being initially proposed as the minimum amount for the next band. This provided bandwidths that progressively increased to reflect increasing remuneration amounts.

114. In response to the draft Report, the LGA submissions, together with those of some regional Councils, were to the effect that the minimum amounts proposed in the draft Report were too high for some Councils to afford. The Tribunal has agreed to reduce the proposed minimum amounts that were specified in the draft Report, using $190,000 as a base for bands 7 and 8 (i.e. the previous proposed minimum for band 7 was $207,650, that band is now reduced to $190,000). As a result, the minimum of each band then become the minimum for the band immediately above it (i.e. band 7's minimum was $207,650, which then becomes the minimum for band 6).

115. In adopting this approach, the Tribunal may seek further comment on these minimum amounts in three years' time, as it is concerned that if a Council is not adequately remunerating its CEO, it may not be able to attract someone with the necessary skills and experience.

116. The overlapping remuneration ranges are intended to provide Councils with increased flexibility in establishing remuneration levels, particularly when recruiting inexperienced CEOs.

117. The submissions and information, provided in response to the draft Report by the LGA and some Councils detailed the total remuneration packages of CEOs by individual Councils. The Tribunal has some reservations about this data in terms of its consistency, but it has provided a useful point of comparison. The Tribunal would, however, like to thank the LGA for its recent efforts in collecting data.

118. Councils with remuneration arrangements which exceed the proposed maximum remuneration levels, have not, with the exceptions addressed below, demonstrated that their current remuneration level is set on objective Council characteristics rather than the personal characteristics of what may be extremely competent CEOs. The Tribunal is not prepared to determine a position based on the personal traits, characteristics or performance of CEOs.

119. In confirming this position, the Tribunal notes that some Councils have proposed changes to the Tribunal's approach. These changes would have the effect of benefitting those Councils but would cause a corresponding concern for other Councils which has not been addressed.

120. The Tribunal also reviewed its decision that, without considering Adelaide City Council, eight bands was a sustainable grouping of Councils. It considered a lessor number of bands, but this created such a broad bandwidth that the value of the banding to elected members and Council ratepayers would be substantially reduced and hence run counter to the established objectives. An increased number of bands was also considered but this created a system which required substantially more maintenance and more frequent reviews, which again ran counter to the sustainability objective.

121. The Tribunal also considered the Adelaide City Council response to the draft Report but is not satisfied that any sustainable basis has been proposed for a broader range. Should such a case be put in the future, it will be considered by the Tribunal.

122. The allocation of Councils to the bands is shown in the Table below.

Band	Number of Councils	Minimum	Maximum	Bandwidth
Adelaide City Council	1	$386,710	$458,557	$71,847
1	5	$323,763	$419,580	$95,817
2	4	$296,243	$383,916	$87,673
3	8	$271,062	$351,283	$80,221
4	10	$248,022	$321,424	$73,402
5	12	$226,940	$294,103	$67,163
6	7	$207,650	$269,104	$61,454
7	18	$190,000	$246,230	$56,230
8	2	$190,000	$225,301	$35,301

123. The Tribunal's interim 2024 Report and Determination applied a 2% increase to the maximum remuneration levels. For the purpose of this assessment, the Tribunal applied a further increase, since that interim 2024 decision. This approach appears broadly consistent with enterprise agreement based wage increases in the Local Government sector. It does not consider any significant CEO remuneration adjustments that may have occurred since 2022/23. Again, this formed part of the Tribunal's decision to issue a draft Determination in January 2025.

Exemption for the District Council of Coober Pedy

124. The Tribunal has considered the position of the District Council of Coober Pedy. The Principal Administrator advised in their submission that the Council was able to appoint a suitable CEO for a three year term as a result of Determination 4 of 2024. The submission outlined that the total remuneration package was made within the range of $197,600 - $274,437 and that annual increases for the remainder of the contract term would be made based on the CEO growing in capacity and capability. On this basis, they continued to rely on the submissions previously put which outline the unique challenges faced by the District

Council of Coober Pedy and requested to be allowed to work within the scope of Determination 4 of 2024 for the life of the current contract.

125. The Tribunal has determined to exempt the District Council of Coober Pedy from this Determination, with Determination 4 of 2024 continuing at the present time.

PHASED IN COMPLIANCE

126. In its draft Report, the Tribunal proposed to permit a phased in compliance with the minimum and maximum remuneration levels over two years. The LGA and the legally represented Councils (City of West Torrens, Barunga West Council, Regional Council of Goyder and District Council of Mount Remarkable) suggested that a grandfathering provision be used instead to grandfather salary arrangements put in place by Councils. The Tribunal is of the view that it does not have jurisdiction to implement such a provision and notes Parliament set out transitional provisions in section 147(5) of the *Statues Amendment (Local Government Review) Act 2021*. This section states:

> "The remuneration of a chief executive officer holding office on the commencement of section 99A of the principal Act (as inserted by this Act) is not affected during the term of that office by a determination under section 99A."

127. Whilst each Council should seek its own legal advice about the individual circumstances of its CEO's appointment or reappointment, the Tribunal observes that a term of office appears to be singular, with a re-appointment representing a new term of office. On this basis, a CEO holding office on 20 September 2021 (the commencement of section 99A of the LG Act) appears to be excluded from the operation of the Tribunal's determination during that term of office only. Even if jurisdiction existed to grandfather arrangements, the Tribunal would not have adopted such an approach as it confirms remuneration arrangements which are at odds with the general approach applied by the Tribunal.

128. The Tribunal has considered the remuneration and contract duration information provided by the LGA and has relied on that information as the basis for an extension of the phasing in period for compliance with the minimum and maximum remuneration amounts. This period has been extended to 31 December 2027 in consideration of current contract durations.

129. The Tribunal observes that some existing CEOs appeared to lock themselves into further contracts at a time when the draft Determination was out for consultation and both the Council and CEO were on notice that there was likely to be a change in the applicable minimum and maximum bandwidth. The Tribunal has not had regard to those arrangements as its task and jurisdiction is to merely set the minimum and maximum remuneration from time to time, with individual Council's being responsible for its CEO's contract and employment arrangements. Compliance with the Determination and contractual terms that take account of the Tribunal's Determinations are a matter for individual Councils.

FREQUENCY OF REVIEWS

130. The Tribunal intends on reviewing the minimum and maximum remuneration amounts annually. While it recognises that the common Local Government enterprise agreement approach is to link wage movements with consumer price movements, the Tribunal has declined to establish an automatic linkage of that nature. There are many organisations and occupations where CEO remuneration is not automatically tied to inflation and, particularly relative to Local Government which is substantially funded by ratepayers, an absolute guarantee of inflation matching wage increases is not considered appropriate.

131. Separately, the Tribunal notes concerns that Councils need to adapt to the framework and advises that it does not currently intend on reviewing the framework until 2028.

132. The Tribunal confirms that the District Council of Coober Pedy is exempt from this Determination and is instead covered by Determination 4 of 2024. The Tribunal highlights that Councils who can provide evidence of exceptional circumstances, as is the case for the District Council of Coober Pedy, are at liberty at any time to make an application to the Tribunal for review. Whilst any Council may make an individual application, the Tribunal recognises that remote Councils who have circumstances that impact on the role and skills required of their CEO, which are distinguishable from the responsibilities of the CEO more generally, may wish to take up this option.

NEXT STEPS FOR COUNCILS

133. The Tribunal does not have the jurisdiction nor desire to provide legal or tax advice to Councils, relating to FBT, but notes different approaches to these issues and recommends that individual Councils review those approaches.

134. The Tribunal continues to strongly urge elected members of Councils to seek from their staff a complete explanation of their current CEO remuneration against the component elements of the total remuneration which is explained in this Report and the Determination. Without such an understanding, there is a substantial risk that this Report could be misunderstood and misapplied because the component parts of a CEO's remuneration under the terms of a contract or even traditional reporting structure may differ from the approach adopted by the Tribunal. Further, the Tribunal's discussions with Mayors disclosed continuing potential for a misunderstanding of the legislative function of minimum and maximum remuneration levels.

135. The Tribunal notes, as it did in its draft Report, that it is the responsibility of each Council to set CEO remuneration within the specified minimums and maximums.

136. The Tribunal anticipates that Councils will also consider the implications of remuneration adjustments for their CEOs, on the senior staff who report to their CEOs.

OPERATIVE DATE

137. The Tribunal notes section 99A(6) of the LG Act provides that sections 17 and 19 of the Act do not apply. Accordingly, the date of operation cannot be retrospective.

138. The accompanying Determination will come into operation on and from 1 July 2025.

Matthew O'Callaghan	Donny Walford	Mark Young
PRESIDENT	**MEMBER**	**MEMBER**

Dated: 16 May 2025

Mercer

welcome to brighter

CEO Remuneration Framework Review

SA Local Government Councils

SA Remuneration Tribunal

23 January 2025

A business of Marsh McLennan

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Section 1
Introduction and Approach

Introduction

Mercer Consulting (Australia) Pty Ltd (Mercer) was engaged by the SA Remuneration Tribunal (the Tribunal) to assist with working through data obtained by the Tribunal and provide advice as it groups 67 Councils into bands and to comment on challenges that the data presents. It was also anticipated that Mercer may need to consider the appropriate bands for some Councils.

More specifically, the brief required Mercer to provide advice on the following components of a CEO's TRP:

- Principles to be considered when including the use of a motor vehicle in a CEO's TRP and how the Tribunal can consider such use when a consistent approach has not been applied and advice in relation to the recognition of FBT relating to the use of a motor vehicle.
- Principles to be considered when dealing with additional leave entitlements in excess of standard.
- Relevant considerations for assessing different superannuation schemes.
- Principles to be considered for housing arrangements, including advice in relation to the recognition of FBT.
- Principles to be considered in relation to remoteness and/or attraction/retention matters.
- Considerations on any other matters e.g. the need to travel extensively reflecting remoteness issues and size of Council area.

Approach

Mercer reviewed and analysed the data already obtained by the Tribunal and developed an initial point of view on the data and advice required by the Tribunal. This included a review of the following documents:

- Master Spreadsheet providing details of each council and current CEO remuneration.
- 32 Council submissions.
- Tribunal consultation paper and remuneration survey.
- Various Interim Reports and Determinations of the Tribunal.
- Position descriptions submitted to the Tribunal by the Councils.

Other source documents included:

- Local Government Rates Oversight Scheme document.

- Summary of Local Government Financial Assistance Grants for the 2024-25 Financial Year.
- Population Projections by Local Government Area (LGA), 2021-2041; SA Department of Planning, Transport and Infrastructure.
- Socio-Economic Indexes for Australia (SEIFA); Australian Bureau of Statistics.

Mercer conducted a workshop with the Tribunal to work through the data, hear the views of the Tribunal, and present our initial point of view on the data challenges, principles and considerations relating to the advice required by the Tribunal. This workshop also included a discussion and agreement to a set of design principles to support the development of a categorisation framework based on a set of criteria.

Following the workshop Mercer developed a model based on the selected criteria, referencing data from a range of sources, and presented a model proposing a 6 level banding structure to the Tribunal for consideration. Following review, the Tribunal requested Mercer to model an 8 level structure using a slightly modified set of criteria. Mercer was also requested to formalise the definition of remuneration components.

At a further workshop, Mercer presented:

- The formal definitions of remuneration components.
- Definitions relating to each criterion used in the model.
- A model using an 8 level structure.
- Remuneration ranges for each level based on a range parameter provided by the Tribunal.

This model was approved by the Tribunal for further development.

A draft report providing details of the definitions and the model was submitted for further consideration by the Tribunal. A number of minor amendments were requested by the Tribunal and have been incorporated into this version of the report.

This report is the final version as requested by the Tribunal.

Section 2
Components of Remuneration

Report No. 4 of 2023. "Inaugural Review of Minimum and Maximum Remuneration for Local Government Chief Executive Officers", issued by the Tribunal in June 2023, includes (at clause 44) a summary of the components of remuneration considered to make up the total remuneration package (TRP) of a Local Government CEO.

Of specific concern to the Tribunal was the treatment of the following components, given the Fringe Benefit Tax implications and different approaches used by Councils to calculating the benefit value of these to a CEO.

Review of Individual Components

Motor Vehicle

Councils may approve provision of a motor vehicle to a CEO:

- As part of the CEO's remuneration package.
- As a tool of trade.
- Or offer a motor vehicle allowance by way of additional remuneration.

The data provided by the Tribunal shows approximately 52 CEOs are provided with vehicles, with 11 calculating the FBT component using the prime cost method (depreciation of asset), 3 receiving a cash allowance, and the remainder using either the operating cost or statutory formula method. The total value of the benefit, including FBT, for 24 of the 52 ranges between the $20,000 to $26,000 with one outlier above $30,000. Private usage ranges from 25% to 75%.

There does not appear to be a common benefit value that can be used to create a notional benefit value to apply to all situations.

In Mercer's view, if a motor vehicle is provided as part of the remuneration package:

- Determining a benefit value depends on the type and cost of vehicle, and the extent of personal use of the vehicle along with other assumptions.
- The provision of the vehicle will be subject to FBT.
- The total cost of the vehicle and FBT attributable to the personal use of the vehicle and all other monetary components of the CEO's remuneration must not cause the CEO's total remuneration to exceed the maximum of the remuneration range of the relevant Band.

Councils are responsible for complying with the requirements of the ATO in relation to the calculation of the benefit and FBT, using either the prime cost, operating cost, or the statutory formula method.

If a motor vehicle is provided as a tool of trade, no FBT is payable.

Given there are many variables to consider, particularly in relation to the cost of the vehicle and extent of private use, it is not possible for the Tribunal to attribute a notional cost to the benefit received by a CEO when defining what constitutes the TRP. Rather, it should be made clear in the definition that the provision of any benefit relating to a motor vehicle is included in, and not separate to, the CEO's TRP.

A cash equivalent allowance in lieu of a motor vehicle will form part of the TRP and form part of the CEO's taxable income.

Housing / Accommodation

Councils may provide housing / accommodation or a housing allowance to a CEO:

- To enable Councils to attract or retain a CEO.
- Where suitable housing is not available within the Council area.

Where applicable, the provision of housing / accommodation for CEOs must comply with the Fringe Benefits Tax Assessment Act 1986 - Section 58ZC; under this section the provision of housing in designated remote areas is exempt from FBT.

Remote areas are defined on the ATO website at:
https://www.ato.gov.au/api/public/content/0-2f3d266d-5f78-4188-add6-f218387a0485?1730844950186

There are two lists on the website - List 2 applies to "certain regional employers" (e.g., hospitals, police, charitable institutions) and List 1 applies to all other employers; Councils sit within List 1. Mercer notes that a review of these lists is currently underway by the ATO to ensure the areas currently listed are correctly identified as either remote or non-remote.

Mercer's interpretation of the ATO guidelines is that the provision of housing / accommodation in urban / non remote areas (these are also identified in List 1) would be subject to FBT, however, this would need to be confirmed by a professional tax advisor.

The cost of housing will depend on the location and availability of suitable housing / accommodation and whether the house is owned or leased by the Council.

The data provided by the Tribunal shows that only 12 Councils currently provide housing or a housing allowance per Table 1:

Table 1: Housing Allowances

Council	Value Attributed to Council	Cost to CEO
Whyalla	$15,600	Nil
Ceduna	$28,600	Not stated
Cleve	$12,000	Not stated
Elliston	$10,400	Nil
Franklin Harbour	$15,600	Nil
Orroroo Carrieton	$15,000	Not stated
Peterborough	$15,600	Nil
Roxby Downs	$20,800	Not stated
Southern Mallee	$10,868	Not stated
Flinders Ranges	Not stated	CEO salary sacrifices rental
Wuddina	$11,492	$4,200

Council	Value Attributed to Council	Cost to CEO
Kimba	$6,240	Not stated

Mercer recommends that the provision of housing / accommodation or housing allowances in designated remote locations NOT be included in the definition of remuneration.

Additional Annual Leave

Usual market practice is for additional annual to be considered an additional benefit and costed into the remuneration package, except where additional leave is provided for remotely based CEOs who need to undertake extended travel to return to their home city / town; in this case, depending on the remoteness and travel time required, employers can provide additional time so that it does not unfairly impinge on the actual period of leave.

The data provided by the Tribunal shows that 27 CEOs receive an additional 1 to 2 weeks annual leave (with an additional 2 weeks being more common). Mercer recommends that the benefit provided through the provision of additional leave be included in TRP except for in the above-mentioned circumstance.

Note this does not include additional leave purchased by the CEO.

Superannuation

The data provided by the Tribunal show that 12 CEOs are members of a Defined Benefit fund with a contribution rate of 9.3% via Salarylink, with the balance of CEOs having contributions made at the standard statutory rate (currently 11.5%) into an accumulation (or Defined Contribution) fund.

Given the Defined Benefit Fund members have elected to remain in that fund, which, by definition, provides them with more certainty around their eventual retirement income suggests that this certainty is preferred to the higher risk and potentially more volatile returns achieved through an accumulation fund.

In addition, given the unpredictability of accumulation fund returns and the timing of a member's retirement date, it is not possible to compare whether one fund type provides a greater benefit than the other, or whether the additional 2.2% contribution to the accumulation fund members provides an added benefit relative to the Defined Benefit members.

Regardless of the nature of the fund, or the contribution level, superannuation contributions should be included as a component TRP.

Remoteness / Regional Allowance

The WA Salaries and Allowances Tribunal model for Local Government CEOs provides that the following factors should be considered to designated remote Council CEOs when determining whether to apply the Regional/Isolation Allowance:

- Remoteness - issues associated with the vast distances separating communities within a Local Government or the distance of the Local Government from Perth or a Regional Centre.

- Cost of living - the increased cost of living highlighted specifically in the Regional Price Index.
- Social disadvantage - reduced specialist health services, schooling opportunities for children, employment opportunities for spouse, reduced access to professional and personal support networks.
- Dominant industry - the impact that a dominant industry such a mining or agriculture has on an area and the ability to attract and retain people in the face of a dominant industry.
- Attraction/retention - the ability to recruit suitably qualified candidates and being able to retain them in light of the above concerns in competition with positions in the city, regional centres and private industry.
- Community expectations - the pressures on a CEO to meet expectations when professional or operational expertise is not readily available.

The WA SAT allowance ranges from $12,900 to $70,000 per annum, noting that “in the event these factors have little or no impact, the Local Government should not provide this Allowance” and that the allowance is included as salary for the purpose of defining the remuneration package.

With the possible exception of the dominant industry criterion and community expectations, it would be reasonable to apply the same or similar criteria to South Australia should a Council need to provide an allowance for attraction and retention purposes (allowances for remoteness is currently not paid to any SA Council CEO). Similar to WA, any such allowance should be included in the calculation of TRP. The revised framework (refer next section of this report) includes consideration of remoteness as measured by the distance of the council from Adelaide.

Travel Allowance Relating to Remote Councils

Although the Tribunal does not have the power to stipulate travel allowances, it is cognisant of the need for CEOs of large, remote Councils to travel extensively within their Council area. This has been taken into account in the development of a new categorisation model (refer next section).

Remuneration Component Definitions

The components of remuneration considered by the Tribunal as making up TRP and their definitions are provided in Table 2.

Table 2: Remuneration Components and Definitions

Component	Definition
Monetary remuneration	Base salary (cash component)
Superannuation	Includes the statutory minimum employer contributions, any salary sacrifice component, and any additional payments made by a council
Annual Leave Loading	As defined in relevant Award or Enterprise Agreement

Additional Leave Entitlements	Dollar value of additional leave provided over and above statutory entitlement, except where this is provided to allow remotely based CEOs to travel to their home town or capital city to commence / return from leave.
Bonuses	Dollar value of any bonuses or performance incentives, whether received in cash or kind
Motor Vehicle	The value of the cash allowance or the private benefit value of the motor vehicle to the CEO using either the Prime Cost (depreciation), Operating Cost, or Statutory Formula in accordance with the ATO rules. Must include FBT payable by the CEO. Refer to: https://www.ato.gov.au/calculators-and-tools/fringe-benefits-tax-car-calculator
Housing Allowance	Non-remote areas only – the dollar value of any housing allowance or rental subsidy and associated FBT. Note, designated remote areas are exempt from FBT – refer to: https://www.ato.gov.au/api/public/content/0-2f3d266d-5f78-4188-add6-f218387a0485?1730844950186
Other Fees and Allowances	Includes any or all of the following: • School or childcare fees, including school uniforms • Newspaper/magazine/online subscriptions • Personal travel or any other benefit taken in lieu of salary by the CEO (and immediate family at the discretion of the council) • Health insurance • Any and all other allowances • Any other form of payment - cash or otherwise • Any Fringe Benefits Tax paid by council in respect of any of the above
Total Remuneration Package (TRP)	The total of all the above components.

Section 3
Categorisation Framework

Background

In 2021, section 60 of the Statutes Amendment (Local Government Review) Act 2021 (SA) came into operation. This inserted section 99A into the Local Government Act 1999 (SA) conferring jurisdiction on the Tribunal to determine the minimum and maximum remuneration that may be paid or provided to CEOs of councils constituted under the Local Government Act 1999 (SA).

In June 2023, the Tribunal issued Determination 4 of 2023 covering 67 Councils grouped into eight bands with each band containing a minimum and maximum remuneration amount that may be paid to a Council's CEO. The amount payable to a CEO is at the discretion of each Council, so long as it falls within the applicable remuneration amount.

The eight bands are based on the current adjusted total remuneration packages of CEOs. At the time of this Determination, the Tribunal did not consider this approach to be a long-term sustainable position and have now developed an alternative approach, which is detailed in this section of the report.

Guiding Principles

In considering the development of a revised remuneration categorisation framework, the Tribunal determined that the framework should:

- Provide ratepayers with a degree of confidence their CEO is remunerated within an appropriate range.
- Give elected members guidance in the remuneration setting process.
- Enable councils to recruit an appropriately qualified and experienced CEO.
- Provide sufficient flexibility within the range to accommodate a first time as well as an experienced CEO.
- Be able to be applied consistently across all councils, while considering differences in complexities associated with councils in rural and remote areas compared to urban and metropolitan councils and other factors.

From this, Mercer established the following guiding principles to be used when developing an alternative framework for the Tribunal's consideration.

Table 3: Guiding Principles

Principle	Descriptor
Legislative Compliance	The framework must comply with the legislation in terms of setting only minimum and maximum levels of remuneration.
Logical Criteria	The criteria must provide a useful proxy to determine the complexity and demands required of CEOs, and therefore enable fair and equitable categorisation. Each criterion should be assessing a specific element. While some criteria may be inter-related, they should not assess the same or similar element, so as to avoid double counting.
Measurable Criteria	The criteria must be clearly defined and easy to measure, assess, and explain, and be predominantly quantitative measures.
Easy to Assess Measures	Evidence-based data from authoritative sources must be available and easily accessible to enable fair and objective assessments against each criterion.
Transparent, Fair and Equitable	The framework must be constructed in a way that is easy to understand/explain and enables the criteria to be applied to all councils in a consistent, fair and equitable manner, and therefore result in a defensible categorisation outcome.
Flexible and Future Proof	The framework should provide sufficient flexibility for the Tribunal to consider and implement variations to the framework to cater for changed circumstances

Revised Framework Criteria

The Tribunal considered a range of criteria to be used to differentiate councils, including council area, population density, population dispersion, population growth, revenue / income, expenditure, socio economic status, industry impact, distance from Adelaide, and range of services / facilities.

Five criteria were selected, with Revenue / Total Operating Income being chosen as the primary criteria and four modifying criteria. These are summarised in Table 4, together with a brief description and rationale for each.

Table 4: Categorisation Criteria

CRITERIA		KEY MEASURE (SOURCE)	RATIONALE
PRIMARY CRITERIA	Revenue	Total operating income (Source: SA Local Government Grants Commission Database Reports)	Total Operating Income - General Rates; Other Rates; Other Charges; Mandatory and Discretionary Rebates & Remissions and Write-offs; Total Rates; Statutory Charges; User Charges; Grants, Subsidies and Contributions; Investment Income; Reimbursements; Other Income; Share of Profit - Joint Ventures & Associates. Reflects the scale and complexity of operations on an ongoing basis.
MODIFYING CRITERIA	Projected population grown	Annualised population growth based on data from 2021 to 2031 (Source: SA Department for Trade and Investment)	Adopting both a historical and projected view over a 10 year period smooths out/reduces any potential projection anomalies/errors. Any significant infrastructure and service delivery impacts on Council as a result of projected population growth would tend to be based on a longer term planning horizon. This measure picks up the complexities associated with future planning and infrastructure development that is not captured in the total operating revenue of Council or the other modifying criteria.
	Population Dispersion	Population dispersion based on estimated average distance (in kilometres) between each person in the council area and the centre of population for the region (Source: Keystone Data)	Population dispersion considers both population and geography. It reflects the travel demands placed on Chief Executives in geographically dispersed councils that is not captured by total operating revenue, or the other modifying criteria. It also acts as a proxy for a travel allowance.
	Distance from Adelaide	Distance of primary council location from Adelaide (Source: SA Remuneration Tribunal)	Recognises the need to travel to access services not available within the council area (e.g. medical and education) which, while not directly impacting the complexity of the CEO role, creates greater distance and travelling challenges for CEOs in rural and remote areas.
	Socio-economic Advantage / Disadvantage	SEIFA index of relative socio-economic disadvantage, decile (Source: ABS)	SEIFA is a commonly used measure to assess the socio-economic status of an area and accounts for differences in complexities of councils with different levels of socio-economic advantage/disadvantage. Council areas with a lower decile are considered more complex.

Applying the Criteria

Primary Criteria

The Tribunal allocated each council to one of eight categories based on the revenue ranges shown in Table 5.

Table 5: Revenue Ranges and Category Levels

Category	Upper	Lower
1	$210M	$140M
2	$140M	$76M
3	$76M	$56M
4	$56M	$38M
5	$38M	$21M
6	$21M	$15M
7	$15M	$6M
8	$6M	$0

An additional category (1+) was also created for Adelaide City Council (ACC) using the same methodology as for all councils, noting that ACC's revenue is greater than the upper threshold amount for the highest revenue category and that:

- Although ACC has a relatively low resident population (~28,000 people) there are over 400,000 daily users of council facilities and services within the council area.
- ACC has a vastly different constituent base which is predominantly made up of corporate enterprises when compared to other councils.
- ACC owns and manages two subsidiaries (the Adelaide Central Market Authority, and the Adelaide Economic Development Agency) and Kadaltilla/Adelaide Park Lands Authority and has a strong commercial focus.

Each of these have been recognised in revenue, with no further adjustments made when the modifying criteria were applied (refer below).

Modifying Criteria

The other four criteria were designed to recognise elements not captured by revenue but which do have an impact on the complexity and demands placed on a Council CEO, and therefore modifies the assessment of a Council over another with similar revenue.

Each of the modifying criteria was given a weighting based on the impact each would have on an individual council; these weightings are provided in Table 6.

Table 6: Modifying Criteria and Weightings

Criteria	Weighting
Population Growth	60%
Population Dispersion	10%
Distance from Adelaide	10%
SEIFA	20%

Population growth was considered the most significant modifier given its impact on longer term planning of infrastructure and services required in the future. Whilst additional infrastructure and services will eventually increase the revenue of a council, it is not reflected in current revenue.

Although distance from Adelaide and population dispersion do not add significant complexity to the role of the CEO, they do act as a proxy for the need to travel to access services not available in the council area and to recognise the extensive travel associated with larger remote area councils.

These modifying criteria were applied to each council and the data analysed to determine their impact in terms of levels of complexity and a score was assigned to each criterion, with low complexity equalling a score of 1, medium complexity equalling 2 and high complexity equalling 3.

A weighted average was then calculated for each council to ensure those criteria considered more important (i.e. those with a higher weighting) were reflected in the final score attributed to each council.

The parameters for each of the modifying criteria, resulting score and weighting applied to each modifying criterion is shown in Table 7.

Table 7: Modifying Criteria Parameters

Level of Complexity	Projected Population Growth	Population Dispersion	Distance from Adelaide	Socio-Economic Status (SEIFA)	Score
Low Complexity	Less than 0.56% per annum	Less than 8.45km	Less than 187.1km	Greater than or equal to decile 7	**1**
Medium Complexity	From 0.56% up to 0.89% per annum	From 8.45km up to 17.3km	From 187.1km up to 382km	Between decile 6 and 4	**2**
High Complexity	Greater than or equal to 0.89% per annum	Greater than or equal to 17.3km	Greater than or equal to 382km	Less than or equal to decile 3	**3**
Weighting	60%	10%	10%	20%	

The methodology utilised to determine the ranges for each complexity level, except for socio economic status (SEIFA), was based on:

- Low Complexity: Less than the 50th percentile for each category.
- Medium Complexity: From the 50th percentile to the 75th percentile for each category.
- High Complexity: Greater than or equal to the 75th percentile.

These percentiles are based on the actual distribution of data across the councils. The 75th percentile is the position where 75% of data falls below and 25% of data falls above the data set and was selected by the Tribunal as the point that best indicates significant differences between councils. Councils sitting at or above the 75th percentile of the data for each modifying criteria were therefore allocated a score of 3, representing higher complexity.

The bands for Socio-Economic Status were selected on the following basis:

- Low Complexity: Greater than the 50th percentile for each category.
- Medium Complexity: From the 50th percentile to the 25th percentile for each category.
- High Complexity: Less than or equal to the 25th percentile.

As a higher SEIFA decile indicates lower complexity, the Socio-Economic Status was reversed with a lower percentile being more complex.

Ratings for each council using the above approach are included in Appendix A.

The weighted average was then utilised to determine if a council could increase level by one category from its initial placement using revenue. This was done by using a cut-off point of a weighted average greater than 2.2, which equates to the 75th percentile of the weighted average scores. This is consistent with the approach adopted by the Tribunal in setting the levels of complexity for each of the modifying criterion.

An example of the calculation using the above methodology is provided below, referencing a council that is impacted by the modifying criteria and one that is not:

Revenue	Population Growth	Population Dispersion	Distance from Adelaide	SEIFA	Weighted Average of Scores	Revenue Category	Modified Category
Example 1 $51M	1.73%	4.1km	75.5km	2			
Score	3	1	1	3	**2.6**	**4**	**3**
Example 2 $105M	0.6%	3.1km	12.3	9	**Weighted Average**	**Revenue Category**	**Modified Category**
Score	2	1	1	1	**1.6**	**2**	**2**

Using this method, 11 councils increased by one category compared to the initial placement based on revenue.

A list of councils and their placement within the framework after applying the weighted average is included in Appendix B.

Section 4
Remuneration Ranges

In discussing the development of remuneration ranges for each category, it was determined by the Tribunal that the existing span of remuneration would be used to construct each range with an uplift to the maximum of the highest current range of 2%. In making this decision, the Tribunal considered that the market for council CEOs was largely an internal SA market and the current span of remuneration from the lowest to the highest current category was still deemed appropriate.

Remuneration ranges were developed for each category level, per Table 8 below. The table also provides a breakdown of the number and percentage of council in each category.

Table 8: Remuneration Ranges

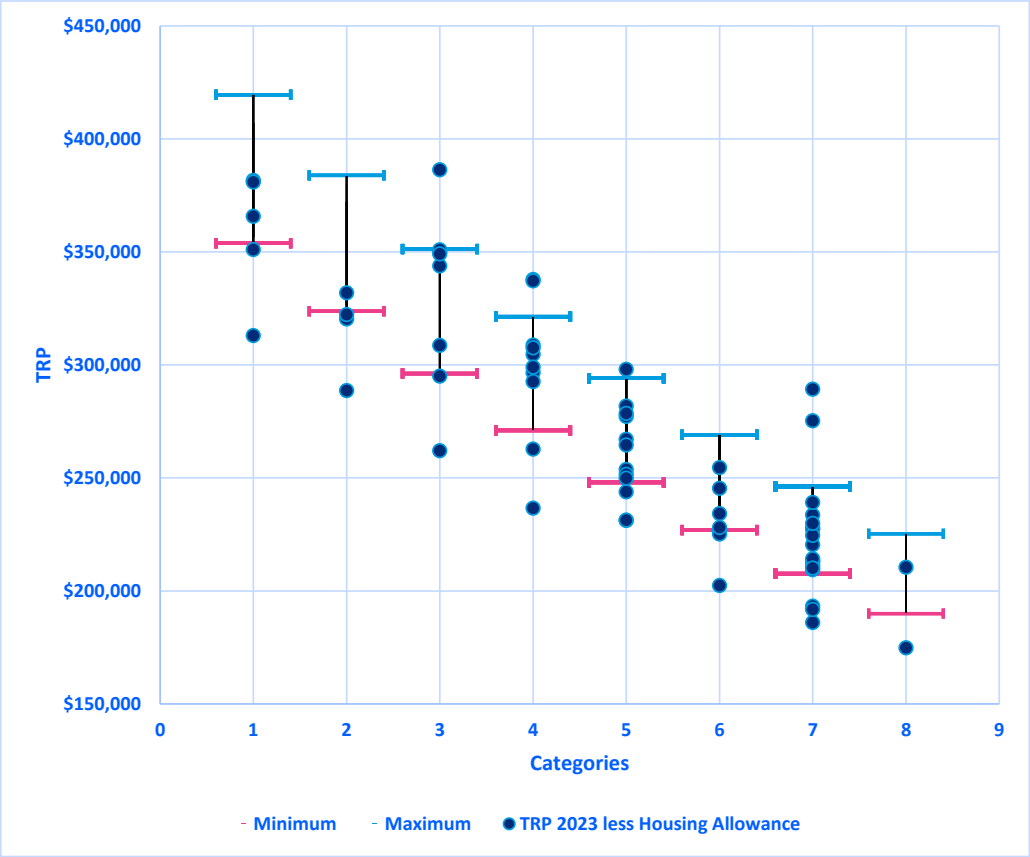
Band	Number of Councils	Percentage of Councils in Band	Minimum	Maximum	Bandwidth
1+	1	1.5%	$386,710	$458,557	$68,847
1	5	7.3%	$353,839	$419,580	$65,741
2	4	5.9%	$323,763	$383,916	$60,153
3	8	11.8%	$296,243	$351,283	$55,040
4	10	14.7%	$271,062	$321,424	$50,362
5	12	17.7%	$248,022	$294,103	$46,081
6	8	11.8%	$226,940	$269,104	$42,164
7	18	26.5%	$207,650	$246,230	$38,580
8	2	2.9%	$190,000	$225,301	$35,301

* Note: percentages have been rounded so will not total 100%.

The revised remuneration framework differs from the current framework by:

- Introducing overlapping ranges to provide councils with greater flexibility in remuneration setting and reducing the need for the Tribunal to consider category increases for individual councils; this also reflects standard practice for remuneration banding structures in non-government sectors and is a more contemporary approach.
- Creating increasing bandwidths for each range to provide flexibility to attract and retain CEOs and to appropriately recognise performance in the role; this also provides the ability for councils to set remuneration for experienced CEOs higher in the range compared to first-time CEOs.

The following graph displays 2023 TRP for each council CEO against the proposed remuneration ranges. The minimum and maximum of the ranges are indicated by the red horizontal line (minimum) and blue horizontal line (maximum). The blue dots represent the TRP for each individual council when allocated to the new categorisation framework.



The following table displays the positioning of 2023 TRP for each council CEO against the proposed remuneration ranges.

Table 9: Remuneration Range Positioning

Positioning Against Remuneration Ranges	Number of Councils	Percentage of Councils
Below range by more than $15k	10	15.15%
Below range by less than $5k and less than $15k	2	3.03%
Below range by less than $5k	7	10.61%
Within range	41	62.12%
Above range by less than $5k	1	1.52%
Above range by more than $5k and less than $15k	0	0.00%
Above range by more than $15k	5	7.58%

* Note: percentages have been rounded so will not total 100%.

Section 5

Setting Remuneration Within the Range

The actual placement and progression of a CEO position within the remuneration range depends on a number of factors including individual performance, experience and competence of the individual, the organisation's dependence upon retention of the individual, and the need to pay for the job itself in the current market (i.e. whether there is a premium associated with a particular role).

Typically, positioning remuneration at the lower end of a range would typically be reserved where:

- New CEOs are yet to be proven at level.
- Councils need to be able to compete satisfactorily in the market for the remuneration on offer.

Remuneration towards the upper end of the range would typically be assigned to reward:

- Consistently high performing CEOs.
- Very experienced CEOs, proven at level, and where Council performance is somewhat dependent on their retention.

To assist Councils when determining where in the range to set CEO remuneration, Mercer has provided a Remuneration Positioning Guidelines, which provides a set of general guidelines to support remuneration decision making. The guideline, presented overleaf, supports decision making through the consideration of a number of internal and external market factors.

Remuneration Positioning Guidelines

	Qualifications & Competency	Performance Considerations	Remuneration Market Considerations	Culture Considerations	Impact of Loss
MAXIMUM	Highly competent CEO. Demonstrated leadership skills.	Consistently outstanding performance.	Highly specialised skills, critical to the council. High paying market.	Plays leadership role in enhancing and building commitment to council's values and culture.	Loss of CEO would significantly disadvantage council in the medium to longer term.
↑	Competent in all aspects of the role.	Consistently superior performance. Meets unusual challenges/demands.		Assertive contribution to the organisation's values and culture.	Loss of CEO would disadvantage council in the medium term.
	Meets required competencies. Fully qualified.	Effective job performance - meeting job requirements.	Need to make a pay offer sufficiently attractive to recruit required skills.	Supports organisation values and culture.	
↑	Key competencies developed and demonstrated.	Adequate performance but capable of further development		Capacity for improvement to support the organisation's values and culture.	Loss of this individual would disadvantage the council in the short to medium term.
MINIMUM	Meets qualifications requirements only. Inexperienced. Unp	Recent appointee. Unproven performance in the position elsewhere.	Able to compete satisfactorily in the market place.	Personal style behaviour and communication at odds with the organisation's values culture.	Loss of this individual would disadvantage the council, however, the loss could be covered in the short term.

Appendix A

List of Councils Showing Modifying Criteria Ratings

Council	Projected Population Growth	Population Dispersion	Distance from Adelaide	Socio-Economic Status
Onkaparinga	2	1	1	2
Charles Sturt	3	1	1	1
Salisbury	2	1	1	3
Port Adelaide Enfield	3	1	1	2
Playford	3	1	1	3
Marion	2	1	1	1
Tea Tree Gully	2	1	1	1
Holdfast Bay	1	1	1	1
West Torrens	2	1	1	1
Mitcham	1	1	1	1
Mount Barker	3	1	1	1
Campbelltown	3	1	1	1
Alexandrina	3	2	1	2
Unley	2	1	1	1
Burnside	2	1	1	1
Adelaide Hills	2	2	1	1
Norwood Payneham & St Peters	3	1	1	1
Murray Bridge	3	1	1	3
Barossa	3	2	1	1
Mount Gambier	2	1	3	3
Yorke Peninsula	2	3	2	2
Copper Coast	3	1	1	3
Whyalla	1	1	3	3
Gawler	3	1	1	2
Port Augusta	1	1	2	3

Council	Projected Population Growth	Population Dispersion	Distance from Adelaide	Socio-Economic Status
Victor Harbor	3	1	1	2
Wattle Range	1	3	3	3
Port Pirie	1	1	2	3
Mid Murray	2	3	1	3
Light	3	2	1	1
Prospect	2	1	1	1
Loxton Waikerie	1	3	2	2
Port Lincoln	2	1	3	3
Berri Barmera	1	1	2	3
Renmark Paringa	1	1	2	3
Kangaroo Island	3	3	2	1
Naracoorte Lucindale	1	2	2	2
Tatiara	1	3	2	2
Clare and Gilbert Valleys	1	2	1	1
Coorong	1	3	1	3
Roxby Downs	1	1	3	1
Wakefield	1	3	1	3
Grant	2	2	3	1
Coober Pedy	1	1	3	3
Lower Eyre Peninsula	1	3	3	1
Adelaide Plains	3	2	1	2
Yankalilla	3	1	1	2
Northern Areas	1	2	2	2
Goyder	1	3	1	3
Streaky Bay	1	3	3	1
Ceduna	1	2	3	3
Walkerville	2	1	1	1
Franklin Harbour	1	1	3	2
Mount Remarkable	1	3	2	2
Southern Mallee	1	3	2	1
Kingston	1	2	2	2

Council	Projected Population Growth	Population Dispersion	Distance from Adelaide	Socio-Economic Status
Robe	1	1	2	1
Barunga West	1	2	1	3
Tumby Bay	2	2	3	1
Cleve	2	2	3	2
Wudinna	1	2	3	1
Kimba	1	2	3	1
Flinders Ranges	1	3	2	3
Peterborough	1	1	2	3
Elliston	1	3	3	2
Karoonda East Murray	1	3	1	2
Orroroo Carrieton	1	2	2	1

Appendix B

List Of Councils Per Category After Applying The Modifiers

Councils highlighted in blue have had their category increased due to a weighted average modifying categories of greater than 2.2.

Council	Revenue	Revenue Category	Weighted Average Modifying Categories	Adjusted Category
Onkaparinga	$198,097k	1	1.8	1
Charles Sturt	$145,262k	1	2.2	1
Salisbury	$144,272k	1	2.0	1
Port Adelaide Enfield	$143,567k	1	2.4	1
Playford	$133,347k	2	2.6	1
Marion	$104,631k	2	1.6	2
Tea Tree Gully	$104,062k	2	1.6	2
Holdfast Bay	$87,187k	2	1.0	2
West Torrens	$74,912k	3	1.6	3
Mitcham	$74,375k	3	1.0	3
Mount Barker	$63,641k	3	2.2	3
Campbelltown	$60,129k	3	2.2	3
Alexandrina	$58,744k	3	2.5	2
Unley	$56,162k	3	1.6	3
Burnside	$54,883k	4	1.6	4
Adelaide Hills	$54,445k	4	1.7	4
Norwood Payneham & St Peters	$50,846k	4	2.2	4
Murray Bridge	$50,782k	4	2.6	3
Barossa	$45,745k	4	2.3	3
Mount Gambier	$42,111k	4	2.2	4
Yorke Peninsula	$40,292k	4	2.1	4
Copper Coast	$39,917k	4	2.6	3
Whyalla	$39,424k	4	1.6	4

Council	Revenue	Revenue Category	Weighted Average Modifying Categories	Adjusted Category
Gawler	$36,430k	5	2.4	4
Port Augusta	$34,309k	5	1.5	5
Victor Harbor	$34,021k	5	2.4	4
Wattle Range	$31,417k	5	1.8	5
Port Pirie	$31,190k	5	1.5	5
Mid Murray	$31,121k	5	2.2	5
Light	$29,684k	5	2.3	4
Prospect	$29,229k	5	1.6	5
Loxton Waikerie	$28,036k	5	1.5	5
Port Lincoln	$25,401k	5	2.2	5
Berri Barmera	$23,935k	5	1.5	5
Renmark Paringa	$23,340k	5	1.5	5
Kangaroo Island	$22,041k	5	2.5	4
Naracoorte Lucindale	$21,273k	5	1.4	5
Tatiara	$20,737k	6	1.5	6
Clare and Gilbert Valleys	$20,420k	6	1.1	6
Coorong	$19,288k	6	1.6	6
Roxby Downs	$19,281k	6	1.2	6
Wakefield	$18,599k	6	1.6	6
Grant	$18,050k	6	1.9	6
Coober Pedy	$17,838k	6	1.6	6
Lower Eyre Peninsula	$16,774k	6	1.4	6
Adelaide Plains	$16,116k	6	2.5	5
Yankalilla	$16,042k	6	2.4	5
Northern Areas	$14,074k	7	1.4	7
Goyder	$13,509k	7	1.6	7
Streaky Bay	$12,833k	7	1.4	7
Ceduna	$12,510k	7	1.7	7
Walkerville	$12,035k	7	1.6	7
Franklin Harbour	$10,297k	7	1.4	7

Council	Revenue	Revenue Category	Weighted Average Modifying Categories	Adjusted Category
Mount Remarkable	$9,789k	7	1.5	7
Southern Mallee	$9,343k	7	1.3	7
Kingston	$9,207k	7	1.4	7
Robe	$8,871k	7	1.1	7
Barunga West	$8,526k	7	1.5	7
Tumby Bay	$7,993k	7	1.9	7
Cleve	$7,589k	7	2.1	7
Wudinna	$7,255k	7	1.3	7
Kimba	$7,206k	7	1.3	7
Flinders Ranges	$6,623k	7	1.7	7
Peterborough	$6,484k	7	1.5	7
Elliston	$6,281k	7	1.6	7
Karoonda East Murray	$5,644k	8	1.4	8
Orroroo Carrieton	$4,132k	8	1.2	8



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A business of Marsh McLennan

No. 3 of 2025

DETERMINATION OF THE REMUNERATION TRIBUNAL

Minimum and Maximum Chief Executive Officer Remuneration

SCOPE OF DETERMINATION

1. This Determination applies to Chief Executive Officers of Local Government Councils to whom section 99A of the *Local Government Act 1999* (SA) (**LG Act**) applies.
2. For the reasons provided in the accompanying report:
    a) Roxby Downs Council is not covered by this Determination; and
    b) The District Council of Coober Pedy is exempt from this Determination as it is covered by a separate determination of the Tribunal, Determination 4 of 2024.

MINIMUM AND MAXIMUM REMUNERATION

3. In accordance with section 99A of the LG Act the Remuneration Tribunal hereby determines the following rates of minimum and maximum remuneration for Chief Executive Officers of Local Government Councils in South Australia:

Band	Total Remuneration Package
Adelaide City Council	$386,710 - $458,557
1	$323,763 - $419,580
2	$296,243 - $383,916
3	$271,062 - $351,283
4	$248,022 - $321,424
5	$226,940 - $294,103
6	$207,650 - $269,104
7	$190,000 - $246,230
8	$190,000 - $225,301

4. Remuneration figures are expressed on a total remuneration package basis as is detailed below:

Component	Definition
Monetary remuneration	Base salary (cash component).
Superannuation	Includes employer superannuation contributions, any salary sacrifice component, and any additional payments made by a Council.
Annual Leave Loading	As defined in the relevant employment contract.
Additional Leave Entitlements	Dollar value of additional leave provided over and above statutory entitlement, except where this is provided to allow remotely based CEOs to travel to their hometown or capital city to commence / return from leave.
Bonuses	Dollar value of any bonuses or performance incentives, whether received in cash or kind.
Motor Vehicle	The value of the cash allowance or the private benefit value of the motor vehicle to the CEO using either the Prime Cost (depreciation), Operating Cost, or Statutory Formula in accordance with the ATO rules. Must include FBT payable by the CEO. Refer to: https://www.ato.gov.au/calculators-and-tools/fringe-benefits-tax-car-calculator
Housing Allowance	The dollar value of any housing allowance or rental subsidy and associated FBT. Consistent with the ATO remote area fringe benefit tax requirements. Note, designated remote areas are exempt from FBT – refer to: https://www.ato.gov.au/businesses-and-organisations/hiring-and-paying-your-workers/fringe-benefits-tax/types-of-fringe-benefits/accommodation-and-location-related-fringe-benefits/remote-area-fbt-concessions/fringe-benefits-tax-remote-areas
Other Fees and Allowances	Includes, but not limited to, any or all of the following: • School or childcare fees, including school uniforms • Newspaper/magazine/online subscriptions • Value of perquisites provided to the CEO i.e. memberships • Personal travel or any other benefit taken in lieu of salary by the CEO (and immediate family at the discretion of the council) • Health insurance • Any and all other allowances • Any other form of payment - cash or otherwise • Any Fringe Benefits Tax paid by council in respect of any of the above
Total Remuneration Package (TRP)	The total of all the above components.

5. For the avoidance of doubt, mobile telephones, and portable computing equipment, fundamentally for work purposes, professional development costs directly related to the performance of CEO duties, membership of professional associations and relocation expenses are not included in the total remuneration package.
6. A list of Council groupings is included at attachment 1.
7. Any decision in relation to an annual increase for CEO remuneration within the bands set by the Tribunal remains a matter for each Council in accordance with section 99A(1) of the LG Act.
8. Councils have until 31 December 2027 to comply with the minimum and maximum remuneration amounts.

DATE OF OPERATION

9. This Determination shall have operative effect on and from 1 July 2025.





Matthew O'Callaghan	Donny Walford	Mark Young
PRESIDENT	**MEMBER**	**MEMBER**

Dated: 16 May 2025

ATTACHMENT 1

Council	Band
City of Onkaparinga	1
City of Charles Sturt	1
City of Salisbury	1
City of Port Adelaide Enfield	1
City of Playford	1
City of Marion	2
City of Tea Tree Gully	2
City of Holdfast Bay	2
Alexandrina Council	2
City of West Torrens	3
City of Mitcham	3
Mount Barker District Council	3
City of Campbelltown	3
The Rural City of Murray Bridge	3
The Barossa Council	3
City of Unley	3
Copper Coast Council	3
City of Burnside	4
Adelaide Hills Council	4
City of Norwood Payneham & St Peters	4
City of Mount Gambier	4
Yorke Peninsula Council	4
City of Whyalla	4
Town of Gawler	4
City of Victor Harbor	4
Light Regional Council	4
Kangaroo Island Council	4
Corporation of the City of Port Augusta	5
Wattle Range Council	5
Port Pirie Regional Council	5
Mid Murray Council	5
City of Prospect	5
District Council of Loxton Waikerie	5
City of Port Lincoln	5
Berri Barmera Council	5
Renmark Paringa Council	5
Naracoorte Lucindale Council	5
Adelaide Plains Council	5
District Council of Yankalilla	5
Tatiara District Council	6
Clare and Gilbert Valleys Council	6
Coorong District Council	6
Wakefield Regional Council	6
District Council of Grant	6
Lower Eyre Peninsula Council	6
Northern Areas Council	7
Regional Council of Goyder	7
District Council of Streaky Bay	7
District Council of Ceduna	7

Corporation of the Town of Walkerville	7
District Council of Franklin Harbour	7
District Council of Mount Remarkable	7
Southern Mallee District Council	7
Kingston District Council	7
District Council of Robe	7
Barunga West Council	7
District Council of Tumby Bay	7
District Council of Cleve	7
Wudinna District Council	7
District Council of Kimba	7
The Flinders Ranges Council	7
District Council of Peterborough	7
District Council of Elliston	7
District Council of Karoonda East Murray	8
District Council of Orroroo Carrieton	8

MATTERS FOR INFORMATION

6.6 BUSH FOR LIFE - TREES FOR LIFE QUARTERLY REPORT

Author: Executive and Project Support Officer
26/17691

Trees for Life (TFL) have forwarded a copy of the 'Bush for Life Quarterly Report – October to December 2025' which is attached for information.

Currently there are six Bush for Life sites on Council land, with significant work occurring.

Field Officers and volunteers undertook over 172 hours of on-ground work on the Bush for Life sites during this reporting period.

ATTACHMENTS

Attachment 1 Bush for Life Quarterly Report October - December 2025 ⇩

SUPPORTING REFERENCES

Nil

BUSH FOR LIFE

QUARTERLY REPORT

October to December 2025

TreesForLife

Site Owner: The Barossa Council

BFL Coordinator: Elisha Brunton

Profile	
Number of BFL sites owned	6
Number of site carer allocations (at end of quarter)	4
Staff on-ground work hours this quarter	48
Volunteer on-ground work hours this quarter	88.75 (group activities) + estimated 36 (unsupervised)
Carer movements this quarter	0 new carers and 0 retirements



Volunteers working on Arum Lily at Boehm Springs



Volunteers working on Perennial Veldt Grass at Magnolia Road Reserve

Comments:

BOEHM SPRINGS: 25 bags of Arum Lily removed from site - Council collected. Worked on access track as was able to move weed front back and move to a new focus area after lunch. Kangaroo Apple and Blackwood seedlings regenerating in area near back fence. Lots of *Dianella Longifolia* noted in area sprayed for Yorkshire fog in Oct 2024.

ALTMANN RD: Sparaxis sprayed in August 2025 was alive but not in flower. Areas not sprayed were in flower. Cape Tulip sprayed was 90% dead, 10% alive and in flower. Volunteers worked on Monadenia in the core area where a variety of native Donkey and Spider Orchids are on display.

MOUNT RD: Native Plantain and Lilys on display after being liberated by annual grass spray in June

MAGNOLIA RD RESERVE: The spray on Perennial Veldt Grass in the weed front area was successful, separating the core area from the weediest area. Volunteers hand weeded in the core area at both the BAT and the corporate volunteering activity with Redeemer Lutheran College. No Greenhoods or Spider Orchids noted north of the walking track. Spider Orchids noted in core area.

WINTERS RD: No Bridal Creeper seen after spraying with site carer in July. Plantings looking green and growing over tree guards.

GOTTWALD RD: No Bridal Creeper seen after spraying with site carer in July. Olive grove looking free of annual grasses after spray in preparation for Olive BAT in April 2026.

Site activities during the quarter							
Date	**Sitecode**	**Site Name**	**Activity**	**OGW time (hrs)**	**Number of volunteers**	**Total hours (staff + vols)**	**Main weeds/tasks**
14/10/2025	BR003	BOEHM SPRINGS	MiniBAT	2.25	0	2.25	Yorkshire Fog, Annual Grasses
14/10/2025	BR006	ALTMANN RD	MiniBAT	3.5	2	10.5	Monadenia
14/10/2025	BR008	MOUNT RD	Support	0.5	0	0.5	Hazard Assessment
30/10/2025	BR007	MAGNOLIA RD RESERVE	BAT	9	3	45	Perennial Veldt Grass, Olive
5/11/2025	BR003	BOEHM SPRINGS	BAT	9.75	5	68.25	Arum Lily, Salvation Jane
2/12/2025	BR007	MAGNOLIA RD RESERVE	MiniBAT	2	3	8	Perennial Veldt Grass
11/12/2025	BR002	WINTERS RD	Support	1.75	0	1.75	Hazard Assessment
11/12/2025	BR009	GOTTWALD RD	Support	0.5	0	0.5	Hazard Assessment

On-ground Works Summary			
# BATs	2	**# Support visits**	3
# MiniBATs	3	**Total hours OGW (staff+vols)**	172.75

MATTERS FOR INFORMATION

6.7 WILLIAMSTOWN AND LYNDOCH LANDCARE GROUP INC. - MINUTES OF MEETING

Author: Executive and Project Support Officer
26/18715

The minutes of the Williamstown and Lyndoch Landcare Group Inc. meeting held 25 February 2026, are attached for information.

ATTACHMENTS

Attachment 1 Minutes - Williamstown and Lyndoch Landcare Group Inc - 25 February 2026

SUPPORTING REFERENCES

Nil

Meeting Minutes

PO Box 694
Lyndoch, SA 5351

Purpose **General Meeting**

Prepared by Terry Redman **Phone No.** 0418 857 915

Location Council Rooms, 29 Barossa Valley Way, Lyndoch, SA 5351 **Date** 25 February 2026

Attendees Angus Atkinson (Chair)
Terry Redman
Peter Henshaw
Don Wegener
Joerg Wiese

Quorum

Number of Ordinary members:	20% of Ordinary members	Attendees	Quorum[1] achieved?
11	2.8 (rounded up) **3**	5	**Yes**

Distribution All current & life members, Chris Kruger (Executive Assistant, Development and Environmental Services The Barossa Council) and Kim Thompson.

File 20260225_GeneralMeetingMinutes.docx

Item		Action by	Date Due
1	**Meeting Opened** 7.40 pm.		
2	**Apologies –** Nelly Van Der Lerssel, Margaret Puddy, Pam Cross, Elke Wiese, Tina Woods, Tracy Sinclair, Shirley Wegener.		
3	**Minutes of previous Meeting** held 26 November 2025. **Moved:** Don Wegener, **Seconded:** Peter Henshaw – **Carried unanimously**		
4	**Business Arising last meeting:** No business arising.		

WILLIAMSTOWN & LYNDOCH LANDCARE GROUP INC.
LANDCARE SOUTH AUSTRALIA

Meeting Minutes

4.1	**Actions now closed** Nil		
4.2	**Actions Still open:** **ACTION:** Action Plan - Review Objectives and Strategies for 2025	Tina Woods	Mar 26
	ACTION: BBBFM," Lets chat Barossa" Podcast Tracy Sinclair and Nelly Van Der Lerssel to contact BBBFM	Tracy Sinclair/ Nelly Van der Lerssel	Mar 26
5	**New Actions from Business arising this meeting:** **ACTION**: WLLG charity status – Review and Report back re requirements to register as a charity by Mar 2026	Tina Woods Tina Woods	Mar 26
6	**Correspondence IN-**		
	• **Friends of Parks and Nature SA -** • Wednesday Weekly mailout -03/12/2025*, 10/12/2025, 17/12/2025, 14/01/2026, 21/01/2026, 28/01/2026, 04/02/2026, 11/02/2026, 18/02/2026 *Birdlife Australia Birdata basics and beyond Course • **Northern and Yorke –** • 11/12/2025*, 09/02/2026 - Yakka News *Waterbug Bioblitz, attended By Angus and Terry • **LandcareSA.-** • 28/11/2025 - Quarterly Newsletter • **CBS Connect –** • December2025 Newsletter • **The Barossa Council –** • 05/12/2025, Amy Ruediger, International Volunteer Day • 09/12/2025, Kim Thompson, Annual Risk Assessment meeting • 02/02/2026, Antonia Sibbick, Request for renewal. Hire Permit: WLLG Lyndoch Library Meeting Room • 06/02/2026, Antonia Sibbick, Booking Hire Permit Approval • 16/12/2025, Amy Ruediger, Volunteering Barossa and Light		

WILLIAMSTOWN & LYNDOCH LANDCARE GROUP INC.
LANDCARE SOUTH AUSTRALIA

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	• 16/02/2026, Amy Ruediger, National Volunteering Week 2026/Grant Writing training, 17/03/2026 or 31/03/2026 for 1.5 hrs • **Green Adelaide** – • 17/12/2025 – Green Adelaide News December 2025 • 19/11/2025 – Volunteer Support e-News December2025 • 21/01/2026 – Green Adelaide News January 2026 • **Phillip Rapp** – • 15/12/2025 - Large Koala sighted at Reserve • **Environmental Solutions (Amanda Pearce)** • 22/01/2026 - Weed Control Budget for 2026 • **LandcareSA** – 30/01/2026 - Natalia Diaz • Member query from Jim Mitchell looking for Helen Bourne		
	Correspondence OUT – • **Angus Atkinson** – Correspondence with Amanda Pearce re Weed Control budget for 2026 • **Angus Atkinson** – Correspondence with Kim Thompson following Risk Assessment meeting		
7	**Chair Report –** • Nil		

WILLIAMSTOWN & LYNDOCH LANDCARE GROUP INC.
LANDCARE SOUTH AUSTRALIA

Meeting Minutes

8

Monthly Volunteer Hours Summary
(Details unavailable for meeting)

Tasks	FY26 YTD (to 27/11/25)		
1. Admin Duties (Committee Members)[2]	**20**		
2. Meetings, home & away	**24**		
3. Promotions. (Tours, demos, etc.)	**26**		
4. Propagation (Sowing, planting out, seed collection, etc.)	**0**		
5. Weed & Pest Control	**433**		
6. Construction & maintenance (Equipment, fencing, trails, buildings, etc.)	**87**		
7. Equipment design & manufacture (Seed boxes, displays, jigs, tools, etc.)	**17**		
8. Monitoring	**68**		
Totals	**674**		

9

Treasurers Report –

Report for November 2025 and February 2026 was presented by Terry Redman.

Moved: Joerg Wiess, **Seconded:** Don Wegener– **Carried unanimously**

WILLIAMSTOWN & LYNDOCH LANDCARE GROUP INC.
LANDCARE SOUTH AUSTRALIA

Meeting Minutes

Monthly Income & Expenditure – since last General Meeting

	NOV 25	DEC 25	JAN 26	**FEB 26 (as at 15/02/26)**
Balance Brought Forward	$ 11,559.01	$ 11,559.48	$ 11,559.97	$ 11,560.46
Income	$ 0.47	$ 0.49	$ 0.49	
Expenses	$ -	$ -	$ -	
End Month Balance	**$ 11,559.48**	**$ 11,559.97**	**$ 11,560.46**	**$ 11,560.46**

Account Balances – since last General Meeting

	NOV 25	**DEC 25**	**JAN 26**	**FEB 26 (as at 15/02/26)**
Administration	$ 1,422.76	$ 1,423.25	$ 1,423.74	$ 1,423.74
Credit Union Share	$ 2.00	$ 2.00	$ 2.00	$ 2.00
Project No.2 (Altona)	$ 10,134.72	$ 10,134.72	$ 10,134.72	$ 10,134.72
Total End Month Balance	**$ 11,559.48**	**$ 11,559.97**	**$ 11,560.46**	**$ 11,560.46**

Notes: Nil

10 **Petty Cash:** –
Balance $176.95

11 **Work Health and Safety:**
At the Annual Risk Assessment Meeting Kim Thompson advised potable water should be made available to all volunteers during Working bees and other events at the Reserve.
A 4-litre water container will be purchased and made available.

12 **Publicity:**

- **Facebook**
  - Regular updates continuing. 690 followers.
- **Lyndoch Grapevine**
  - Standing Advertisement
- **Willy Wagtail**
  - Standing Advertisement

WILLIAMSTOWN & LYNDOCH LANDCARE GROUP INC.
LANDCARE SOUTH AUSTRALIA

Meeting Minutes

13	**General Business:** The continued hot and dry conditions have meant little activity at the Reserve apart from pond maintenance. The necessity for working bees will continue to be weather dependent until significant rain falls. At the Annual Safety Review with Kim Thompson, a request to service the truck was sought. A follow up email has been sent to Kim who will arrange for the appropriate staff to action. A Weed Control Handbook was provided, which will be located on display in the Container. A number of Wire stemmed pin markers to assist in identifying areas/plants for later action was also provided.		
14	**Key Dates for 2026**– Nil		
15	**Next Meeting –** The next Meeting will be Wednesday 25th March 2026, Council Rooms, 29 Barossa Valley Way, Lyndoch, SA.		
16	**Meeting Closed:** .7.52 pm		

Notes-

1. Under the Constitution dated 26 June 2025 – A **quorum** (that is the minimum number of members that must be present at a general meeting to make the proceedings of that meeting valid) shall be determined as 20% of the number of Ordinary Members.

	Name	**Signature**	**Date**
Member who presided over the meeting which these minutes record:		I confirm that these minutes are an accurate record of the proceedings of the meeting:	
Member who presided at the meeting where these minutes are confirmed:			

MATTERS FOR INFORMATION

6.8 DISABILITY ACCESS AND INCLUSION PLAN 2020-2025 - FINAL REPORTING

Author: Community Development Officer
26/18720

Under the Disability Inclusion Act 2018 (SA), councils are required to develop and implement a Disability Access and Inclusion Plan (DAIP) and report annually on progress to the Department of Human Services (DHS).

For the 2025 calendar year, Council's Community Development team prepared the following reports outlining progress against the actions within its DAIP and contributions towards the State Disability Inclusion Plan. These reports were endorsed by the Director of Development and Community Services.

2025 Annual Reporting for the State Disability Inclusion Plan

A survey response was submitted to DHS on 12 February 2026. The reporting format focused on progress toward the development of Council's updated DAIP following the release of the State Disability Inclusion Plan 2025-2029 in August 2025. The submission advised that Council's updated DAIP would be endorsed and submitted to the Minister by 30 June 2026.

A supporting project report (Attachment 1) for the recent playground updates in Eden Valley and Springton was also provided to DHS. This report highlighted the inclusion of accessible features, co-design with community and the installation of first aided communication boards within Council playspaces.

2025 Report on Actions for the Disability Access and Inclusion Action Plan

Council's annual report (Attachment 2) outlining progress against the actions in the current DAIP, was submitted to DHS on 4 March 2026.

Table 1: Snapshot of final deliverables for this DAIP.

Total number of DAIP Deliverables	**75**
Completed	70
Delayed or deferred	5

ATTACHMENTS

Attachment 1 Playground Upgrades and Accessibility - Project Report - Community Development - December 2025

Attachment 2 2025 Report on Actions - Disability Access and Inclusion Plan - DAIP - The Barossa Council

SUPPORTING REFERENCES

Nil

Project Report – Community Development

Playground Accessibility

DAIP Objective – Accessible Communities

Improve access to public open spaces.

Action 3-14.3: Identify opportunities to create continuous accessible paths of travel to key points such as barbeques, toilets, seating and play equipment.

Action 3-14.6: When replacing or upgrading play spaces consider the incorporation of accessible equipment and inclusive spaces for example, accessible play items, sensory gardens etc.

Playground Features for Eden Valley and Springton Upgrades

- Augmentative and Alternative Communication (AAC) board
  - Aided Communication
  - Quick Chat
- Key Word Sign board
- Accessible pathways to play equipment spaces and common areas
- Accessible swing

Council Team

- Zana Irwin, Project Manager
- Natalie Mudge, Community Development Officer

Co-Design Partners in Community

- Stephanie Woortman, Community Relationships, Keira Stone Speech Pathology
- Greg Kokegei, Disability Access & Inclusion Advisory Group member, caregiver
- Kathy Evans, Teacher of the Deaf/Auslan teacher

Co-Design Acknowledgement

The partners in community supported with fantastic wisdom from their lived experience and practitioner knowledge through meetings and email communication with the Council team. Special thanks to Keira and Stephanie for their in-kind contribution.

Quote from Kathy: "*Sooooo excited to see this coming to fruition.*"

About Aided Communication Boards

The board features pictures, symbols, and illustrations, which are a form of Augmentative and Alternative Communication (AAC) designed to help individuals with limited verbal skills express themselves and interact with others. It also includes Quick Chat for efficient communication to support autistic children.

The communication boards are for everyone and help in:

- Supporting inclusive communication and shared understanding.
- Allowing users to point to pictures to indicate needs, feelings, and desired activities.
- Encouraging social interactions between peers.
- Raising awareness about different communication methods and promoting an inclusive environment in public spaces.

About Key Word Sign

For children and adults with communication difficulties, Key Word Sign is a great way to encourage speech, language, and communication development. It uses a core vocabulary of words, and each word (or concept) is matched to an Auslan hand sign.

Outcomes Achieved

- Increased communication access for children and families in local play spaces.
- Improved internal learnings for capital project delivery.
- Children with disability have access key play equipment which provides increased opportunity for peer connection.

Project Learnings

Braille Considerations

The use of Braille was considered, however, an Orientation and Mobility Specialist from the SA School and Services for Vision Impaired provided feedback that Braille users would not use the communication boards in that way.

Tactile maps were suggested as a more suitable way to support people who are blind or have low vision.

Signage Location

Location should be considered in the early design phase to meet universal design practices alongside building code standards around fall risks. These include:

- Placement near the main play area to maximise opportunities for communication.
- Positioning for the individual to point to the picture and see the play in action.

References

Specification 15 Braille and tactile signs | ABCB
SCOPE_Park-Playground-Boards_Installation-Recommendations-2210.pdf
Videos - Resources - Stone Speech Pathology
ArcGIS - Create a tactile map | Documentation

Public Information on Council Website

Eden Valley Playground • The Barossa Council
Springton Playground • The Barossa Council
Double the fun • The Barossa Council



Image 1: Eden Valley – Playground Opening – 7 December 2025

Report Date: 23 December 2025

Development and Community Services

THE BAROSSA COUNCIL: DISABILITY ACCESS AND INCLUSION PLAN 2020-2025

2025 REPORT ON ACTIONS

This is the final report on this Plan. A new Disability Access and Inclusion Plan will be developed by The Barossa Council in 2026.

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

State Disability Inclusion Plan: Reporting to the Minister of Human Services

2025 annual reporting survey

This survey collected key information on the progress, approach, and readiness in developing the Disability Access and Inclusion Plan (DAIP) and implementing the objectives of the State Disability Inclusion Plan 2025–2029 (State Plan).

Status of the DAIP is noted as Developing: developing actions, identifying relevant data, assigning responsibilities, or setting timeframes within the DAIP actions table.

The expected timeframe is 30 June 2026 for the publishing of the DAIP to align with Council endorsement of the Wellbeing and Inclusion Strategy.

Two key highlights from 2025 for access and inclusion in the Council region included:

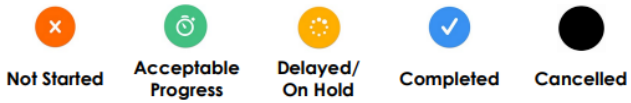
- Inaugural communication access boards in 2 playground upgrades - refer to Playground Accessibility - Project Report 2025.
- Barossa Park - installation of the first lift at a council venue.

Systemic issues identified in the current development of the new Disability Access and Inclusion Plan included:

- The need for clearer and earlier state-level guidance.
- Consideration of timeframes that consider Local Government planning cycles.

Community Development is supporting meaningful engagement with people with disability as a central principle to the development and implementation of DAIP.

The 2025 State Disability Inclusion Plan Survey fulfils the Council's reporting obligations under the Act and was submitted to the Department for Human Services on X February 2026.



Development and Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

Actions completed in 2025 for the Council DAIP

The 2025 Report on Actions covers actions completed in relation to the Council's DAIP 2020-2025. They are separate to the mandatory reporting to the Minister.

It is also noted, in 2025, Community Development resourcing was directed to the Wellbeing Project and development of the Wellbeing Network and Wellbeing and Inclusion Strategy 2026-2030. The Wellbeing Project will provide innovative and effective council and community wide support for access and inclusion in a strong and sustainable format. Project work on the DAIP actions was paused with limited support for access and inclusion.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

State Disability Inclusion Plan - THEME 1: Inclusive communities for all

Social inclusion is a priority for people living with disability as it affects all aspects of their lives. It is our aim that the contributions and rights of people living with disability are valued and understood by all South Australians and that their rights are promoted, upheld and protected. We also want to ensure that people living with disability are supported to advocate for their own rights.

Action TBC-1-03: Build on existing community and Council programs, projects and events to increase access and inclusion opportunities.

#	Deliverable	Lead	Partner	Status	2025 Update
1-03.1	Identify relevant community initiatives and an appropriate role for Council involvement.	Community Services	Various Portfolios	✓	▪ Project work by Community Development was paused in 2025. Resourcing was directed to the Wellbeing Project and development of the Wellbeing Network and Wellbeing and Inclusion Strategy 2026-2030. ▪ Library Services: ▪ **Working towards a Dementia-Friendly Community** o Changed to colour contrast signage at our Nuriootpa Library o National Dementia Helpline resources display o Participated in Dementia Action Week by promoting awareness of dementia ▪ **Accessible keyboards/scanners** Each library branch has a public computer with an accessible keyboard and library card scanner. ▪

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

					▪ **Dungeons and Dragons/Gaming groups** The library hosts 2 Dungeon and Dragon Groups which are community led with a strong youth attendance. All community members are welcome, and it especially facilitated as a safe and inclusive activity. ▪ **Large Print collection refresh** ▪ **Sensory components in children's programs** Supported by local speech pathology provider, design improvements were implemented in the early years programs to be more inclusive and accessible for all participants through visual supports, modified language presentation or sensory activities to support regulation, such as egg chairs with covers and tents. ▪ **Development of a social story** Going to the Nuriootpa Library ▪ Barossa Bushgardens: ▪ Targeted programs/sessions are offered and can be adapted to different sensory/cognitive abilities. ▪ Year 11 students undertook a semester project to upgrade the Nature Trail in the Nature Play area, including making the whole trail wheelchair accessible. ▪ Increase in requests for booking of the wheelchair and mobility walker from webpage Accessibility | Barossa Bushgardens

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

#	Deliverable	Lead	Partner	Status	2025 Update
					▪ Arts and Culture: ▪ Commencement of development of Accessible and Inclusive Tourism Project Plan to support delivery across Activities 1-4 of DAIP. With the Barossa Creative Industries Centre redevelopment of Barossa Regional Gallery, the planning and audit phase of the Project Plan is extended to end of 2026. The Project Plan aims to audit the current state of Accessible and Inclusive Tourism alongside best practice accessible tourism benchmarks and resources across all Activity areas and provide recommendations for shared and activity specific actions within specific timeframes and identified funding opportunities.

Action TBC-1-04: Facilitate inclusive community events.

#	Deliverable	Lead	Partner	Status	2025 Update
1-04.2	Conduct an audit of Council venues and provide information about level of accessibility in venue hire information.	Community Services	Corporate Services, Strategy & Innovation		▪ Deferred.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

Action TBC-1-05: Facilitate local involvement in inclusive programs.

#	Deliverable	Lead	Partner	Status	2025 Update
1-05.1	Promote, inform and encourage participation in inclusion projects.	Community Services		✓	▪ The Barossa Creative Industries Centre Working Group has developed a small group of community stakeholders, brought together to provide support and advice in relation to the development of the facility. The group's structure was designed to bring informed perspectives from a broad cross-section of community members. There is a focus on expertise that relates to arts and cultural development, but a range of other perspectives are desirable including tourism, local industry, access and inclusion, heritage, education, community development, health and hospitality. A group that fairly reflects a range of ages, gender, geographic spread and social diversity was also targeted as well as the BCIC's Aboriginal Cultural Advisor for the project. ▪ Project work by Community Development was paused in 2025. Resourcing was directed to the Wellbeing Project and development of the Wellbeing Network and Wellbeing and Inclusion Strategy 2026-2030.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

Action TBC-1-08: Provide appropriate training to staff, elected members and volunteers regarding effective communication and engagement with people with disability.

#	Deliverable	Lead	Partner	Status	2025 Update
1-08.1	All frontline staff to be trained in disability awareness.	People & Culture	Community Services	✓	▪ Dementia Australia Training - January 2025 Volunteering Services, Library Staff, Barossa Bushgardens and Volunteers involved in the Nature and Natter Program. ▪ Visitor Services – Guide Dogs Human Guide Training – September 2025.
1-08.2	All staff to progressively attend disability awareness sessions.	People & Culture	Community Services	✓	▪ Disability Awareness Training offered to all registered volunteers and shared with our volunteer involving organisations. ▪ New Aged Care Act Volunteer Information and Training Session- September 2025 – providing information for volunteer drivers around stronger whistleblower protections, code of conduct, and knowledge of respectful and safe care. It also offered steps to take if they feel that a transport consumer needed additional support in the aged care system. ▪ Plain and Easy English Training- Volunteering Services Team - July 2025.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

#	Deliverable	Lead	Partner	Status	2025 Update
1-08.4	Raise awareness of the DAIP at all new staff member and volunteer inductions.	People & Culture	Community Services	✓	▪ DAIP awareness introductory training is included in induction via SkyTrust system and was completed by 36 staff in 2025. ▪ Volunteering Services will review induction processes in 2026 with a view to aligning with the new DAIP and strengthen awareness of its purpose.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

State Disability Inclusion Plan - THEME 2: Leadership & Collaboration

People living with disability want to have a greater role in leading and contributing to government and community decision-making. It is our aim that the perspectives of people living with disability are actively sought and that they are supported to participate meaningfully in government and community consultation and engagement activities.

Action TBC-2-01: Link the Community and relevant stakeholders to the Council DAIP.

#	Deliverable	Lead	Partner	Status	2025 Update
2-01.2	Provide practical opportunities for DAI Advisory Group members to be involved in implementation of the DAIP: *2-01.2a Infrastructure audits* *2-01.2b Identifying and reporting access and inclusion issues that need to be addressed* *2-01.2c Reviewing Council documents and providing advice about access improvements* *2-01.2d Advising on accessible community events and engagement activities* *2-01.2e Having input into planning and capital works projects*	Community Services		✓	▪ While the DAI Advisory Group has been active over the period of the DAIP, it was paused in March 2025. ▪ Project work and resourcing was directed to the Wellbeing Project and development of the Wellbeing Network and Wellbeing and Inclusion Strategy 2026-2030. ▪ This will include transitioning to a broader access and inclusion advisory group for the Wellbeing Network and district planning. Members of the DAI Advisory Group completed a tour in March 2025 at the new Barossa Park, Lyndoch, to see many accessibility inclusions in the build and to provide feedback to the Director of Infrastructure & Engineering Services. Playground Upgrades Refer to Attachment – Playground Accessibility – 2025 Project Report.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

Action TBC-2-03: Young people living with disability will be supported to actively participate in youth leadership programs.

#	Deliverable	Lead	Partner	Status	2025 Update
2-03.1	There will be participation by young people living with disability in Council's youth leadership program.	Community Services	Library Services		Deferred. ▪ The Wellbeing and Inclusion Strategy 2026-2030 will include consultation with young people with disability and a strong focus on youth with development and implementation of lifespan action plans.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

State Disability Inclusion Plan - THEME 3: Accessible Communities

The accessibility of the built environment, quality services and information is key to ensuring people living with disability are included and have the opportunity to equally participate in all aspects of community life. It is our aim to increase accessibility to public and community infrastructure, transport, services, information, sport and recreation and the greater community.

Action TBC-3-04: Council Information Technology is provided in accessible formats.

#	Deliverable	Lead	Partner	Status	2025 Update
3-04.3	Investigate voice activated technology for services.	Community Services	Corporate Services, Strategy & Innovation	✕	Deferred.
3-04.4	Investigate hearing loop technology for main Council customer service points.	Community Services	Corporate Services, Strategy & Innovation	✕	Deferred.

Action TBC-3-07: Address disability access issues in relation to Council owned buildings, including community managed facilities.

#	Deliverable	Lead	Partner	Status	2025 Update
3-07.1	Addressing access issues that meet legislative requirements and community health and well-being objectives, as per the Community Plan, will be prioritised.	Community Services	Infrastructure & Engineering Services	✓	Enduring commitment for legislative requirements. ▪ Project work and resourcing was directed to the Wellbeing Project and development of the Wellbeing Network and Wellbeing and Inclusion Strategy 2026-2030. ▪ This will include transitioning to a broader access and inclusion advisory group for the Wellbeing Network and district planning.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

#	Deliverable	Lead	Partner	Status	2025 Update
3-07.5	Identify opportunities to progressively provide charge points for gophers and electric wheelchairs at Council sites.	Infrastructure & Engineering Services	Community Services		▪ Multi-purpose vehicle charging needs have been considered, including motorised wheelchairs, e-bikes and electric vehicles. Future initiatives are being explored, including analysis of community demand and resourcing.

Action TBC-3-08: Identify and address inclusive recreation needs of the community.

#	Deliverable	Lead	Partner	Status	2025 Update
3-08.1	Address inclusive recreational needs as part of the Big Project engagement and master planning process.	Infrastructure & Engineering Services	Community Services		▪ Award winning facility Barossa Park met legislated requirements for access and inclusion, including installation of the first lift at a council venue.

Action TBC-3-12: All Council capital works projects will consider Disability Discrimination Act 1992 (DDA) compliance issues and apply the principles of the Barossa DAIP Action Plan.

#	Deliverable	Lead	Partner	Status	2025 Update
3-12.1	Project briefs to reference DDA compliance.	Infrastructure & Engineering Services	Community Services		Enduring commitment.
3-12.2	New facilities and initiatives will incorporate access and inclusion needs and respond to legislative obligations of the DDA.	Infrastructure & Engineering Services	Community Services		Enduring commitment.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

#	Deliverable	Lead	Partner	Status	2025 Update
3-12.3	Identify opportunities to upgrade footpaths, ramps, refuge islands and crossings to meet access guidelines where possible.	Infrastructure & Engineering Services	Community Services	✓	Enduring commitment. ▪ Footpath upgrades as targeted new works for service level improvements have been budgeted for financial year 2026-2027 and will be DDA compliant.
3-12.4	Develop a Tactile Ground Surface Indicators (TGSI) Policy outlining best use in the public realm.	Infrastructure & Engineering Services	Community Services	✓	Enduring commitment.
3-12.5	Consider the installation of additional refuge islands or pedestrian crossings where possible.	Infrastructure & Engineering Services	Community Services	✓	Enduring commitment.
3-12.6	Investigate areas where lighting can be improved to address access issues.	Infrastructure & Engineering Services	Community Services	✓	Enduring commitment.

Action TBC-3-13: Ensure ongoing future compliance by incorporating Disability Discrimination Act 1992 (DDA) in all future capital works performed by external contractors and apply the principles of the Barossa DAIP Action Plan.

#	Deliverable	Lead	Partner	Status	2025 Update
3-13.1	Review relevant Council contracts and work orders.	Infrastructure & Engineering Services	Community Services	✓	Enduring commitment.

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

#	Deliverable	Lead	Partner	Status	2025 Update
3-13.2	Project briefs and contracts to reflect compliance with DDA and relevant Australian standards.	Infrastructure & Engineering Services	Community Services	✓	Enduring commitment.
3-13.3	Tender documents to show compliance with DDA requirements.	Infrastructure & Engineering Services	Community Services	✓	Enduring commitment.

Action TBC-3-14: Improve access to public open spaces.

#	Deliverable	Lead	Partner	Status	2025 Update
3-14.1	Identify opportunities to improve access to public open spaces.	Community Services	Infrastructure & Engineering Services	✓	Enduring Commitment. ▪ Playground Upgrades at Springton and Eden Valley ▪ Refer to Attachment – Playground Accessibility – 2025 Project Report.
3-14.2	All new park facilities to provide adequate access.	Infrastructure & Engineering Services	Community Services	✓	Enduring commitment.
3-14.3	Identify opportunities to create continuous accessible paths of travel to key points such as barbeques, toilets, seating and play equipment.	Infrastructure & Engineering Services	Community Services	✓	Enduring Commitment. ▪ Playground Upgrades at Springton and Eden Valley ▪ Refer to Attachment – Playground Accessibility – 2025 Project Report.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

#	Deliverable	Lead	Partner	Status	2025 Update
3-14.4	Identify opportunities to improve disability signage throughout the Council area and at Council facilities.	Infrastructure & Engineering Services	Community Services	✓	Enduring Commitment.
3-14.5	New street furniture will be designed within disability access guidelines.	Infrastructure & Engineering Services	Community Services	✓	Enduring Commitment.
3-14.6	When replacing or upgrading play spaces consider the incorporation of accessible equipment and inclusive spaces for example, accessible play items, sensory gardens etc.	Infrastructure & Engineering Services	Community Services	✓	Enduring Commitment. ▪ Playground Accessibility – the first alternative communication boards for the Barossa were installed in playground upgrades at Eden Valley and Springton. - Refer to Attachment – Playground Accessibility – 2025 Project Report.
3-14.7	Provide opportunities for input from the Disability Access & Inclusion Advisory Group on all existing infrastructure and new projects.	Community Services	Infrastructure & Engineering Services	✓	Enduring Commitment.

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

State Disability Inclusion Plan - THEME 4: Learning & Employment

Workforce participation is fundamental to social inclusion. It provides economic independence and choice, social connections and friendships, value, identity and belonging. It is our aim that people living with disability have access to inclusive places of study and that education and training provides pathways to meaningful and inclusive employment and volunteering opportunities.

Action TBC-4-02: Provide meaningful volunteering opportunities for people with disability.

#	Deliverable	Lead	Partner	Status	2025 Update
4-02.2	There will be participation by volunteers with disability on Council's Disability Access and Inclusion Advisory Group.	Community Services	Volunteering Services	✓	Other volunteering activities that supported access and inclusion: ▪ An easy read volunteer application form and volunteer position description was created in 2025 to support a person with disability to register in a Council volunteer program. ▪ In 2025 there were 6 support workers inducted to support people with disability to participate in Council volunteer programs.

Actions completed in previous years

✓	**Action TBC-1-01: Council policies, procedures and guidelines will consider the needs of people with disability.**	
1-01.1	Council meetings will be clearly communicated.	Governance & Office of the Mayor & CEO
1-01.2	Encourage proposals from the community to be presented to Council regarding access and inclusion issues and concerns.	Community Services
1-01.3	Venues in which Council meetings are held will be accessible and encourage participation of people with disability.	Community Services
1-01.4	Encourage participation of people with disabilities, their carers, service providers and community members on the DAI Advisory Group.	Community Services

✓	**Action TBC-1-02: Promote Council's achievements in providing and improving access and inclusion to the community and relevant stakeholders**	
1-02.1	Develop and implement a Disability Access and Inclusion Plan (DAIP) marketing plan.	Community Services

✓	**Action TBC-1-04: Facilitate inclusive community events.**	
1-04.1	Develop a DAIP checklist for event and venue hire applications.	Community Services

✓	**Action TBC-1-06: Increase community awareness around access and inclusion consideration.**	
1-06.1	Identify and establish partnerships with relevant stakeholders, eg NDIS Local Area Coordinator (LAC), Regional Development Australia (RDA), service providers etc.	Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

✓	**Action TBC-1-07: Support local businesses to assist them in increasing access to their services.**	
1-07.1	Enduring commitment. Liaise with local businesses and provide guidelines encouraging Disability Discrimination Act 1992 (DDA*) compliance.	Development Services
1-07.2	Facilitate opportunities for input from the Disability Access & Inclusion (DAI) Advisory Group.	Community Services

✓	**Action TBC-1-08: Provide appropriate training to staff, elected members and volunteers regarding effective communication and engagement with people with disability.**	
1-08.3	Ensure staff, elected members, and volunteers have an understanding of the DAIP and Disability Discrimination Act (DDA) obligations.	People & Culture

✓	**Action TBC-2-01: Link the Community and relevant stakeholders to the Council DAIP.**	
2-01.1	Establish a DAIP Advisory Group to advise, monitor, evaluate and review Council's DAIP and make recommendations to management as appropriate.	Community Services

✓	**Action TBC-2-02: Provide administrative support to the DAIP Advisory Group.**	
2-02.1	Establish a position for a Council social inclusion and access officer, to support the DAIP Advisory Group.	Community Services

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

✓	**Action TBC-3-01: The Disability Access and Inclusion Plan (DAIP) will be accessible to people with disability.**	
3-01.1	Hard copies of the DAIP will be available at key customer service points (in Arial font and set at the recommended minimum size of 12pt).	Community Services
3-01.2	The DAIP will be available on The Barossa Council website.	Community Services

✓	**Action TBC-3-02: Link the DAIP to all areas of Council.**	
3-02.1	Ensure the Corporate Plan is inclusive regarding obligations under all relevant statutes and standards.	Corporate Services, Strategy & Innovation

✓	**Action TBC-3-03: Council published information will support and inform people with disability.**	
3-03.2	Documents that comply with disability accessible standards will be readily available at Council facilities.	Community Services

✓	**Action TBC-3-04: Council Information Technology is provided in accessible formats.**	
3-04.1	Council website meets the standards of the Australian Government Web Content Accessibility Guidelines (WCAG) for government websites.	Corporate Services, Strategy & Innovation
3-04.5	Progressively make available adaptive technology, for example, screen magnifiers, alternative keyboards.	Corporate Services, Strategy & Innovation

✓	**Action TBC-3-05: Disability Discrimination Act 1992 (DDA) requirements will be integrated into the development approval process and will reflect the principles of the Barossa DAIP Action Plan.**	
3-05.1	Ensure that any application for government, commercial and industrial buildings meet DDA requirements.	Development Services
3-05.2	Inform builders and developers of access obligations pursuant to the DDA and the National Construction Code (NCC).	Development Services
3-05.3	Development Services staff will remain informed of changes to standards and legislation and will engage with the Disability Access and Inclusion Advisory Group.	Development Services

✓	**Action TBC-3-06: Conduct audit of customer service areas of Council to identify issues and plan for improved access.**	
3-06.1	Lower a portion of front counters to enable access by wheelchair users.	Corporate Services, Strategy & Innovation
3-06.2	Improve signage.	Corporate Services, Strategy & Innovation
3-06.3	Improve entrance way into main building.	Corporate Services, Strategy & Innovation

✓	**Action TBC-3-07: Address disability access issues in relation to Council owned buildings, including community managed facilities.**	
3-07.2	Access issues will be addressed in accordance with relevant Australian standards such as Disability (Access to Premises – Buildings) Standards 2010 and Disability Discrimination Act 1992 (DDA) obligations.	Infrastructure & Engineering Services
3-07.3	Provide advice and support that assists in improving DDA compliance for groups renting or leasing Council property.	Corporate Services, Strategy & Innovation

3-07.4	Establish evacuation plans that consider people with disability and ensure relevant staff are aware of these procedures.	Corporate Services, Strategy & Innovation
3-07.6	Provide opportunities for input from the Disability Access & Inclusion Advisory Group on existing buildings and proposed works.	Infrastructure & Engineering Services

✓	**Action TBC-3-09: Identify access issues and opportunities for community emergency response procedures to ensure vulnerable people are considered.**	
3-09.1	Address disability access & inclusion issues and opportunities through the Local Emergency Risk Management Project.	Corporate Services, Strategy & Innovation
3-09.2	Provide opportunities for input from the Disability Access & Inclusion Advisory Group on all new projects.	Corporate Services, Strategy & Innovation

✓	**Action TBC-3-10: Accessible transport options need to be available where and when appropriate.**	
3-10.1	Provide inclusive accessible transport options for our community.	Community Services

✓	**Action TBC-3-11: Provide Disability Discrimination Act 1992 (DDA) compliant access to all Council visitor services properties and facilities and apply the principles of the Barossa DAIP Action Plan.**	
3-11.1	Investigate adequacy of accessible facilities at peak visitor times.	Visitor Services
3-11.2	Where appropriate, integrate access recommendations in the South Australian Tourism Plan 2015-2020 into Council's DAIP.	Visitor Services
3-11.3	Provide opportunities for input from the Disability Access & Inclusion Advisory Group.	Community Services

✓	**Action TBC-3-12: All Council capital works projects will consider Disability Discrimination Act 1992 (DDA) compliance issues and apply the principles of the Barossa DAIP Action Plan.**	
#	**Deliverable**	**Lead**
3-12.7	Provide opportunities for input from the Disability Access & Inclusion Advisory Group on all existing infrastructure and new projects.	Infrastructure & Engineering Services

✓	**Action TBC-4-01: Provide an equal opportunity workplace.**	
4-01.1	Council recruitment and employment processes will be reviewed to eliminate all areas of possible discrimination.	People & Culture
4-01.2	Council employment interview panels to be aware of Disability Discrimination Act 1992 (DDA) obligations.	People & Culture
4-01.3	Ensure that physical access and communication assistance is provided in interview processes as appropriate.	People & Culture
4-01.4	Advertise employment opportunities in inclusive formats and locations.	People & Culture
4-01.5	Advertisements for positions are Equal Employment Opportunity (EEO) compliant.	People & Culture
4-01.6	Investigate grant opportunities for inclusive employment.	People & Culture
4-01.7	Where practicable, ensure that worksites are accessible and usable for people with disability.	People & Culture
4-01.8	Develop a staff mental health and well-being policy.	People & Culture

✓	**Action TBC-4-02: Provide meaningful volunteering opportunities for people with disability.**	
4-02.1	There will be volunteering opportunities for people with disability at the Barossa Bushgardens.	Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

✓	**Action TBC-4-02: Provide meaningful volunteering opportunities for people with disability.**	
4-02.3	Opportunities for volunteering by people with disability in other areas of Council operations will be explored.	Community Services

Prepared by Natalie Mudge, Community Development Officer.

Endorsed by Director of Development and Community Services on 3 March 2026.

Submitted to Department of Human Services on 4 March 2026.

Content Manager Reference: 26/17410

Attachments: Playground Upgrades and Accessibility Report - 26/15667

Not Started | Acceptable Progress | Delayed/ On Hold | Completed | Cancelled

Development and Community Services

2025 Report – Disability Access and Inclusion Plan 2020-2025 – The Barossa Council

Additional information:

Disability Discrimination Act 1992 (DDA)

The DDA makes it illegal to discriminate (directly or indirectly) against someone for having a disability, in the following areas of life, for example:

- **Employment**
  When someone is trying to get a job, equal pay or promotion.
- **Education**
  When enrolling in a school, TAFE, university or other institution.
- **Access to buildings used by the public**
  Libraries, places of worship, government offices, hospitals, restaurants, shops or other premises used by the public.
- **Provision of goods, services and facilities**
  When a person wants goods or services from shops, pubs, entertainment venues, cafes, banks, lawyers, government departments, doctors, hospitals, and so on.
- **Accommodation**
  When renting (or trying to rent) a room in a boarding house, flat, unit or house.
- **Buying land**
  Buying a house, a place for a group of people, or a drop-in centre.
- **Activities of clubs and associations**
  Wanting to enter or join a registered club (such as a sports club, RSL or fitness centre), or when a person is already a member.
- **Sport**
  When playing or wanting to play a sport.
- **Administration of Commonwealth Government laws and programs**
  When seeking information on government entitlements, trying to access government programs, wanting to use voting facilities.

DEBATE REPORT

7.1 Office of the Mayor and CEO

7.1.1 MOUNT PLEASANT TALUNGA PARK BUSINESS CASE FOR FOOTBALL SERVICE LEVELS AT TALUNGA PARK AND MASTERPLAN UPDATE

Author: Chief Executive Officer
26/19263

PURPOSE

To endorses the engagement plan as requested by Council at its meeting of 17 February 2026 regarding the Talunga Park Business Case for Football Service Levels at Talunga Park and Masterplan Update.

RECOMMENDATION

That Council having reviewed the consultation plan at Attachment 1, approve it for the requested community consultation for the Business Case for Football Service Levels at Talunga Park and Masterplan Update.

REPORT

Background
Council requested a business case for the expansion of football services at Talunga Park which was tabled with Council at its meeting of 17 February 2026. The Council determined, among other things, to undertake a consultation process before making any further decisions as to the long term uses at the park.

Introduction
As instructed a program of consultation has been developed.

Discussion
The proposed consultation model is presented at Attachment 1.

The business case will be provided in full noting the following material change to that presented at the Council's meeting of 17 February 2026.

The 10-year current settings in the long term financial plan (LTFP) presented a 40 year total in the total column, where as it should have been a 10 year total. The original and revised table is below and will be updated in the released document in the relevant locations.

This has no effect on the option analysis as the tables and calculation for the net present value of each option are based on the updated modelling for each of the options and those tables are not impacted by the base funding in the LTFP.

Original Table

THE BAROSSA COUNCIL

Financial Modelling - 40 Year Generational Model

Mount Pleasant Service Level Changes - January 2026

PROJECT YEARLY COST NET (GST Exclusive)		Year 0	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Total
Financiall Year Ending 30 June		2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	
NI - Income	Total Funding External	-	-	-	-	-	-	-	-	-	-	-	-
NI - Capital	Total Capital	-	322,989	-	-	-	-	-	-	-	-	-	322,989
NI - Operating	Net Operating	-	(32,054)	(61,586)	(63,187)	(64,830)	(66,515)	(68,245)	(70,019)	(71,840)	(73,707)	(75,624)	(571,983)
	Project Annual Position - Surplus/(Deficit)	-	(355,043)	(61,586)	(63,187)	(64,830)	(66,515)	(68,245)	(70,019)	(71,840)	(73,707)	(75,624)	(894,971)
	Project Cumulative - Surplus/(Deficit)	-	(355,043)	(416,628)	(479,815)	(544,645)	(611,160)	(679,405)	(749,424)	(821,264)	(894,971)	(970,595)	(894,971)
	Projected General Rating Revenue	34,375,789	36,197,706	38,007,591	39,812,952	41,604,534	43,372,727	44,999,204	46,686,675	48,437,425	50,253,828	51,887,078	423,748,432
	Projected Rating Percentage Operating Impact		0.09%	0.16%	0.16%	0.16%	0.15%	0.15%	0.15%	0.15%	0.15%	0.15%	0.21%
40 Year Funding Requirements & Financial Outcomes													
Capital Expenditure - Creative Industries Centre - Future Capital Replacement													
	Capital Upgrade Oval	-	202,950	-	-	-	-	-	-	-	-	-	-
	Capital New - Equestrian	-	120,039	-	-	-	-	-	-	-	-	-	
	Capital Maintenance	-	-	-	-	-	-	-	-	-	-	-	
Total - Capital Expenses - Future Capital Replacement		-	322,989	-	-	-	-	-	-	-	-	-	-
All Operating Revenue and Expenses below are *additional* ie., a result of the new initiative (with GST excluded) and do not include previous normal level operations													
Net Operating Result Profit/(Loss)		-	(32,054)	(61,586)	(63,187)	(64,830)	(66,515)	(68,245)	(70,019)	(71,840)	(73,707)	(75,624)	(4,142,676)
Total Operating Revenue		-	3,500	3,591	3,684	3,780	3,878	3,979	4,083	4,189	4,298	4,410	231,689
Total Operating Expenses		-	35,554	65,177	66,871	68,610	70,394	72,224	74,102	76,029	78,005	80,033	4,374,364
Operational													
Operating Revenue													
	Lease Fees	-	3,500	3,591	3,684	3,780	3,878	3,979	4,083	4,189	4,298	4,410	231,689
Operating Expenses													
	Depreciation	-	8,075	8,285	8,500	8,721	8,948	9,180	9,419	9,664	9,915	10,173	731,702
	Oval Maintenance Costs for New Service Level	-	11,686	28,775	29,523	30,291	31,078	31,886	32,715	33,566	34,439	35,334	1,840,184
	Equestrian Arena Costs fo New Service Level	-	7,408	18,241	18,715	19,202	19,701	20,213	20,739	21,278	21,831	22,399	1,166,528
	Increased Civil Works	-	886	2,181	2,238	2,296	2,356	2,417	2,480	2,544	2,610	2,678	139,474
	ESL Levy	-	500	513	526	540	554	568	583	598	614	630	33,098
	Electricity Consumption	-	1,000	1,026	1,053	1,080	1,108	1,137	1,166	1,197	1,228	1,260	66,197
	Materials Water	-	5,000	5,130	5,263	5,400	5,541	5,685	5,832	5,984	6,140	6,299	330,984
	Insurance	-	1,000	1,026	1,053	1,080	1,108	1,137	1,166	1,197	1,228	1,260	66,197

Corrected Table

THE BAROSSA COUNCIL

Financial Modelling - 40 Year Generational Model

Mount Pleasant Service Level Changes - January 2026

PROJECT YEARLY COST NET (GST Exclusive)		Year 0	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6	Year 7	Year 8	Year 9	Year 10	Total
Financiall Year Ending 30 June		2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	
NI - Income	Total Funding External	-	-	-	-	-	-	-	-	-	-	-	-
NI - Capital	Total Capital	-	322,989	-	-	-	-	-	-	-	-	-	322,989
NI - Operating	Net Operating	-	(32,054)	(61,586)	(63,187)	(64,830)	(66,515)	(68,245)	(70,019)	(71,840)	(73,707)	(75,624)	(647,607)
	Project Annual Position - Surplus/(Deficit)	-	(355,043)	(61,586)	(63,187)	(64,830)	(66,515)	(68,245)	(70,019)	(71,840)	(73,707)	(75,624)	(970,595)
	Project Cumulative - Surplus/(Deficit)	-	(355,043)	(416,628)	(479,815)	(544,645)	(611,160)	(679,405)	(749,424)	(821,264)	(894,971)	(970,595)	(970,595)
	Projected General Rating Revenue	34,375,789	36,197,706	38,007,591	39,812,952	41,604,534	43,372,727	44,999,204	46,686,675	48,437,425	50,253,828	51,887,078	475,635,510
	Projected Rating Percentage Operating Impact		0.09%	0.16%	0.16%	0.16%	0.15%	0.15%	0.15%	0.15%	0.15%	0.15%	0.20%
40 Year Funding Requirements & Financial Outcomes													
Capital Expenditure - Creative Industries Centre - Future Capital Replacement													
	Capital Upgrade Oval	-	202,950	-	-	-	-	-	-	-	-	-	202,950
	Capital New - Equestrian	-	120,039	-	-	-	-	-	-	-	-	-	120,039
	Capital Maintenance	-	-	-	-	-	-	-	-	-	-	-	-
Total - Capital Expenses - Future Capital Replacement		-	322,989	-	-	-	-	-	-	-	-	-	202,950
All Operating Revenue and Expenses below are *additional* ie., a result of the new initiative (with GST excluded) and do not include previous normal level operations													
Net Operating Result Profit/(Loss)		-	(32,054)	(61,586)	(63,187)	(64,830)	(66,515)	(68,245)	(70,019)	(71,840)	(73,707)	(75,624)	(647,607)
Total Operating Revenue		-	3,500	3,591	3,684	3,780	3,878	3,979	4,083	4,189	4,298	4,410	39,392
Total Operating Expenses		-	35,554	65,177	66,871	68,610	70,394	72,224	74,102	76,029	78,005	80,033	686,999
Operational													
Operating Revenue													
	Lease Fees	-	3,500	3,591	3,684	3,780	3,878	3,979	4,083	4,189	4,298	4,410	39,392
Operating Expenses													
	Depreciation	-	8,075	8,285	8,500	8,721	8,948	9,180	9,419	9,664	9,915	10,173	90,880
	Oval Maintenance Costs for New Service Level	-	11,686	28,775	29,523	30,291	31,078	31,886	32,715	33,566	34,439	35,334	299,294
	Equestrian Arena Costs fo New Service Level	-	7,408	18,241	18,715	19,202	19,701	20,213	20,739	21,278	21,831	22,399	189,728
	Increased Civil Works	-	886	2,181	2,238	2,296	2,356	2,417	2,480	2,544	2,610	2,678	22,685
	ESL Levy	-	500	513	526	540	554	568	583	598	614	630	5,627
	Electricity Consumption	-	1,000	1,026	1,053	1,080	1,108	1,137	1,166	1,197	1,228	1,260	11,255
	Materials Water	-	5,000	5,130	5,263	5,400	5,541	5,685	5,832	5,984	6,140	6,299	56,275
	Insurance	-	1,000	1,026	1,053	1,080	1,108	1,137	1,166	1,197	1,228	1,260	11,255

The current approved masterplan will be presented and a business case summary document will be developed.

Summary and Conclusion

Council determined to undertake a consultation process on this matter and it is hereby tabled for consideration and endorsement before it is commenced.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 Consultation Communications Plan ⇩

Supporting references
Nil

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Community Plan



Creating a safe and connected community where people have access to sustainable services and service levels and infrastructure they need and feel a sense of belonging.

Strategic Outcome

- We support and advocate for sound planning and community outcomes in the implementation of the Concordia development in alignment with Councils vision, mission and principles for this development.



Our places and spaces enhance the liveability, retain rural and regional character and diversity of our communities.

Strategic Outcome

- Our places are planned, managed, and sustainable.



We strive to be a leader in regional Local Government and are committed to delivering effective, efficient, and valued services to the community.

Strategic Outcome

- We are financially sustainable and take a planned and long-term approach to investment.
- We have sound asset management services.

Legislative Requirements
Nil

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. **SERVICE DELIVERY**
   Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Outlined in the business case presented to Council at its meeting of 17 February 2026

2. SUSTAINABILITY & ENVIRONMENT

Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Outlined in the business case presented to Council at its meeting of 17 February 2026

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

Outlined in the business case presented to Council at its meeting of 17 February 2026

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Outlined in the business case presented to Council at its meeting of 17 February 2026

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

Outlined in the business case presented to Council at its meeting of 17 February 2026

COMMUNITY ENGAGEMENT

Outlined in the body of the report and attachment.

Talunga Park Communications Plan

Consultation dates: 25 March – 8 May *CM ref: 26/19262*

Desired outcomes

- Provide the Mt Pleasant community and broader community the opportunity to provide feedback on future plans for the Talunga Park site
- Clearly articulate the proposed direction, based on the business case, to inform the community and manage expectations
- Identify the long-term viability of the Mt Pleasant Talunga Park Masterplan to influence future decision making and service levels

Specific considerations and inclusions

- Proposed online portal for community to ask questions and receive responses (Slido to be tested prior to consultation)
- Face-to-face engagement to be considered based on needs and requests from community. CEO will attend.
- FAQ's and a summary of the business case to be developed to ensure content is easy to understand.
- Stakeholders to be identified (includes Mt Torrens Football Club, Equestrian, Farmers Market) for direct communication via letter.

Initiative	Communication Method	Responsible Officer	Timeframe	Tone/Content/Message
Media Release	• The Leader	Comms Team	March 25 edition	Have your say on the business proposal and long-term viability of the Talunga Park Masterplan.
Online	• Council website (public notice) • Your Barossa, Your Say page – include	Comms Team	March 23	

(08) 8563 8444
barossa@barossa.sa.gov.au
www.barossa.sa.gov.au
43-51 Tanunda Road (PO Box 867) Nuriootpa SA 5355
ABN: 47 749 871 215

	FAQ's, business case summary and masterplan • Facebook/IG • Ability and promotion of question and answer through Council email to assist informing submissions.	Martin to respond to questions		Have questions and want to know more? Submit your questions via Councils email to help inform/influence your views.
Advertisement – Public Notice	• The Leader	Comms Team	March 25 edition	
Resident notification	• Dedicated mailout to identified key stakeholders • Posters in civic spaces with QR code back to Your Barossa Your Say	Comms Team with information from Martin Comms	March 23	Inform of the consultation process and ways to engage. Offer invitation for CEO to present and answer questions at a meeting Have your say? Your feedback matters.
Publications	• Monthly d'Vine	Comms Team	early April	Have your say on the business proposal and long-term viability of the Talunga Park Masterplan.
Visual Tools/Displays	• Posters at Mt Pleasant library, Farmers Market and Oval (QR code link back to website)	Comms Team		General poster for Have Your Say? Proposed plan designs/mock ups?

Internal staff briefing	Via email • Customer Service • Records	CEO	Prior to consultation	Container creation and feedback capture Refer 20/62364 Guideline and Configuration - Public Consultation Refer 20/69152 Knowledge Services Team Process
Brief Elected Members	• Email	CEO or Comms		
Community / user group meetings	Face to face engagement (as requested)	CEO	Personalised letters to go out 23 March to all key groups and users of the park offering attendance of CEO or other relevant Executive Leadership Team member to meetings on agreed dates and availability.	
CLOSE THE LOOP				
Media release	• The Leader • The Bunyip			
Online	• Council website • Facebook			

DEBATE REPORT

7.1 Office of the Mayor and CEO

7.1.2 REQUEST TO PURCHASE PART OF COUNCIL LAND - PRELIMINARY COMMUNITY CONSULTATION OUTCOMES

Author: Chief Executive Officer
26/19311

PURPOSE

That Council receive the outcomes of the preliminary consultation work undertaken and determine if it wishes to proceed with the formal road closure and sale processes.

RECOMMENDATION

(1) That Council having reviewed the consultation feedback and disposal of assets assessment at Attachment 2 determined to commence the road closure process for the purposes of transferring a portion of land as detailed at Attachment 1 on condition that:

a. The resident agrees to enter into a Roads Preliminary Agreement with Council, that will require the resident to pay all Council costs, the agreed value of the land noting this does not include the cost of Council internal resources.

b. That direct purchase with two independent valuations to be undertaken and the value of the land be assessed through two independent valuations undertaken and paid for by the residents.

c. The resident agrees that should any road process orders not be approved by the relevant Minister the costs incurred remain due and payable.

(2) That Council approve the Chief Executive Officer to set the transfer price on condition it is not lower than the lowest valuation.

(3) That Council authorises the Mayor and Chief Executive Officer to sign and seal any, and all, necessary documentation to give effect to the Council approved direction, outlined in resolution 1 and 2 above noting the road processes orders will require Council approval.

REPORT

Background
A report was provided in December 2025 that provided at Attachment 1 attachments that describe the subject land, it also provides the FAQ's provided as part of the consultation. Council approved the undertaking of preliminary consultation to

ascertain community input before committing resources and private costs to a road closure process.

Introduction
The said consultation as been undertaken and closed on 17 February 2026. The consultation included communication directly with all residents within 60 metres of the land.

Discussion
Council received only 1 submission in support of the initiative and suggested funds can be devoted to improvements to goat square. The submission is at Attachment 3.

Should Council wish to proceed with the process it will require the following broad needs:

(1) Development of a road closure plan though survey.
(2) Engagement of solicitors to write a Road (Opening and Closing) Agreement pursuant to Section 12 of the *Roads (Opening and Closing) Act 1991*.
(3) Engagement of valuers to undertaken valuation estimates for the agreement.
(4) Formal engagement process.
(5) Further report to Council on that engagement process and if it approves the road closing order and that any subsequent land created is not community land for the purposes of Section 194 of the *Local Government Act 1999*.
(6) Submission to the relevant Minister.
(7) Conclusion of the necessary legislative and land management arrangements.
(8) If approved land transfer through normal land processes.

Summary and Conclusion
Noting the outcomes of the preliminary consultation and no objections received Council are to determine if it will proceed with the road closure process and if successful and approve the transfer of the land to the adjacent landowner.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 FAQ's and Land Description and Photos ⇩
Attachment 2 Assessment Against Disposal of Land and Other Assets Policy ⇩
Attachment 3 Preliminary Consultation Submission ⇩

Supporting references
Disposal-of-Land-and-Other-Assets-Policy.pdf

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Corporate Plan

BS7 Governance - Provision of governance advice and support in the discharge of legislative responsibilities for policy development, delegations and authorisations, internal review of Council decisions, delegations and authorisations, Native Title claims

Legislative Requirements
Roads (Opening and Closing) Act 1991 Part 3
Local Government Act 1999 Sections 49(a1) and 194

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY

Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Nil

2. SUSTAINABILITY & ENVIRONMENT

Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

Costs are likely to be in the order of $10,000 but that will be reimbursed. Internal resources will be required to manage the process through the governance resources.

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

Engagement is undertaken and has already been undertaken to manage reputation risk.

COMMUNITY ENGAGEMENT

Preliminary consultation has been undertaken, and further formal consultation will be undertaken in accordance with the *Roads (Opening and Closing) Act 1991*.

FAQ's – Goat Square land purchase proposal

What's been proposed:

Council has been approached by the owner of 34 Maria Street, Tanunda to transfer a part of a road reserve, behind Goat Square to support the redevelopment of the property and address drainage matters.

The relevant parcel of land is outlined in the below map, and you can review the report and proposal from the December Council meeting (commencing at page 185).

What is the legal status of the land?

The land is part of a road and forms an unused area of "Goat Square" behind the southwest retaining wall.

What is the status of the proposal?

Council considered the request at its 16 December 2025 meeting. Council determined not to proceed with the proposal formally until the community have had an opportunity to provide feedback.

Community consultation is being undertaken to seek views from adjacent landowners and the broader community about the proposed land purchase.

Does Council use the land?

There is no significant use of the land or foreshadowed use or changes in the future. The land is simply an open space that receives the lowest level of service.

The area identified has some drainage matters which will need attention in the future, but these are considered a low priority.

What happens if Council agrees to pursue the sale?

A legislative process is required to remove the land as a road, create a new parcel and formally adjoin it to the property at 34 Maria Street Tanunda. This is called a Road Process (closing process in this case).

This process requires formal community consultation and ultimately is a decision determined by the relevant State Minister.

If the proposal proceeds, to the point of the land being sold, it is done so at a value determined by two independent valuations and negotiations with the landowner.

(08) 8563 8444 | barossa@barossa.sa.gov.au | barossa.sa.gov.au
43-51 Tanunda Road (PO Box 867), Nuriootpa SA 5355 | ABN: 47 749 871 215

Who pays the costs:

The applicant will be responsible for all cash costs incurred by Council to proceed with the road process, the selling price and associated costs.

What would Council do with any funds received from the land sale?

There are no foreshadowed purposes for any sale funds as this process has not commenced. This is simply an opportunity to seek feedback from the community at an early stage. You are welcome to submit ideas on what funds could be applied to, including minor upgrades to Goat Square, if this proposal is to progress.

I have questions who do I contact?

Please email any questions to barossa@barossa.sa.gov.au and they will be directed to the relevant officer.

I want to make comment what do I do?

You can provide written feedback and comments via:

- Written correspondence addressed to the *Chief Executive Officer – Land Purchase Proposal* at PO Box 867 Nuriootpa; or drop into the main office at 43-51 Tanunda Road Nuriootpa.
- Email your feedback directly to barossa@barossa.sa.gov.au

Submissions must be **received by Council by 5pm Tuesday, 17 February 2026**

What happens with submissions:

All submissions will be summarised into a report for Council to consider at its 17 March 2026 meeting.

Your submission will be attached as an attachment to the report. The report will be public and available for all to review on our website.

Location Map 1



Location Map 2



Attachment 2 – Assessment Against Disposal of Land and Other Assets Policy

Relevant Clause Number	Policy Direction	Comment/Assessment
1 – Purpose	Sets out the general purpose of the policy	Noted
2 – Scope	Sets out exemptions that the policy does not apply to.	Not applicable.
3.1 – Disposal of Land or Other Assets	Any decision to dispose of Land or Other Assets will be made after considering (where applicable):	
	a) the usefulness of the Land or Other Asset;	The land is currently undeveloped and provides basically no benefit and is section off from goat square through a retaining wall.
	b) the current market value of the Land or Other Asset;	Any market is limited it cannot be built on it does not meet the minimum development dimensions but does have a value. Only two land owners could possibly receive the land and any benefit it provides.
	c) the annual cost of maintenance;	Very minimal and requires long term stormwater treatment which would be avoided in this proposal.
	d) any alternative future use of the Land or Other Asset;	Nil other than expansion of Goat Square, which at this time is not considered necessary.
	e) any duplication of the Land or Other Asset or the service provided by the Land or Other Asset;	Not applicable.
	f) any impact the disposal of the Land or Other Asset may have on the community;	The land provides no community service level and not foreseeable need in the future.

	g) the positive and negative impacts the disposal of the Land or Other Asset may have on the operations of the Council;	Avoidance of future low benefit stormwater management and improvement to the presentation of Goat Square can be achieved through this proposal. The only identifiable negative impact is the loss of the land, however it provides little to no current or future benefit.
	h) the positive and negative impacts the disposal of the Land or Other Asset may have on the operations of the community;	See (g) above.
	i) the long term plans and strategic direction of the Council;	Nil for this site.
	j) the remaining useful life, particularly of an Asset;	Land does not have an ending useful life.
	k) a benefit and risk analysis of the proposed disposal;	Benefits or positive impacts are provided at (g) above. The main risk is the road processes orders are not achieved, in this case the matter ceases to proceed, and the land remains in its current form and ownership.
	l) the results of any community consultation process;	Outlined in detail in the body of the Council report.
	m) any restrictions on the proposed disposal;	No
	n) the content of any community land management plan; and	The land is not community land as it is a road.

	o) any other relevant policies of the Council.	Nil considerations
3.2 – Disposal Principles	Encouragement of open and effective competition	There are only two properties that could benefit from the land being absorbed into their titles, the applicant and another. The other land owners were consulted as part of the preliminary consultation and no response was received.
3.2 – Disposal Principles	Obtaining value for money	Two valuations will be sought to set an independent price to negotiate a final price with the applicant through a direct disposal methodology.
3.2 – Disposal Principles	Impartiality, fairness, independence, openness and integrity of process.	The process has and will continue to be conducted in open Council. Valuations will be sought. As outlined in 3.2 the other resident has been consulted with.
3.2 – Disposal Principles	Ensuring compliance with all relevant legislation	This has been achieved to date and the Council reports outlines the need to undertake this assessment and instigate the transfer requirements under relevant laws.
3.2 – Disposal Principles	Consideration of market, original intention of assets, preferred future use, opportunities for economic growth, delegations, estimated value, compliance with legislation	Addressed in this assessment elsewhere.
3.3 – Employees and Delegated Expenditure Authority	Not dispose of assets under this policy outside of delegations.	Not applicable, matter being considered by Council not employees.
3.4 – Compliance with Accounting Standards	Requirement to remove assets and comply with accounting standards.	Will be adhered to and undertaken if approved.

3.5 – Land Disposal	General framework for disposal after testing the above matters.	Waiver being sought for direct transfer as the applicant is only one of two landowners who can benefit from the transfer.
3.6 – Other Assets Disposal	General framework for disposal after testing the above matters.	Not applicable.
3.7 – Waiver	General framework for disposal after testing the above matters.	Waiver being sought for direct transfer as the applicant is only one of two landowners who can benefit from the transfer.
4-9	Administrative, definitions and records management components.	Noted

Summary

In summary from the analysis is it reasonable to conclude that the direct transfer is the best and preferred disposal method given the nature of the land and assets.

From:
To: MBX Barossa
Subject: [EXTERNAL] Goat Square
Date: Friday, 30 January 2026 2:01:30 PM

CAUTION: This Message originated outside your organization. Treat all attachments and hyperlinks with suspicion.

Att. Martin McCarthy
Chief Executive Officer

Dear Sir

Thank you for your letter 19/1/26 regarding the Goat Square land proposed purchase

We have no objection to the sale of the land. The driveway has been sadly neglected for many years and I think the proposed purchasers will respect the historical significance of Goat Square when undertaking any works.

Perhaps money raised by the proposed sale could be used to further enhance the beauty of the Square.

Yours Sincerely

!

DEBATE REPORT

7.2 Corporate Services, Strategy and Innovation

7.2.1 2025-26 LOCAL GOVERNMENT ADVICE FROM ESSENTIAL SERVICES COMMISSION OF SOUTH AUSTRALIA

Author: Manager Financial Services
26/17215

PURPOSE

To note the 2025-26 Barossa Council Local Government Advice, as provided by the Essential Services Commission of South Australia, which shows that the Barossa Council's financial performance is sustainable (over past 10 years, current and projected).

RECOMMENDATION

That Council notes the Barossa Council Local Government Advice as provided by the Essential Services Commission of South Australia, as provided at Attachment 1.

REPORT

Background
The Local Government Advice Scheme (the advice scheme) came into operation on 30 April 2022 with amendments to the *Local Government Act 1999*. The State Government introduced the advice scheme to give ratepayers confidence that their council rate levels are reasonable, with a review of all 68 councils in South Australia performed by the Essential Services Commission of South Australia (ESCOSA) across a 4-year period. The review of the Barossa Council was performed in 2025-26 as part of tranche 4 of ESCOSA's review.

Discussion
ESCOSA's review of the Barossa Council commenced in early 2025 with various discussions held between council officers and ESCOSA officers, along with the provision of various financial documents to ESCOSA including the long-term financial plan, the infrastructure asset management plan and prior year audited financial reports.

We have now received the final report from ESCOSA and this is provided at Attachment 1. This was also published on ESCOSA's website on 19 February 2026.

We are pleased to advise Council that the final report from ESCOSA finds the Barossa Council's current and projected financial performance is sustainable due to its strong governance processes and favourable sustainability ratios.

The report identifies a number of sound practices we currently perform in our strategic planning and asset management, and also a number of areas where we can further strengthen our financial sustainability into the future. These are areas we had already

identified, and work has already commenced to begin strengthening these areas. A report will be provided at a future Council meeting to provide an update on progress in implementing ESCOSA's suggestions.

As required by section 122(1)(h) of the *Local Government Act 1999*, the final ESCOSA report is now required to be published in our annual plan, or any draft of the plan, and therefore a copy of the report will be included with our 2026-27 Annual Business Plan and Budget.

Summary and Conclusion
We have now received the final report from ESCOSA, as shown at Attachment 1, and this finds the Barossa Council's current and projected financial performance is sustainable due to its strong governance processes and favourable sustainability ratios.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 2025-26 Barossa Council Local Government Advice - final report from the Essential Services Commission of South Australia.

Supporting references

Nil

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Corporate Plan

BS7 Governance - Provision of governance advice and support in the discharge of legislative responsibilities for policy development, delegations and authorisations, internal review of Council decisions, delegations and authorisations, Native Title claims

BS6 Finance - Provision of financial and budgetary accounting services, treasury and investment services, management reporting, reconciliation and taxation services, asset accounting, internal control, accounts payable and receivable services

Legislative Requirements
Section 122 of the Local Government Act 1999

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY
Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Nil

2. SUSTAINABILITY & ENVIRONMENT

Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

The ESCOSA report finds that the Barossa Council's current and projected financial performance is sustainable due to its strong governance processes and favourable sustainability ratios, and this reflects our hard work and commitment to ensuring we follow sound financial management across the organisation.

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

The results of the ESCOSA review give Barossa Council ratepayers confidence that their council rate levels are reasonable and provides credibility to the Barossa Council's reputation within the community.

COMMUNITY ENGAGEMENT

As required by section 122(1)(h) of the *Local Government Act 1999*, the final ESCOSA report is now required to be published in our annual plan, or any draft of the plan, and therefore a copy of the report will be included with our 2026-27 Annual Business Plan and Budget, which will go out for public consultation in the coming months.

OFFICIAL

Advice

Local Government Advice

The Barossa Council

February 2026

Enquiries concerning this advice should be addressed to:

Essential Services Commission
GPO Box 2605
Adelaide SA 5001

Telephone: (08) 8463 4444
Freecall: 1800 633 592 (SA and mobiles only)
E-mail: advice@escosa.sa.gov.au
Web: www.escosa.sa.gov.au

OFFICIAL

The Barossa Council
AT A GLANCE

OVERVIEW

The Essential Services Commission finds The Barossa Council's current and projected financial performance sustainable due to its strong governance processes and favourable sustainability ratios.

FINANCIAL PERFORMANCE



Past 10 years
Sustainable



Current
Sustainable



Projected
Sustainable

RISKS IMPACTING SUSTAINABILITY

⚠ The need to invest in infrastructure to support the expansion of Concordia ahead of generating rates from new residents (if the project proceeds).

KEY FACTS

- Population in 2024 was **26,590** residents
- The Council covers **893.5 square kilometres**
- **13,418** rateable properties in 2024-25
- **$52.7 million** of income in 2024-25
- Value of infrastructure assets held in 2024-25 equals **$452.5 million**

The Essential Services Commission is an independent statutory authority with functions in a range of essential services including water, sewerage, electricity, gas, rail and maritime services, and also has a general advisory function on economic matters. For more information, please visit www.escosa.sa.gov.au.

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1 Executive summary

1.1 Summary of observations

The Essential Services Commission of South Australia (**Commission**) finds The Barossa Council's current financial position to be **sustainable.** The Barossa Council faces low risks in achieving its operating surplus and effectively managing its assets over the forecast period. It has a strong and demonstrated focus on transparency, community consultation and agile service delivery.

The Barossa Council has managed its operating surplus conservatively during the 10-year Historical Period (from 2014-15 to 2023-24), achieving an average operating surplus ratio of 3.8 percent. It has forecast an operating surplus ratio for the period from 2025-26 through to 2034-35 of 2.1 percent per annum on average, which is lower than the historical result but reflective of its planned capital program.

Rates are the main source of income for The Barossa Council over both the Historical Period and the Forecast Period (from 2025-26 through to 2034-35), and they are increasing from 78.3 percent to 80.9 percent as a percentage of total income. Growth in the number of rateable properties is forecast to be modest at 0.8 percent, originating from small scale development. The Commission notes that the Council's forecasts exclude the Concordia development pending formal resolution of boundary reform proposals. The forecast Net Financial Liabilities Ratio is an average of 50.8 percent due to borrowing for 'The Big Project' (a 35-year project for key infrastructure assets delivered in phases). The Council plans to repay loans rapidly but could consider a slower repayment pace with commensurate spreading of rates revenue, to improve intergenerational equity.

The Barossa Council is taking a pro-active approach to managing its assets and has been transparent with the Commission and other stakeholders via its strategic documents about its governance and asset management practices. It has an ambitious capital program that was established in consultation with the Community and will cost an average of $3.5 million per annum on new assets. This expenditure will not impact forecast capital spending of $9.9 million per annum on renewal of existing assets.

1.2 Summary of recommendations

The Council has a range of sound practices in its strategic planning and asset management, including:

- reviewing expenditure regularly and consulting the community on priorities
- its approach to project planning that includes obtaining and publishing prudential reports
- aligning its Infrastructure and Asset Management Plan with its Long-Term Financial Plan and Annual Budgets, and
- its governance processes around new infrastructure projects.

To further strengthen the Council's sustainability, the Commission recommends that the Council:

1. **Consider** its pace of repayment of debt for 'The Big Project' to balance financial costs and intergenerational equity.
2. **Update** the condition data for all asset classes and ensure that asset useful lives are reviewed annually.
3. **Clarify underlying assumptions and include** summary information on asset condition within the Infrastructure and Asset Management Plan to improve transparency.
4. **Update** all strategic plans to reflect the impact of the Concordia Development at the earliest opportunity.

2 About the advice

2.1 Background

The State Parliament has tasked the Commission, South Australia's independent economic regulator and advisory body, to provide advice on material changes proposed by local councils in relation to elements of their Strategic Management Plans (**SMP**), and on the proposed revenue sources, including rates, which underpin those plans.[1]

A primary purpose of the Local Government Advice Scheme (**Advice** or **the Scheme**) is to support councils to make financially sustainable strategic decisions in their annual business plans and budgets, in the context of their Long-Term Financial Plans (**LTFP**) and Infrastructure and Asset Management Plans (**IAMP**).[2] IAMPs are commonly referred to as Asset Management Plans (**AMP**). The LTFP and the IAMP are both required as part of a council's SMP.[3] Financial sustainability encompasses intergenerational equity,[4] program (service level) and rates stability in this context.[5] The other main purpose is for the Commission to consider ratepayer contributions in the context of all revenue sources, as outlined in the LTFP.[6] In addition, the Commission has discretion to provide advice on any other aspect of a council's LTFP or IAMP it considers appropriate, having regard to the circumstances of that council.[7]

The first cycle of the scheme extends over four years from 2022-23 to 2025-26. The Commission has selected 19 councils for advice in the fourth year (2025-26) of the Scheme, including The Barossa Council.

This report provides the Local Government Advice for the Council in 2025-26.

The Council is obliged under the *Local Government Act 1999* **(LG Act)** to publish this advice and its response, if applicable, in its 2026-27 Annual Business Plan (including any draft Annual Business Plan) and in subsequent plans until the next cycle of the Scheme.[8] Decision-making remains in the control of the Council.

The Commission thanks the Council for meeting with Commission staff and for providing information to assist the Commission in preparing this advice.

2.2 The Commission's approach

In providing its Advice for the Council, the Commission has followed the approach set out in the Framework and Approach – Final Report (**F&A**).[9]

1 Amendments to the LG Act (s122(1c) to (1k) and (9)) specify the responsibilities for the Commission and local councils for the Local Government Scheme Advice. The Commission must provide advice to each council in accordance with the matters outlined in s122(1e), (1f) and (1g).
2 Commonly referred to as Asset Management Plans (**AMP**).
3 The objectives of the advice with reference to a council's LTFP and IAMP are presented under LG Act, s122(1g). LG Act s122(1) specifies the requirements of a council's SMP, including the LTFP and IAMP.
4 'Intergenerational equity' relates to fairly sharing services and the revenue generated to fund the services between current and future ratepayers.
5 Commission, *Framework and Approach – Final Report*, August 2022, pp. 2-3, available at www.escosa.sa.gov.au/advice/advice-to-local-government.
6 LG Act s122(1f)(a) and (1g)(a)(ii).
7 LG Act s122(1f)(b) and (1g)(b).
8 LG Act s122(1h).
9 Commission, *Framework and Approach – Final Report*, August 2022, available at www.escosa.sa.gov.au/advice/advice-to-local-government.

The Commission has considered the Council's SMP documents and other documents (set out in the box below), with a particular focus on its performance and outlook against three financial indicators: the Operating Surplus Ratio (**OSR**), the Net Financial Liabilities Ratio (**NFLR**) and the Asset Renewal Funding Ratio (**ARFR**).[10] Analysis of these three indicators captures financial and service sustainability, cost control and affordability risk.[11]

The Commission reviews 10 years of historical data, being the years 2014-15 to 2023-24 (**Historical Period**) the "current year" 2024-25 and 10 forecast years, being 2025-26 to 2034-35 (**Forecast Period**).

Table 1: Strategic management documents referred to

- The Barossa Council, General Purpose Financial Statements for the year ended 30 June 2025.
- Corporate Plan, 2024-2028 (2024-2025 revision).
- Barossa Local Economic Development Plan, 2022-2027.
- Long-Term Financial Plan 2024/25 – 2033/34 Update as at 2 January 2025.
- Annual Business Plan and Budget 2025-2026 – Incorporating the review of the Long-Term Financial Plan for 2025/26 to 2034/35.
- Annual Budget and Business Plan 2024/25 (adopted 19 June 2024).
- UHY Haines Norton, The Big Project – Priority 1 Projects – 2023 Update, Prudential Review February 2024.
- Infrastructure Asset Management Plan, 2024-2034 – adopted 19 November 2024.

Given that the Commission must, in providing its advice, have regard to the objective of councils maintaining and implementing their IAMPs and LTFPs,[12] it has also considered the Council's performance in that context. Findings regarding the content of the Council's AMPs, and the alignment between its LTFP and AMPs,[13] are discussed in Section 5.

The Commission has also reviewed the financial template provided by the Council, including its 2025-26 LTFP forecasts for 2025-26 to 2034-35, historical financial data, the number of rateable properties and Council staff (Full Time Equivalent or **FTE**) numbers from 2014-15 onwards.[14] The charts and tables in the Advice are primarily sourced from these datasets. In addition, the Commission has reviewed the Council's audit committee reports, and other public information, as appropriate.

The Commission has reported estimates in nominal terms to identify 'real' rather than 'inflationary' effects. In the charts, the Consumer Price Index (**CPI**) line for the Historical Period is calculated as the compound annual growth rate in the CPI (Adelaide) series from 2014-15 to 2023-24, being

[10] The three financial indicators are specified in the Local Government (Financial Management) Regulations 2011. Since 2011, each council has been required to include these three indicators in its plans, annual budget, mid-year budget review and annual financial statements. Councils can adopt their own target range for each ratio, but the Commission is guided by the Local Government Association (**LGA**) target ranges, which were established and agreed during the development of the LGA Financial Sustainability Papers (2006-2011).

[11] The F&A listed 29 analytical questions that the Commission has considered in assessing the Council's performance against these indicators to determine affordability, cost control and other sustainability risks.

[12] LG Act s122(1g)(a)(i).

[13] As required under s122(1b) of the LG Act.

[14] The Council's estimates for the 2024-25 financial year were unaudited at the time of preparing this advice.

2.9 percent.[15] Each financial year is the average of the four quarterly results. The CPI for the Forecast Period is calculated as the compound annual growth rate in the CPI (Australia) series from 2025-26 based on the Reserve Bank of Australia (RBA) (Australia-wide) inflation forecasts to the December 2027 quarter, and the midpoint of the RBA target range (2.5 percent) thereafter, yielding an average inflation rate for the Forecast Period of 2.5 percent. Similarly, for the current year 2024-25, we have observed a CPI (Adelaide) of 2.4 percent.

Finally, in formulating this Advice, the Commission has had regard to all discussions and engagement with the Council, including the meeting with Council officers and the individual circumstances of the Council, including:

- its location as an Urban Fringe Council
- its income level ($52.7 million in 2024-25[16]), and
- the size of its rates base (around 13,418 ratepayers in 2024-25[17]).

Throughout this Advice, the Commission has identified several key points and assigned the following risk category to those points:

Legend: Low-risk Moderate-risk High-risk

[15] The assumed CPI for the Historical Period is 2.9 percent, being the compound annual growth rate in the CPI (Adelaide) series from 2014-15 to 2023-24. Source: Consumer Price Index, Australia, June Quarter 2024 | Australian Bureau of Statistics

[16] The Barossa Council General Purpose Financial Statements for the year ended 30 June 2025, p 3.

[17] Based on the Council's financial reporting template provided to the Commission.

3 Council profile

The Council is classified by the Commission as an 'Urban Fringe' council and is one of five in this category in South Australia.[18] It covers an area of 893.5 square kilometres, has an estimated resident population of 26,590 (at 30 June 2024),[19] and approximately 13,418 rateable properties (on 1 January 2025).[20]

The Council is in the mid-north region of South Australia, formed in 1996 by amalgamation of the District Councils of Barossa, Tanunda and Angaston, and the amalgamation of the District Council of Mount Pleasant in 1997.[21]

Figure 1: Council Area



The Council region has the following attributes:

- historical rateable property growth of approximately 0.7 percent per annum[22]
- population density of 29.8 persons per square kilometre[23]
- 989 kilometres of sealed and unsealed roads, of which 61.6 percent are unsealed roads[24]
- employment sectors mainly in manufacturing (18.5 percent), healthcare and social assistance (11.5 percent), education and training (8.5 percent) and construction (8.1 percent)[25], and
- a median population age of 45.5 years.[26]

[18] Commission, *Fact Sheet - Local Government Advice Scheme – Schedule of Councils*, May 2023, available at https://www.escosa.sa.gov.au/ArticleDocuments/21947/20240731-Advice-ScheduleOfCouncils-FactSheet.pdf.aspx?Embed=Y.
[19] Refer to Australian Bureau of Statistics, *Data by region*, available at https://dbr.abs.gov.au/region.html?lyr=lga&rgn=40310
[20] Based on the Council's Financial Reporting template provided to the Commission.
[21] The Barossa Council Annual Business Plan and Budget 2025/26, p. 7.
[22] Based on the Council's Financial Reporting template provided to the Commission.
[23] Refer to Australian Bureau of Statistics, *Data by region*, available at https://dbr.abs.gov.au/region.html?lyr=lga&rgn=40310
[24] Refer to the Department of Infrastructure and Transport - Local Government Grants Commission, *2023-24 Database Reports*, available at: https://www.dit.sa.gov.au/local-government/grants-commission/publications#database
[25] Refer to Australian Bureau of Statistics, *Data by region*, available at https://dbr.abs.gov.au/region.html?lyr=lga&rgn=40310
[26] Refer to Australian Bureau of Statistics, *Data by region*, available at https://dbr.abs.gov.au/region.html?lyr=lga&rgn=40310

4 Material plan amendments in 2025-26

Significant increases in Council financial estimates for 2025-26 to 2033-34 compared with the same period in the previous LTFP are due to borrowing for new capital projects. Capital expenditure on new and upgraded assets has increased markedly. The Council maintains transparent forecasting and indexation practices, with rate rises tied to CPI and property growth. The changes partially reflect the impact of 'The Big Project' and are explained further in the Council's LTFP.

The material amendments to some of its main financial forecasts are listed in the table below (in nominal terms).[27] To ensure a comparable analysis of forward estimates between the 2024-25 and 2025-26 LTFPs, the Commission has reviewed the nine overlapping years' statistics: 2025-26 to 2033-34 and identified material amendments accordingly.

4.1 Key points

- The Council's methodology for indexation is transparent and published.

Table 2: Historical and forecast financial items

Selected Financial Item	Sum of 2025-26 to 2033-34 estimates in 2024-25 LTFP ($ million)	Sum of 2025-26 to 2033-34 estimates in 2025-26 LTFP ($ million)	Change in 2025-26 estimates ($ million)	Change in 2025-26 estimates (percent)
Capital expenditure on new and upgraded assets	$5.9	$33.7	$27.8	+470.0

4.2 Changes to capital expenditure estimates

Capital expenditure on new infrastructure has increased by 470.0 percent due to ongoing expenditure for 'The Big Project' and other capital projects. Assets, the AMPs, and the Council's capital expenditure outlook are discussed further in Section 5.3.

4.3 Indexation adjustments

The Council has a structured approach to forecasting and has clear and comprehensive information for ratepayers about its revenue and expenditure estimates and assumptions underlying its forecasts for rate increases and the LTFP. Its general rates increase for 2025-26 is based on the RBA's May 2025 trimmed CPI,[28] plus anticipated rateable property growth together with a component for funding capital programs (further discussed in section 6.)

[27] Table 2 shows only selected financial items to demonstrate the material amendments made by the Council in its 2025-26 estimates.
[28] Annual Business Plan and Budget 2025/26, p. 49.

5 Financial sustainability

5.1 Operating performance

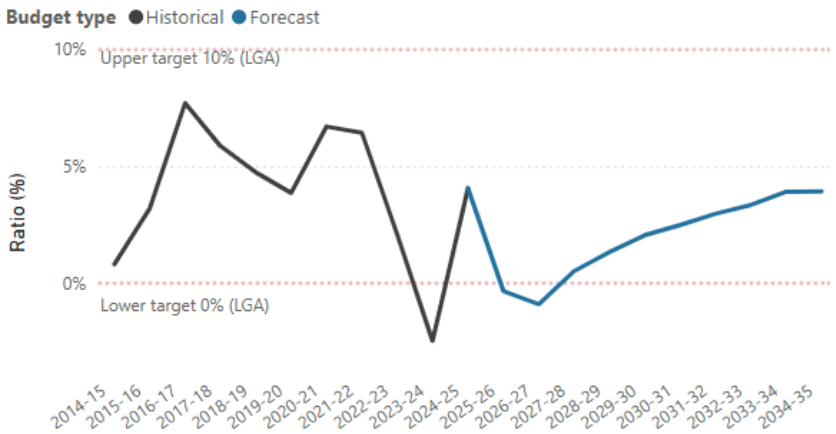
5.1.1 Key points

- The Council has achieved an average OSR of 3.8 percent indicating sustainability in operating performance during the Historical Period.
- In the Historical Period, expense growth per property was equal to inflation.
- In the Forecast Period, the Council expects an annual average surplus less than its historical average performance but is likely to remain sustainable.
- The Council's ongoing reviews of expenditure and consultation with the community demonstrate good practice.

The Council remains financially sustainable, maintaining an average historical OSR of 3.8 percent, with forecasts slightly lower at 2.1 percent due to planned capital expenditure. Income and expenses have grown at rates matching or exceeding inflation. Expenditure and debt remain well-managed, supporting continued service delivery and capital investment.

5.1.2 Operating Surplus Ratio

Figure 2: Operating surplus ratio – historical and forecast



In the Historical Period, the Council achieved an average OSR of 3.8 percent incurring one deficit in the period due to a decrease in grants revenue and higher employee and materials costs. The average operating surplus was $1.5 million. The Council projects an average OSR of 2.1 percent in the Forecast Period. The Council forecasts small deficits in 2025-26 and 2026-27 followed by a return to surplus. The Council's forecast addresses cash flow impacts and budget constraints related to projected capital project expenditures (as discussed in section 5.3).[29] If the forecast is achieved, it will provide an

[29] Meeting with the Council, 27 May 2025.

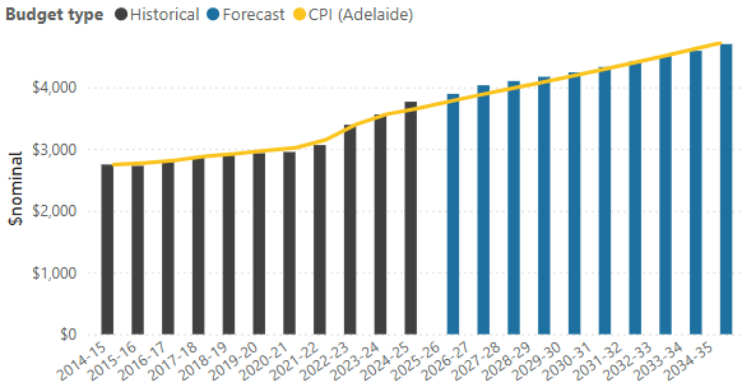
average OSR of 2.1 percent, below its historical average but commensurate with the impact of planned capital expenditure.

Total income and expenses were closely aligned between 2014-15 and 2023-24 and are forecast to continue similarly.

Average income growth per annum (CAGR) was 3.3 percent in the Historical Period but was equivalent to average inflation of 2.9 percent when accounting for rateable property growth of 0.7 percent for the period.[30] The Council forecasts income growth per annum (CAGR) of 3.5 percent (compared with forecast average inflation of 2.5 percent), driven by growth in rates and other charges but the difference is due to growth in rateable properties - expected to be 0.8 percent per annum. The Council noted that their forecast rate increases per property are higher than inflation but are aligned with their cost increases.[31]

Historical average expenditure growth per annum (CAGR) of 3.7 percent was higher than both inflation and the Council's income growth in the Historical Period but the difference can be attributed to growth in rateable properties. The average annual growth in expenses per property (CAGR) was 2.9 percent, equal to inflation for the period.

Figure 3: Expense by rated property - historical and forecast



The Council expects average expenditure per annum (CAGR) growth of 3.0 percent in the Forecast Period, above the RBA forecast inflation of 2.5 percent, the difference being mainly due to growth in rateable properties. However, operating expenses per rated property are forecast to be lower than CPI with average growth (CAGR) of 2.1 percent per annum (see Figure 3).

In the Historical Period, 'material, contracts and other' expenses averaged 39.8 percent of total costs, with employee costs at 36.0 percent. The Council projects these will shift to 36.5 percent and 39.4 percent respectively, while depreciation remains steady at 22.1 percent.

The Council has an ongoing reform agenda of increasing transparency and probity with rolling service reviews of all expense drivers.[32] It has a strong focus on both expenditure and function review.[33] It is focused on agile service delivery and changes its procurement models in response to market conditions in addition to utilising shared procurement with neighbouring councils as appropriate. The Council also consults extensively with its towns on expectations for service provision and has

[30] The assumed CPI for the Historical Period is 2.9 percent, being the compound annual growth rate in the CPI (Adelaide) series from 2014-15 to 2023-24. Source: https://www.abs.gov.au/statistics/economy/price-indexes-and-inflation/consumer-price-index-australia/jun-quarter-2024

[31] See Note 29.

[32] See Note 29.

[33] See Note 29.

developed a master plan to look forward and determine priorities for all communities within the geographic footprint of the Council.[34]

5.1.3 Commission's recommendations on operating performance

The Commission notes the Council's good practices of reviewing expenditure regularly and consulting the community on priorities.

5.2 Net financial liabilities

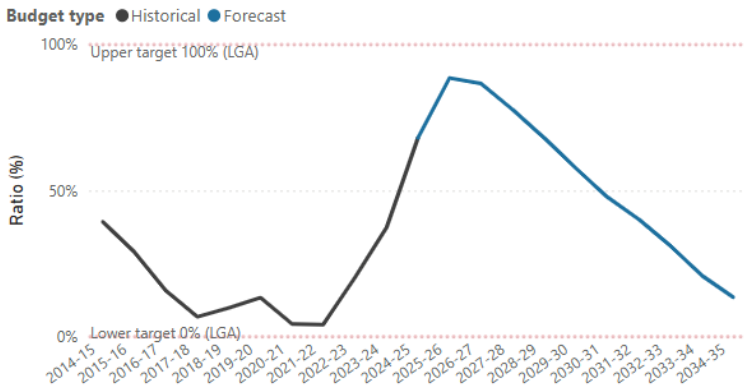
5.2.1 Key points

- ✓ The Council has a structured approach to debt management.
- ⚠ The Council has forecast high debt for a period of five consecutive years however could reconsider its proposed repayment pace.
- ✓ The Council's historical and forecast income always exceed its debt.

The Council maintains strong financial management and transparency, with historical and forecast income consistently exceeding net financial liabilities, even as debt rises to fund 'The Big Project'. Although finance costs and debt levels temporarily increase, prudent planning, published reports, and ongoing community support contribute to long-term sustainability. The Council could consider adjusting its rapid loan repayment strategy to better balance financial costs and intergenerational equity, as cash reserves will be low during peak capital expenditure.

The NFLR[35] is a measure of a council's indebtedness and indicates whether a council can cover its net financial liabilities over a period.

Figure 4: Net financial liabilities ratio – historical and forecast



The NFLR averaged 17.9 percent in the Historical Period remaining within the LGA recommended range. The Council forecasts an increase in the ratio to an average of 50.8 percent in the Forecast

[34] See Note 29.

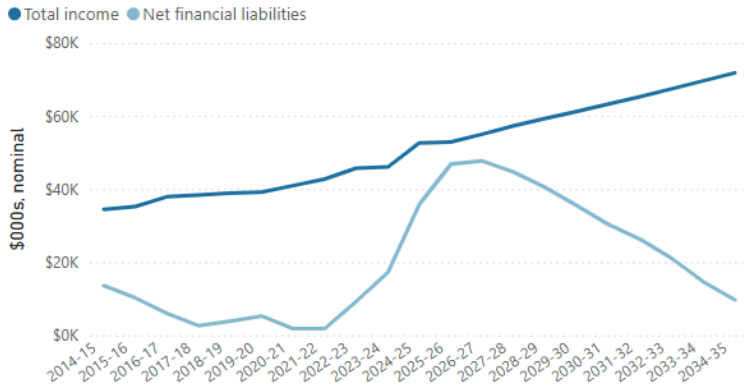
[35] The net financial liabilities ratio is defined as: Net financial liabilities ÷ Total operating income. This ratio measures the extent to which a council's total operating income covers, or otherwise, its net financial liabilities. The LGA target range is between zero and 100 percent of total operating income but could be higher in some circumstances (see LGA SA *Financial Indicators Paper*, pp. 7–8).

Period (with a peak of 88.6 percent in 2025-26) as it borrows to fund 'The Big Project' (Phase 1)– an intergenerational community infrastructure project.

The Commission notes the Council's diligent and transparent approach to this project with comprehensive, published, prudential reports.[36] Following extensive consultation, community support for the project is widespread. As noted above (see Figure 2), the Council forecasts deficit budgets from 2025-26 to 2026-27 reflecting cash flow impacts associated with this project.

Finance costs are forecast to increase in the near-term to support infrastructure development and return to average levels consistent with historical expenditure by June 2033. The Council proposes to repay loans rapidly (within seven years) and utilise CADs as required,[37] however the Commission suggests that the Council consider a slower repayment pace to support intergenerational equity.

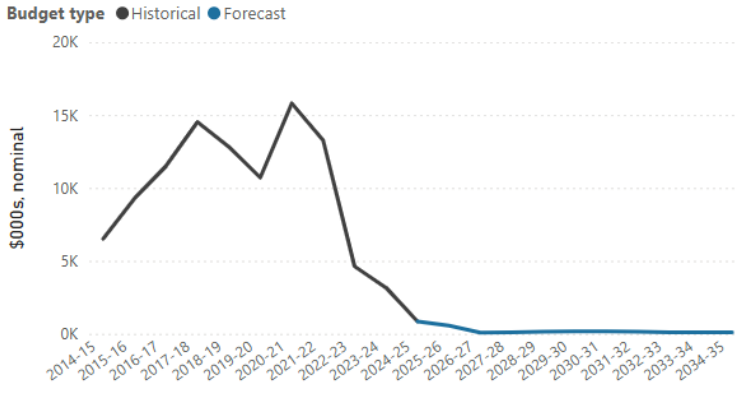
Figure 5: Total income and net financial liabilities – historical and forecast



Both historically, and in its forecast, the Council's annual income exceeds its net financial liabilities, noting some pressure in the early years of 'The Big Project' between 2024-25 and 2029-30 (see Figure 5). 'The Big Project' commenced in 2016 and most of the expenditure in Phase 1 will conclude by 2024-25. It is a long-term project with a 35-year time frame that is master-planned to deliver economic growth, community infrastructure, and social and environmental outcomes. $17.0 million is committed to this project in 2025-26 capital investment.[38]

[36] UHY Haines Norton, The Big Project – Priority 1 Projects – 2023 Update, Prudential Review February 2024.
[37] CADS – Cash Advance Debentures, Meeting with the Council, 27 May 2025.
[38] Annual Business Plan and Budget, 2025/26, p. 22.

Figure 6: Cash and cash equivalents at year end – historical and forecast



Cash held at the end of the financial year averaged $10.2 million in the Historical Period. In the Forecast Period, the Council anticipates that cash held will decline to an average of $0.2 million, as it repays borrowings and funds capital projects (see Figure 6).

5.2.2 The Commission's recommendations on financial liabilities

The Commission recommends that the Council:

1. **Consider** its pace of repayment of debt for 'The Big Project' to balance financial costs and intergenerational equity.

5.3 Asset renewals expenditure

5.3.1 Key points

- The Council has a comprehensive IAMP that is aligned with budgets and the LTFP.
- The Council could improve transparency in its IAMP by including more information on current asset condition.
- The Council's historical and forecast ARFR ratios indicate that the Council has and is likely to renew its assets in a timely manner.
- The Council has strong governance processes around new asset infrastructure projects that include community consultation.

The Council maintains strong governance and prudent financial management of assets, with renewal and replacement aligned to budgets and long-term plans. Asset renewal funding is projected to stay within recommended ranges, despite variability and some reliance on younger assets due to recent major investments. The Council could further enhance transparency by updating and summarising asset condition data in its IAMP, especially as it undertakes significant projects like 'The Big Project'.

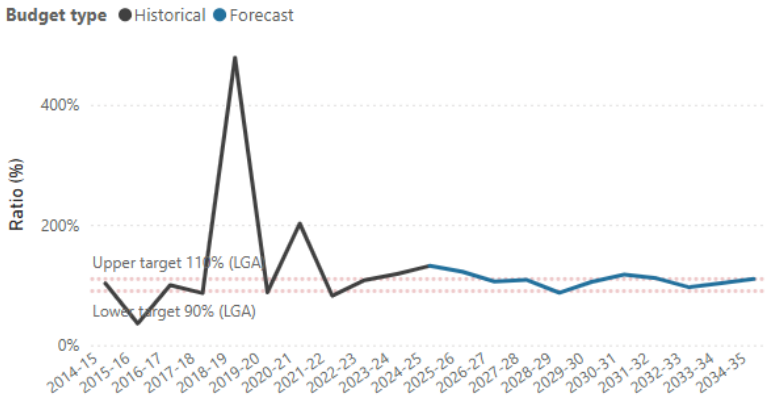
The Council has a comprehensive IAMP including all assets, that is reviewed every four years and updated as necessary. It promotes a systematic approach to managing assets however does not specify whether the figures presented are in real or nominal terms, nor any assumptions about its asset

values. It aligns its asset expenditure forecasts with annual budgets and the LTFP[39] (which does provide more detail about assumptions). Asset condition assessment and assessment of remaining useful life of the Council's assets is undertaken on a rolling basis depending on the asset class.[40] It is not clear from the Council strategic documents whether the remaining useful lives of assets are reviewed annually as required under Local Government Regulations and accounting standards.

The Council's IAMP notes that asset expenditure details and condition data are kept in a management information system and that system is integral to the IAMP and asset strategy. It could be helpful to report users to see a summary of condition data for each asset class within the IAMP. The Commission encourages the Council to continue to update condition data for all asset classes noting bridges and stormwater[41] assessments are outdated.

The Council advises it is working with State Government and developers on a possible major residential expansion project (Concordia growth area). The Commission notes that the Local Government Boundaries Commission has recommended that the Concordia growth area move to Gawler Council however, the Minister requested that the Commission amend its Report and recommendations.[42] Due to uncertainty, this project was not included in the current IAMP or LTFP. It is now more likely that the project will proceed and will therefore have a major impact on the LTFP and other strategic documents. The Commission recommends that all strategic plans are redeveloped to include the impact of the Concordia development as soon as a decision has been made.

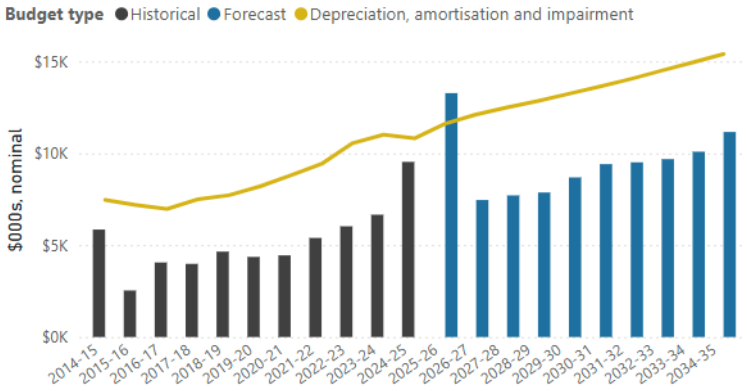
Figure 7: Asset renewal funding ratio (renewal expenditure net) – historical and forecast



The Council's net investment in infrastructure renewal averaged 101.4 percent in the Historical Period with some variability, however, indicates that on average, the Council is likely to have renewed its assets in a timely manner.[43] It advises that variability in historical renewal was a result of deficient information in its earlier IAMP and that it has since made a significant investment in updating the information.[44] In the Forecast Period, the Council anticipates that the ARFR (net) will average 106.7 percent, remaining within the LGA recommended range if achieved.

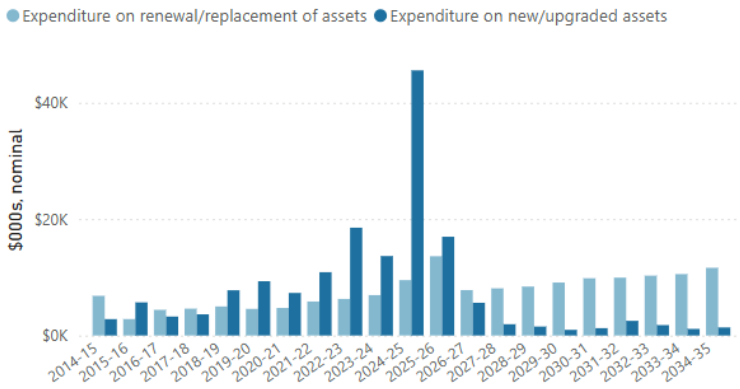
39 The Barossa Council Infrastructure Asset Management Plan 2024-2034 (adopted 19 November 2024), p. 21.
40 The Council response to ESCOSA questions, 30 April 2025.
41 The IAMP notes condition assessment for bridges in 2017 and Stormwater assets in 2009 and no condition profile for fleet plant and equipment.
42 Local Government Boundaries Commission, Boundary Proposal reform status available at: https://www.dit.sa.gov.au/local-government/boundaries-commission/current-proposals/town-of-gawler.
43 LGA SA Financial Indicators paper, p9, available at: https://dit.sa.gov.au/local-government/documents/office-of-local-government/financial_sustainability_information_paper_9.pdf
44 Correspondence with the Council, 9 September 2025.

Figure 8: Net asset renewal expenditure and depreciation – historical and forecast



In the Historical Period, the Council's ARFR on a depreciation basis averaged 56.5 percent, indicating that depreciation was high relative to the expenditure requirements set out in the IAMP. For the Forecast Period, this ratio is expected to be 70.3 percent, indicating that the depreciation expense continues to be higher than planned capital renewal expenditure. This may be due to the significant proportion of young long-life assets withing the Council's asset portfolio based on its historical and forecast new capital investments (further discussed below). The challenge for the Council will be to provide for future capital renewal, beyond the Forecast Period, ensuring that all Big Project renewals are not required simultaneously.

Figure 9: Total capital expenditure by category – historical and forecast



The Council expended an average of $5.2 million annually on renewal and replacement of assets in the Historical Period, and $8.3 million annually on average for new or upgraded assets in the same period. New/upgraded expenditure included $20.0 million expenditure over 2022-23 and 2023-24 on building infrastructure and recreation assets.[45]

The Council forecasts capital renewal and replacement expenditure of approximately $9.9 million per annum to maintain its existing assets.

'The Big Project' is a major infrastructure project (currently in progress) to uplift community infrastructure over the next 35 years. The Council is continuing to work on phase one of this project over the next few years.[46] This project is largely responsible for the average forecast of $3.5 million

[45] The Barossa Council General Purpose Financial Statements for 2022-23 and 2023-24 (Note 7).
[46] See Note 29

expenditure per annum on new and upgraded assets. The Council consults extensively with ratepayers, including on infrastructure development and priorities, to ensure that community expectations are managed and met.[47]

The Council's practice is to embed new asset projects within its LTFP when funding is certain, to enable assessment of the project in the broader context of the Council business. It also undertakes independent feasibility studies and business case development before project approval, for example the prudential reports obtained in relation to 'The Big Project'.[48] All reports are available on the Council's website in line with its governance principle of transparency.

5.3.2 The Commission's recommendations on asset renewals expenditure

The Commission notes the Council's good practice of maintaining a comprehensive IAMP and asset system that is aligned with budgets and the LTFP. The Commission also notes the rigorous process for approval of new infrastructure projects.

The Commission recommends that the Council:

2. **Update** the condition data for all asset classes and ensure that asset useful lives are reviewed annually.
3. **Clarify underlying assumptions and include** summary information on asset condition within the IAMP to improve transparency.
4. **Update** all strategic plans to reflect the impact of the Concordia Development at the earliest opportunity.

[47] The Barossa Council Infrastructure Asset Management Plan 2024-2034 adopted 19 November 2024, p. 12.
[48] See Note 36.

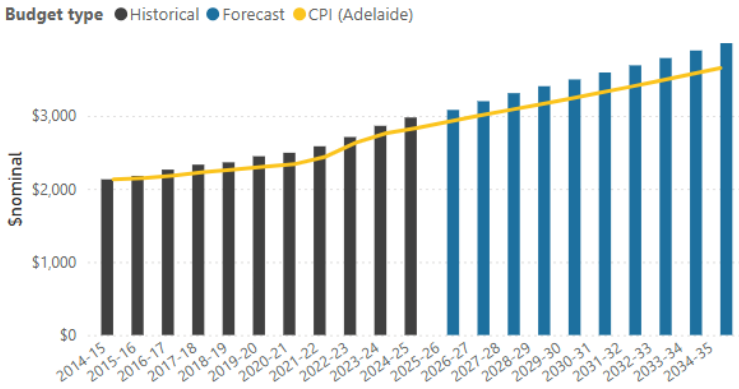
6 Advice on current and projected rate levels

6.1 Key points

⚠ Rates per property are forecast to increase by higher than inflation between 2025-26 and 2034-35.

✓ Rates affordability issues are unlikely.

Figure 10: Average rates revenue per property – historical and forecast



The Council had average rates income growth per annum (CAGR) of 4.1 percent in the Historical Period which was above CPI but incorporates 0.7 percent of growth in rateable properties. Rates per property average growth per annum for the historical period was 3.3 percent, also marginally above CPI of 2.9 percent. The Council's primary source of income was rates, averaging 78.3 percent of total income in the Historical Period and expected to be 80.9 percent of total income in the Forecast Period. The Council anticipates average rate income growth per annum (CAGR) to be 3.8 percent in the Forecast Period which includes growth in rateable properties at an average of 0.8 percent.

The proposed rate increase for 2025-26 is 3.4 percent for existing ratepayers,[49] which is above the forecast inflation for the year (3.1 percent[50]) but meets the Council's requirement for revenue to renew current infrastructure and provide service delivery at current standards.[51] It is unlikely that rates affordability will be an issue in the current, nor the Forecast Period, given the Council's SEIFA score.[52]

The Commission notes the Council's transparency demonstrated by its routine publication of detailed information including assumptions behind its decision-making.

[49] The Barossa Council Annual Business Plan and Budget 2025/26, p. 33.
[50] RBA data -forecast time series, available at: https://www.rba.gov.au/publications/smp/2025/aug/
[51] The Barossa Council Annual Business Plan and Budget 2025/26, p. 28.
[52] The Barossa area is ranked 62 among 71 South Australian '*local government areas*' (including Anangu Pitjantjatjara and Maralinga Tjarutja Aboriginal community areas and 'unincorporated SA') on the Australian Bureau of Statistics SEIFA Index of Economic Resources (2021), where a lower score (eg, 1) denotes relatively lower access to economic resources in general, compared with other areas, available at https://www.abs.gov.au/statistics/people/people-and-communities/socio-economic-indexes-areas-seifa-australia/latest-release

7 The Commission's next advice and focus areas

In the next cycle of the scheme, the Commission will review and report upon the Council's:

- achievement of plans to manage financial liabilities
- achievement of asset management plans
- implementation progress of 'The Big Project', and
- planning for the impact of the possible Concordia Growth area development, if the project is approved and proceeds.

8 Appendix: Glossary of terms

Term	Explanation
ABS	Australian Bureau of Statistics
AMP	Asset management plan (also called an IAMP)
ARFR	Asset Renewal Funding Ratio: renewal expenditure based (gross): Asset Renewal Expenditure / IAMP Renewal Expenditure (where IAMP expenditure includes sale of replaced assets) Asset Renewal Funding Ratio - renewal expenditure based (net) - if IAMP excludes sale of replaced assets: Asset Renewal Expenditure / IAMP Renewal Expenditure (where IAMP expenditure excludes sale of replaced assets) Asset Renewal Funding Ratio (depreciation based): Asset Renewal Expenditure / Depreciation (IAMP Renewal Expenditure is that required according to the IAMP.)
CAGR	Compound Annual Growth Rate: CAGR = $(V_{final} / V_{begin})^{1/t} - 1$ CAGR represents the mean annualized growth rate for compounding values over a given time period. CAGR smoothes the effect of volatility of periodic values that can render arithmetic means less meaningful. (Source: Wikipedia)
Commission	Essential Services Commission, established under the *Essential Services Commission Act 2002*
CPI	Consumer Price Index (Adelaide, All Groups)
Council	The Barossa Council
CWMS	Community Wastewater Management System
ESC Act	*Essential Services Commission Act 2002*
F&A	Local Government Advice: Framework and Approach – Final Report
FA Grants	Financial Assistance Grants (Commonwealth Government)
Forecast Period	10 years from 2025-26 to 2034-35
FTE	Full Time Equivalent
Historical Period	10 years from 2014-15 to 2023-24
IAMP	Infrastructure and asset management plan (also called an AMP)
LG Act	*Local Government Act 1999*

Term	Explanation
LGA SA Financial Indicators Paper	Local Government Association of South Australia, Financial Sustainability Information Pa per 9 - Financial Indicators Revised May 2019
LGGC	Local Government Grants Commission
LGPI	Local Government Price Index
LTFP	Long-term financial plan
NFLR	Net Financial Liabilities Ratio Net Financial Liabilities are defined as: Total Liabilities LESS Current Assets (Cash and Cash Equivalents) LESS Current Assets (Trade and Other Receivables) LESS Current Assets (Other Financial Assets) LESS Non-Current Assets (Financial Assets - excluding equity accounted investments in council businesses) The net financial liabilities ratio is: Net financial liabilities ÷ Total Operating Income
OSR	Operating Surplus Ratio The Operating Surplus (Deficit) is defined as: Total Operating Income LESS Total Operating Expenses The Operating Surplus Ratio is defined as: Operating Surplus (Deficit) ÷ Total Operating Income
Regulations	*Local Government (Financial Management) Regulations 2011*
RBA	Reserve Bank of Australia
SACES	The South Australian Centre for Economic Studies
SEIFA	Socio-Economic Indexes for Areas
SMP	Strategic management plan
SG	Superannuation Guarantee
The scheme or advice	Local Government Advice Scheme

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DEBATE REPORT

7.2 Corporate Services, Strategy and Innovation

7.2.2 LYNDOCH AND DISTRICT BOWLING CLUB APPLICATION FOR COMMUNITY LOAN - LIGHTING REPLACEMENT

Author: Manager Financial Services
26/17221

PURPOSE

To review and approve a community loan from the Local Government Finance Authority for $50,000 to assist the Lyndoch and District Bowling Club with the replacement of its lighting.

RECOMMENDATION

That Council, having reviewed the financial modelling for the Lyndoch and District Bowling Club at Attachment 1:

(1) Approve a Local Government Finance Authority community loan of $50,000 over a maximum period of 10 years for the Lyndoch and District Bowling Club for the replacement of its lighting.

(2) Authorise the Mayor and Chief Executive Officer to sign, seal and execute any relevant documents to give effect to part (1) of this resolution, including the loan application, loan funding agreement, debenture documentation and statutory declaration to the Local Government Finance Authority.

REPORT

Background
As outlined in Council's Treasury Management Policy, from time-to-time community groups may approach Council for financial support by way of a self-supporting loan and Council may agree to borrow funds from the Local Government Finance Authority (LGFA) on behalf of the community group. Specific eligibility criteria, as outlined in section 3.2.2.8 of the Treasury Management Policy, are required to be met before Council will agree to borrow funds on behalf of the community group.

If approved, community loan arrangements are governed in accordance with an agreed loan agreement between Council and the community group, including formal 6-monthly loan repayments.

Council's Treasury Management Policy outlines that Council's total community loan/loan guarantee balance should be maintained below 7.5% of Council's budgeted general rate revenue at any one time to ensure the financial sustainability of Council's overall financial position, ensuring Council's borrowing capacity is not inhibited.

It should be noted that community borrowings allow community groups to access our sector's borrowing capacity when they may otherwise struggle to obtain finance given they are leasing Council-owned land. If a community group defaults on its loan repayments, the liability for the loan repayments falls on Council, thus why it is important to perform an analysis of a community group's financial position and performance to ensure ongoing repayments are viable over the proposed term of the loan.

In terms of Council's financial indicators, any principal and interest repayments are cost neutral given all payments associated with the loan are recovered from the community group. Although a liability is recognised in our accounts, representing the loan that Council has taken out with the LGFA, this is offset by a community loan receivable asset, which represents the loan principal amounts which will be received by Council from the community group over the life of the loan.

Discussion
The Chief Executive Officer was approached by the Treasurer of the Lyndoch and District Bowling Club with a request for Council to fund the replacement of the existing lighting to its green, along with a quote for the works.

Due to the recent significant investment by the Council in the works at Barossa Park, the club was advised that these works would not be possible in the current year due to budget constraints. It was agreed that a $50,000 community loan with the LGFA would assist the club to complete the lighting replacement works, ensuring the club can continue to provide benefits to the Barossa community. This was approved by the Lyndoch and District Bowling Club at a special meeting in December 2025, as shown in the minutes at Attachment 3.

Refer to Attachment 1 for financial modelling performed by the Manager Financial Services using the club's financial results over the past 3 years (refer to Attachment 2). This assesses the club's ability to repay the proposed loan of $50,000 over a 10-year term. As shown at Attachment 1, based on prior year results, it is modelled that the club will have capacity to repay the loan over the 10-year term, as evidenced by the positive cash balance each year of the proposed loan term.

With a community loan balance as at 28 February 2026 of $1,978,681 and total budgeted general rate revenue in 2025-26 of $34,942,871, a $50,000 increase to the community loan balance would result in a loan balance ratio of 5.81%. This is within the 7.5% limit outlined in Council's Treasury Management Policy, therefore resulting in continued compliance with policy if the proposed loan for $50,000 is approved.

Summary and Conclusion
As evidenced by the financial modelling information at Attachment 1, the Lyndoch and District Bowling Club has capacity to repay a proposed $50,000 loan over a 10-year term and therefore it is recommended that Council support the club's request.

The proposed loan is also within the 7.5% limit outlined in Council's Treasury Management Policy.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 Financial model for Lyndoch and District Bowling Club - lighting replacement - Modelling ⇩

Attachment 2 Financial model for Lyndoch and District Bowling Club - lighting replacement - 3 Year Financial Input ⇩

Attachment 3 Lyndoch and District Bowling Club - minutes from 6 December 2025 special meeting - supporting $50,000 community loan application ⇩

Supporting references

Nil

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Corporate Plan

CS6 Community - To help the prosperity and wellbeing of the community. Community grants programs. Support for community groups – networking, advice, input to The Big Project

CS3 Assets - Planning, construction, maintenance and operation of Council's assets (Transport, Bridges, Community Wastewater Management System, Community, Cultural, Recreation and Stormwater)

BS6 Finance - Provision of financial and budgetary accounting services, treasury and investment services, management reporting, reconciliation and taxation services, asset accounting, internal control, accounts payable and receivable services

Legislative Requirements
Local Government Act 1999

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY

Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

This proposal supports service delivery by the club on behalf of the community.

2. SUSTAINABILITY & ENVIRONMENT

Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

There are no impacts on Council's key financial indicators as outlined in the body of the report.

Council's total community loan/loan guarantee balance is also maintained below 7.5% of Council's budgeted general rate revenue as required by Council's Treasury Management Policy.

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

Nil

COMMUNITY ENGAGEMENT

Not applicable.

Financial Modelling - Lyndoch and District Bowling Club - Lighting Replacement - Operating and Cash Position

PROJECT YEARLY COST NET (GST Exclusive)	2025 (Base)	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	Totals:
Net Operating Result Profit/(Loss)	**22,569**	**22,933**	**23,301**	**23,673**	**24,048**	**24,427**	**24,810**	**25,196**	**25,585**	**25,977**	**26,373**	**26,771**	
Total Operating Revenue	122,466	125,527	128,666	131,882	135,179	138,559	142,023	145,573	149,213	152,943	156,767	160,686	
Total Operating Expenses	99,897	102,594	105,364	108,209	111,131	114,132	117,213	120,378	123,628	126,966	130,394	133,915	
Opening Net Cash Balance		90,939	110,514	127,100	144,058	161,391	179,103	197,197	215,677	234,547	253,808	273,465	
Yearly Result		22,933	23,301	23,673	24,048	24,427	24,810	25,196	25,585	25,977	26,373	26,771	
Less: Proposed total loan repayment for year		(3,358)	(6,715)	(6,715)	(6,715)	(6,715)	(6,715)	(6,715)	(6,715)	(6,715)	(6,715)	(3,358)	
Closing Cash Balance	**90,939**	**110,514**	**127,100**	**144,058**	**161,391**	**179,103**	**197,197**	**215,677**	**234,547**	**253,808**	**273,465**	**296,879**	
Revenue Indexation Rate		2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	
Expenditure Indexation Rate		2.70%	2.70%	2.70%	2.70%	2.70%	2.70%	2.70%	2.70%	2.70%	2.70%	2.70%	
Operational													
Operating Revenue													
From Input Sheet	122,466	125,527	128,666	131,882	135,179	138,559	142,023	145,573	149,213	152,943	156,767	160,686	
Estimated Additional Revenue from the New Facility - N/A											-		
Operating Expenses													
From Input Sheet	99,897	102,594	105,364	108,209	111,131	114,132	117,213	120,378	123,628	126,966	130,394	133,915	
Estimated Additional Cost - Cleaning - New Facility - N/A			-	-	-	-	-	-	-	-	-		
Estimated Additional Cost - Stock - N/A			-	-	-	-	-	-	-	-	-		
Estimated Additional Cost - Maintenance - N/A			-	-	-	-	-	-	-	-	-		
Loan Repayments													
Loan interest repayment		1,495	2,821	2,585	2,334	2,068	1,786	1,487	1,170	833	476	97	17,154
Loan principal repayment		1,863	3,894	4,130	4,381	4,647	4,929	5,228	5,546	5,882	6,239	3,260	50,000
Total loan repayment		**3,358**	**6,715**	**6,715**	**6,715**	**6,715**	**6,715**	**6,715**	**6,715**	**6,715**	**6,715**	**3,358**	**67,154**

THE BAROSSA COUNCIL

DUE DILIGENCE REPORT - LEVEL 2 - PROJECT FEASIBILITY STUDY (Sections A to E)

Related Policy/Process	**TBCPOC4400 Budget & Business Plan and**
Document Owner:	**Manager Financial Services**
Document Control:	**Manager Financial Services**

Financial Modelling - Lyndoch and District Bowling Club - Lighting Replacement

PROJECT YEARLY COST NET (GST Exclusive)	**Year 1**	**Year 2**	**Year 3**	**Weighted annual estimate for modelling**	
Weighting	**33%**	**33%**	**33%**		
	2022-23	**2023-24**	**2024-25**		
Figures for modelling:					
Total operating revenue	**$ 113,646.28**	**$ 129,610.61**	**$ 124,140.54**	**$ 122,465.80**	
Total operating expenses	**$ 79,789.16**	**$ 108,547.47**	**$ 111,355.01**	**$ 99,897.20**	
Net operating result profit/(loss)	**$ 33,857.12**	**$ 21,063.14**	**$ 12,785.53**	**$ 22,568.59**	
Operating revenue:					
Bar sales	$ 61,107.35	$ 71,987.65	$ 59,864.70	$ 64,319.89	
Catering revenue	$ 16,313.87	$ 17,265.55	$ 14,895.55	$ 16,158.32	
Green fees	$ 12,181.80	$ 12,207.90	$ 5,715.50	$ 10,035.07	
Member fees/subscriptions	$ 7,615.00	$ 9,835.00	$ 11,935.00	$ 9,795.00	
Donations, fundraising, raffles, sponsorship	$ 13,582.90	$ 12,857.75	$ 22,893.30	$ 16,444.65	
Uniform sales	$ 1,344.00	$ 1,428.00	$ 3,398.00	$ 2,056.67	
Other	$ 1,501.36	$ 4,028.76	$ 5,438.49	$ 3,656.20	
Total operating revenue for modelling:	**$ 113,646.28**	**$ 129,610.61**	**$ 124,140.54**	**$ 122,465.80**	
Operating revenue excluded from analysis:					
Grants	$ -	$ 3,000.00	$ 1,069.19	$ 1,356.40	
Sale of plant and equipment	$ -	$ 100.00	$ -	$ 33.33	
Total operating revenue	**$ 113,646.28**	**$ 132,710.61**	**$ 125,209.73**	**$ 123,855.53**	
Total operating revenue per source documents	**$ 113,646.28**	**$ 132,710.61**	**$ 125,209.73**	**$ 123,855.53**	Figures taken from financial statements
Variance	$ -	$ -	$ -	$ -	
Operating expenses:					
Bar expenses/purchases	$ 3,466.59	$ 33,866.08	$ 30,452.03	$ 22,594.90	
Building and greens expenses	$ 25,555.93	$ 18,726.40	$ 23,004.40	$ 22,428.91	
Events and catering	$ 9,861.18	$ 11,922.68	$ 11,117.35	$ 10,967.07	
Uniforms	$ 2,398.00	$ 2,489.50	$ 4,726.72	$ 3,204.74	
Plant and equipment and repairs	$ 8,241.00	$ 16,566.52	$ 13,830.67	$ 12,879.40	
Other	$ 30,266.46	$ 24,976.29	$ 28,223.84	$ 27,822.19	
Total operating expenditure for modelling:	**$ 79,789.16**	**$ 108,547.47**	**$ 111,355.01**	**$ 99,897.20**	
Operating expenses excluded from analysis					
Depreciation	$ -	$ 1,550.00	$ 2,598.00	$ 1,382.67	
Total operating expenses	**$ 79,789.16**	**$ 110,097.47**	**$ 113,953.01**	**$ 101,279.87**	
Total operating expenses per source documents	**$ 79,789.16**	**$ 110,097.47**	**$ 113,953.01**	**$ 101,279.87**	Figures taken from financial statements
Variance	$ -	$ -	$ -	$ -	

LYNDOCH & DISTRICT BOWLING CLUB INC.



MINUTES OF THE SPECIAL GENERAL MEETING HELD ON SATURDAY 6th DECEMBER 2025 AT 5:00pm

1. **PRESENT**
   Please refer to attached Attendance Record of 40 Members (30 required for quorum).

2. **WELCOME**
   President D Green welcomed all present and opened the meeting at 5.07pm

3. **APOLOGIES** As per Attendance Record – 4 apologies received.

4. **President's explanation of required spending:** Darren explained to Members about the roof and guttering repairs urgently needed and the cost of $12,000.
   Moved B Thomson, seconded G Mattingly that the expenditure on the roof repairs be endorsed.
   Members vote was affirmative.

5. **President's explanation of the upgrade to Solar System.** The quote received for this is $29,000. The Treasurer will seek quotes to offset expenditure.
   Moved C Davies, seconded J Pratt that the expenditure on the new solar and battery system be approved.
   Members vote was affirmative.

6. **President's explanation of the need for the Greens Lighting to be updated.** He explained that this will cost $85,000 and that the Treasurer is applying for grants to help with the cost. We will also apply for a loan for half of the cost.
   Moved C Davies, seconded D Turvey that the expenditure on the proposed lighting replacement be approved and that the Treasurer and President be authorised to loan up to $75,000 to pay for the lighting upgrade (including signing for loan).
   Members vote was affirmative

7. **GENERAL BUSINESS**
   - **7.1.** New Uniforms. New shirts should arrive by Christmas. If members wish to order more, they can go onto West Coast Bowls to order but can also ask Committee Members for assistance if needed.
   - **7.2.** Christmas Raffle Tickets to be returned by Friday 12th December 2025.

8.

9. **MEETING CLOSED**
   The President thanked those members present for their time and contributions and closed the meeting at 5.14pm.

These Minutes will be ratified and signed by the President at the next meeting.

President: **Date:**

DEBATE REPORT

7.2 Corporate Services, Strategy and Innovation

7.2.3 ANGASTON RAILWAY STATION - COMMERCIAL ACTIVATION/BUSINESS INCUBATION

Author: Economic Development and Strategy Lead
26/17867

PURPOSE

This report seeks Council endorsement for the undertaking of an Expression of Interest process for the short- term lease of the Angaston Railway Station as a pilot program to support local business incubation, following in-principle endorsement by the Executive Leadership Team.

RECOMMENDATION

That Council:

(1) Endorses an Expression of Interest (EOI) process being undertaken for the short-term lease of the Angaston Railway Station, based on the methodology and criteria proposed in this Report;

(2) Subject to finding a suitable tenant, enters into a lease agreement based on a low-cost lease model (compared to commercial rates) as a pilot project; and

(3) Requires a report be returned to Council at the conclusion of the tenancy, with findings from the pilot project to inform future decision-making.

REPORT

Background
Angaston Railway Station dates from 1911 and is listed as a State Heritage Place. The station building forms part of a $3.48 million redevelopment of the precinct, which included construction of the Barossa Adventure Station. It is strategically located on Community Land at the head of Barossa Trail and is co-located with the Barossa Valley Machinery Preservation Society.

The vision for the future use of the building is captured in the **Angaston Railway Precinct Masterplan,** which involved extensive community consultation and was adopted in 2017:

1. *Conserve Railway station building and encourage adaptive reuse (café or restaurant, museum, local artist or produce shop) with WIFI and temporary outdoor seating (such as bean bags)*

The restoration of the station building was completed in 2019 and was reliant on significant grant funds for the precinct including:

SA Heritage grant – railway roof restoration - **$20,000**
Local Government Stimulus Program - **$34,250**
Planning and Development Fund –**$1,119,250**

Council called for Expressions of Interest for business or community use of the station building in September 2020. While a number of EOIs were received, none were progressed, noting the onset of Covid at that time. The building has sat vacant since, and with key staff turnover, no further activations have been instigated by council or the community.

Introduction
With recent resourcing to activate the Economic Development function of Council and coordinate delivery of the Local Economic Development Plan (LEDP), it is timely to contemplate a renewed approach to the use of the building to support strategic outcomes that benefit the business and wider community and contribute to regional economic growth and the visitor experience.

The building is comprised of three distinct but connected rooms, one standalone room and the landing adjacent the platform *(See Attachment 1 - Photos)*. It is equipped with power and running water (one sink), heating/cooling and freestanding toilet cubicle that is currently locked and un-serviced.

A site inspection with Council's Manager Assets and Capital Delivery indicates the building remains in sound condition but requires an external pressure clean, internal deep cleaning, new window locks and potential addition of fly screens to make it fit-for-purpose. General open space maintenance is also needed. These improvements can be absorbed within existing budget.

The site particularly lends itself to activities of a hospitality, creative, tourism or VIO (Visitor Information Office) nature that are complementary to, not in competition with, mixed use tenancies in the main street.

While this project is seen as progressing implementation of the Angaston Railway Station masterplan, further consultation with key stakeholders is warranted *(refer EOI and Engagement Process)*.

Importantly, this project should be treated as a pilot to establish 'proof of concept' to inform future decision-making. A short-term lease (6-12 months) and low-cost rental model (compared to commercial rates) is recommended to support the 'incubation' nature of the proposal and inform longer-term recommendations around commercial activation.

Discussion
Strategic activation of the precinct through a commercial tenancy supports wide-ranging tourism, economic and community outcomes:

- Potential activation of the early morning/twilight economy
- Vibrant tenancy mix (assuming multiple tenants)
- Increases foot traffic through the precinct and connectivity with the main street
- Passive surveillance
- Strengthened neighbourhood/precinct identity

- Supports innovative small business concepts/improves business attraction and retention
- Grows foot traffic and visitation
- Improves town centre activation and precinct identity
- Uplifts local community and culture
- Internal improvements to the tenancy (more lettable).

Strategic Alignment:
The project aligns with all Pillars of the Community Plan, and business incubation is contemplated in several key areas of the LEDP:

- Review options for the provision of direct assistance to aspirational local businesses, including start-ups, those seeking to expand existing operations, or those diversifying into complementary sectors.
- Identify potential locations and develop a Strategy to establish shared workspaces within commercial centres
- Partner with landholders of vacant properties in commercial centres to help activate vacant buildings and town centres

Within the tourism landscape, new product and experiences are identified as key drivers in both the draft Barossa Destination Management Plan and SA Regional Visitor Strategy.

The findings of this pilot can also be used to inform the delivery of other strategic and operational work such as the District Action Plans.

EOI and Engagement Process
Council is aware of demand for retail space from small business and has received a direct approach from a business owner seeking a retail presence in Angaston.

An EOI process will not only help quantify demand but provide transparency around the rationale for a supporting low-cost rental model (compared to commercial rates) as a pilot project.

EOIs would be assessed against key criteria using a scoring matrix and provide clear parameters for prospective applicants by specifying:
- What success looks like (activation, visitor drawcard)
- Lease parameters (term, rent expectations, fit-out responsibilities)
- Site constraints (heritage overlay)

A two-stage process (EOI → detailed business case) may be considered.

Applications will be evaluated against key criteria which may include:

1. Strategic Alignment
Does the proposal align with Council's broader objectives?
- Alignment with tourism, economic development strategy and place-based plans
- Contribution to visitation and length of stay
- Fit with precinct vision and surrounding uses

- Complementarity (not duplication) of existing local offerings
- Contribution to destination brand

2. Quality & Concept Strength
Is the idea compelling and well thought through?

- Clear value proposition and point of difference
- Authenticity and local character
- Quality of visitor experience
- Design intent (if fit-out required)
- Activation of the space (day/night use, seasonality, vibrancy)
- Innovation or experiential elements

3. Commercial & Financial Viability
Is the proposal realistic and sustainable?

- Demonstrated business experience
- Track record in hospitality/tourism (if applicable)
- Financial capacity and funding sources
- Realistic revenue projections
- Ability to pay proposed rent/lease terms
- Business plan robustness
- Risk awareness and mitigation strategies

4. Community & Economic Benefit
What broader value does it generate?

- Local employment opportunities
- Support for local suppliers/producers
- Partnerships with local businesses
- Contribution to the local economy
- Community accessibility (if relevant)
- Cultural sensitivity and inclusion

5. Operator Capability & Governance
Can they actually deliver?

- Relevant skills and experience of key personnel
- Operational plan (hours, staffing, service model)
- Compliance understanding if relevant (food safety, liquor licensing, etc.)
- WHS and risk management approach
- Governance structure (if a partnership or consortium)

6. Activation & Place Outcomes

- How the proposal activates the underutilised space
- Contribution to safety and passive surveillance
- Engagement with public realm
- Contribution to vibrancy and visitation patterns
- Programming or events (if applicable)

7. Sustainability, Heritage & Environmental Considerations

- Sustainable operations (waste, water, energy)
- Fit-out sustainability

- Consideration for heritage overlay
- Responsible tourism practices

8. Lease & Property Considerations

- Proposed lease term
- Capital investment into the space
- Maintenance responsibilities
- Ability to meet building constraints
- Insurance and compliance capability

Applications will be assessed against weighted criteria by an internal panel representing economic development, community development, and tourism and events.

The process will be underpinned by a robust communications plan to engage the Barossa business community, supported by FAQs and supporting information on Council's website.

Lease arrangements

Council's Property Lead has made a number of recommendations to support lease and risk management processes which will be progressed internally if the proposal is supported.

Evaluation / Measures of success

Evaluation will include a range of qualitative and quantitative data such as:

- commercial performance;
- tourism and visitation impact;
- place activation and precinct outcomes;
- community and economic benefit;
- asset condition and stewardship;
- strategic alignment; and
- reputation and relationships.

Performance measures should be embedded in the lease agreement to include such things as minimum trading hours, reporting requirements, customer/visitor data, activation benchmarks and the like. An end-of-lease evaluation framework is also desirable.

Summary and Conclusion

Substantial financial and community investment has been made into the railway precinct, however the aspirations for the site remain unrealised. A lease agreement has potential to deliver a return on investment, at minimal cost to Council or community, whilst delivering on the key strategic objectives for the site, the town centre and the community more broadly.

Aside from the lost opportunity to realise tangible outcomes for the community, ongoing vacancy presents significant asset maintenance issues and a landmark building risks falling into disrepair.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 Angaston Railway Station - Supporting Documentation - Photos ⇩

Supporting references
Nil

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Corporate Plan

CS10 Economic Development - Facilitating the economic well-being and quality of life of the local businesses and the community

Legislative Requirements
A review of the status of the prevailing Community Land Management Plan may be required to identify any limitations of use of the station building. Due consideration should also be given to the National Competition Policy to ensure that the pilot project abides by required parameters around Competitive Neutrality.

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY
Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Nil

2. SUSTAINABILITY & ENVIRONMENT
Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Contemplated in body of report relevant to sustainability and heritage overlay.

3. FINANCIAL
Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

No additional funding is required for project implementation. Cosmetic improvements to make the building fit-for-purpose can be absorbed within the current budget.

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

A communications plan will support community education around the rationale for undertaking the project.

COMMUNITY ENGAGEMENT

Extensive community consultation occurred during development of the Angaston Railway Precinct Masterplan, which was adopted in 2017.

Subject to approval, Council officers will develop a communications plan to engage the Barossa business and wider community, supported by FAQs and supporting information on Council's website. Separately, a review of the status of the prevailing Community Land Management Plan may be required to identify any limitations of use of the station building.





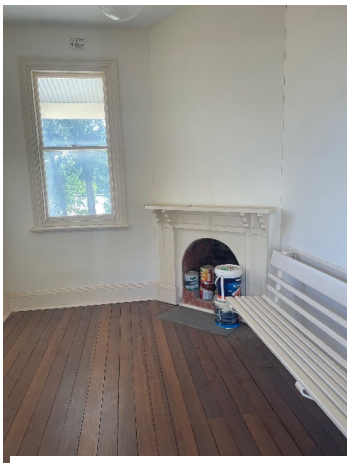
3 interconnected rooms - Rm 1



Rm2



Rm 3



Standalone room 4



Landing



View from carpark

DEBATE REPORT

7.2 Corporate Services, Strategy and Innovation

7.2.4 MONTHLY FINANCE REPORT AS AT 28 FEBRUARY 2026

Author: Senior Accountant
26/18271

PURPOSE

The monthly finance report update as at 28 February 2026 provides information on the financial position and performance of the Council, including notes on material trends and transactions.

RECOMMENDATION

That Council receives and notes the monthly finance update report as at 28 February 2026, as provided at Attachment 1.

REPORT

The monthly finance report as at 28 February 2026 is at Attachment 1. This report has been prepared comparing the year-to-date actuals at the end of the period, to the original adopted 2025-26 budget and updated Q2 budget, as approved at the February 2026 Council meeting.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 Monthly Finance Report Council February 2026

Supporting references

Nil

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Corporate Plan

BS6 Finance - Provision of financial and budgetary accounting services, treasury and investment services, management reporting, reconciliation and taxation services, asset accounting, internal control, accounts payable and receivable services

Legislative Requirements

Nil

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY

Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Monthly monitoring of financial performance ensures Council is in a position to ensure budget and expenditure are aligned to meet approved levels of service.

2. SUSTAINABILITY & ENVIRONMENT

Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

To enable Council to make effective and strategic decisions, a high-level monthly finance report is provided for Council's noting.

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

Nil

COMMUNITY ENGAGEMENT

Community consultation was undertaken as part of the original budget adoption process for 2025-26, as required by the relevant legislation. This report is advising Council of the monthly finance position compared to that budget.

MONTHLY FINANCE REPORT

AS AT 28 February 2026
For Year Ending 30 June 2026

Uniform Presentation of Finances

	Notes	% Actual Expenditure to Revised Budget	Original Budget (Full-Year) $'000	Revised Budget (Q2) (Full-Year) $'000	Actual Result (Year-to-Date) $'000
OPERATING ACTIVITIES:		*Operating*			
Operating revenue			52,900	52,959	47,813
Less: Operating expenses		**64.11%**	(53,078)	(54,489)	(34,932)
Operating Surplus / (Deficit)			**(178)**	**(1,530)**	**12,881**
CAPITAL ACTIVITIES:					
Net Outlays on Existing Assets		*Capital*			
Capital expenditure on renewal and replacement of existing	*1*	30.42%	(14,808)	(12,194)	(3,709)
Add back: Depreciation, amortisation & impairment			11,615	12,451	8,301
Add back: Proceeds from sale of replaced assets			344	344	79
Subtotal			**(2,849)**	**601**	**4,671**
Net Outlays on New and Upgraded Assets					
Capital Expenditure on new and upgraded assets	*1*	40.61%	(18,446)	(8,141)	(3,306)
Add back: Amounts received specifically for new and upgraded assets			5,673	1,387	1,770
Subtotal			**(12,773)**	**(6,754)**	**(1,536)**
Net Lending/(Borrowing) for the Financial Year			**(15,800)**	**(7,683)**	**16,016**
Total % Capital Budget Spent		**34.50%**			

NOTES

1) 2025-2026 capital expenditure to end of February 2026 includes:	**$**
-Nuriootpa Waste Water Treatment Plant	1,146,639
-Barossa Park Redevelopment	351,035
-Computer Hardware Refresh - Replacement	346,704
-Creative Industries Centre - The Big Project	343,000
-Computer Hardware Refresh - completion of prior contract	272,791
-Enterprise Resource Planning (ERP) project	147,800
-Nuriootpa Soccer Clubrooms	84,231
-Springton Oval - Play Equipment	163,774
-Eden Valley Playground	139,601
-Road Resealing	1,626,440
-Bridges	82,268
-Footpath Renewal	189,783
-Minor Plant Renewal	55,852
-Public Conveniences	35,783
-Road Pavement	1,246,447
-Stormwater and Drainage	57,147
-Streetscaping	72,787
-CWMS Network Pump Stations	41,955

DEBATE REPORT

7.3 Infrastructure and Environmental Services

7.3.1 TANUNDA FOOTBALL CLUB - COACHES BOXES

Author: Director Infrastructure and Environmental Services
26/18790

PURPOSE

Tanunda Football Club have approached Council for permission to undertake works at no cost to Council on two (2) buildings at the Tanunda Recreation Park to install new Coaches Boxes.

RECOMMENDATION

That Council:

(1) Approve the works to be undertaken subject to development approval with the following conditions:

a. All works are to be at no cost to Council.
b. The ongoing maintenance and renewal of the coaches' boxes is the Tanunda Football Club's responsibility.
c. Any damage or issues caused to existing infrastructure as a result of the installation is the responsibility of the Tanunda Football Club to rectify.

(2) That the above conditions are reflected in the lease agreement between Council and the Tanunda Football Club

REPORT

Introduction
Council has been approached by the Tanunda Football Club seeking Council approval to undertake modifications to the Canteen on the Northern side of the Grandstand and the Top Bar on the Southern side of the Grandstand. Works include the installation of stairs and spaces upstairs including glazing to create dedicated home and away coaches' boxes.

Discussion
The Tanunda Football Club (TFC) have identified improvements they wish to make to enhance the facility for themselves and broader users of the facility including organisations that host events within the facility such as Veterans Cricket.

TFC have undertaken a design process through JBG Architects (*attached*) to create a design that leverages existing structures but keeps with the broader design intentions of the site.

The funding mechanisms that TFC have identified is through their own funds along with sponsorship and in-kind support from several corporate partners who have provided statements of support (*attached*). In this case those partners are Ultimate Engineering NB Structural Detailing JBG Architects and Triaxial Consulting

As this project is at the request of the TFC and in discussion no financial support from Council is required and noting that the expenditure and value of the additions will not be reflected in either of Council's Asset Management or Financial Systems. Along with this TFC have agreed to the conditions outlined in the recommendation in which they are solely responsible for the construction, maintenance and renewal of the Coaches Boxes. TFC will also be responsible to rectify and damage or issues that are directly related to the works.

Summary and Conclusion
The Tanunda Football Club has requested the approval of Council to undertake works to construct two (2) coaches' boxes above the Canteen and Top Bar adjacent to the existing Grandstand. These works require no up-front or ongoing financial investment by Council.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1	JBG Architects - Design - Tanunda Football Club - Coaches Boxes ⇩
Attachment 2	Ultimate Engineering - Letter of support - Tanunda Football Club - Coaches Boxes ⇩
Attachment 3	NB Structural Detailing - NB Audio - Letter of support - Tanunda Football Club - Coaches Boxes ⇩
Attachment 4	JBG Architects - Letter of support - Tanunda Football Club - Coaches Boxes ⇩
Attachment 5	Triaxial Consulting - Letter of support - Tanunda Football Club - Coaches Boxes ⇩

Supporting references
Nil

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Community Plan

Our Economy

Implementing economic development strategies to support future growth opportunities and a diversified and resilient economy showcasing the Barossa rural and regional character.

Strategic Outcome

- We partner with and support local business.
- We look to maximize community economic return.

Our Places

Our places and spaces enhance the liveability, retain rural and regional character and diversity of our communities.

Strategic Outcome

- We plan for and deliver infrastructure to enhance our places.



We strive to be a leader in regional Local Government and are committed to delivering effective, efficient, and valued services to the community.

Strategic Outcome

- We have strong relationships, and where appropriate, partner with our community, industries, stakeholders, the Local Government sector and Governments.

Legislative Requirements
Nil

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. **SERVICE DELIVERY**
   Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

   Nil

2. **SUSTAINABILITY & ENVIRONMENT**
   Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

   Nil

3. **FINANCIAL**
   Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

   Nil

4. **PEOPLE**
   Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

   Nil

5. **REPUTATION**
   Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key

stakeholders, other levels of government and its own employees and contractors.

Nil

COMMUNITY ENGAGEMENT

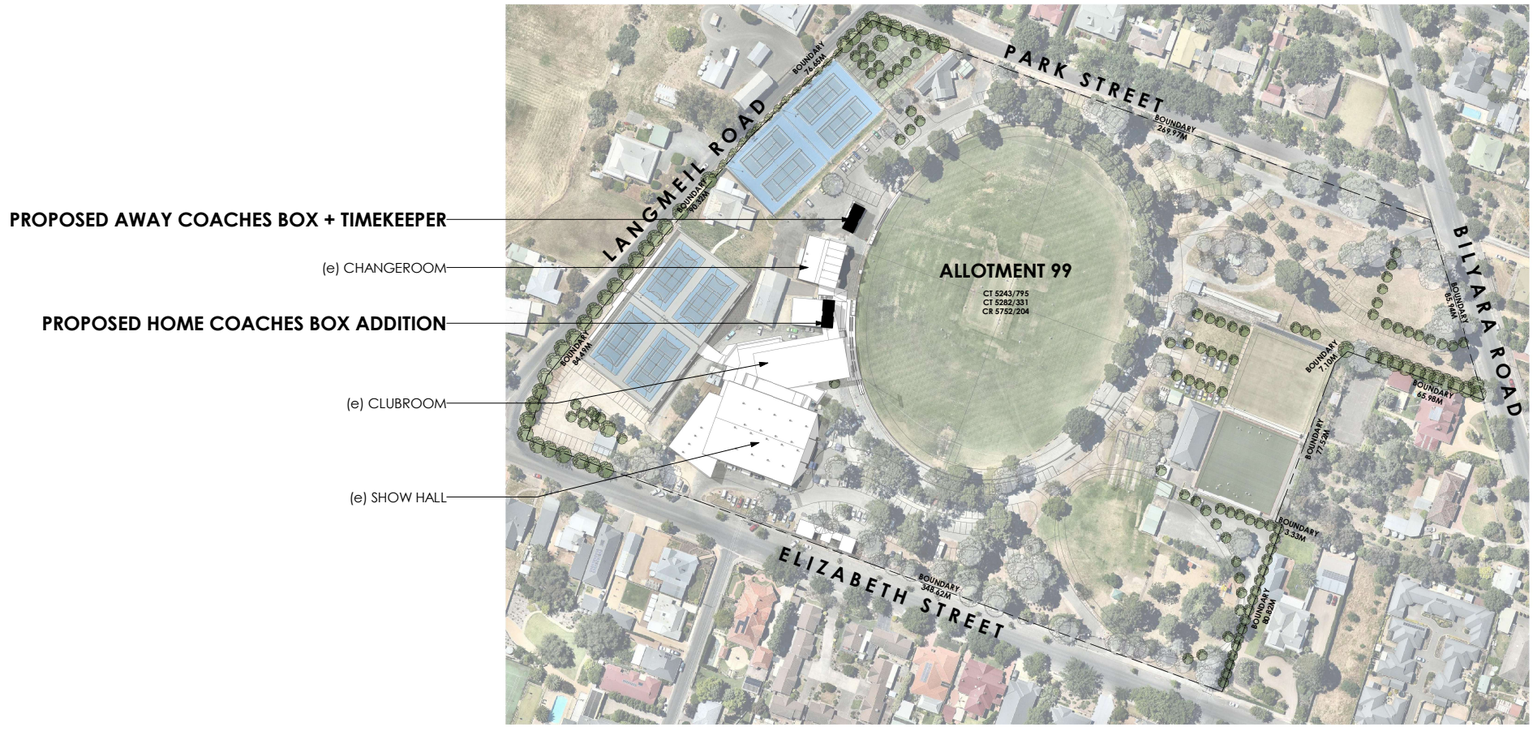
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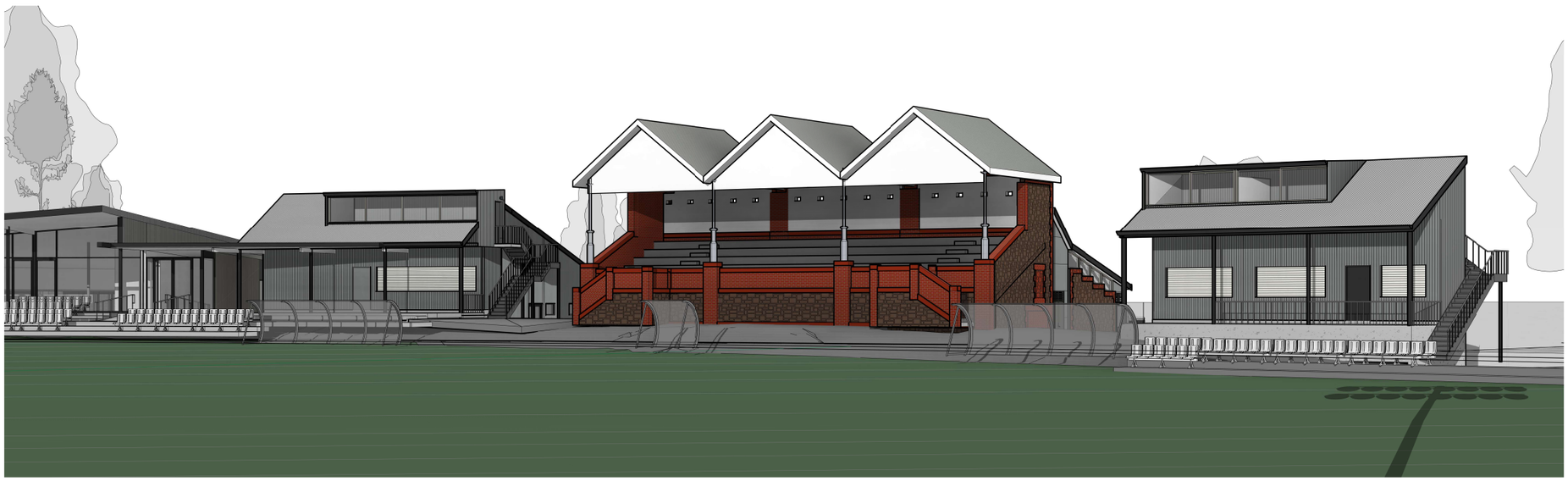
TANUNDA RECREATION PARK - COACHES BOXES
ALTERATIONS & ADDITIONS

ARCHITECTURAL DRAWING LIST

DWG No.	DWG CONTENT
A000	COVERSHEET & PERSPECTIVE
A101	FLOOR PLAN - COACHES BOXES
A111	EXISTING & DEMOLITION PLAN
A121	REFLECTED CEILING PLAN
A141	ROOF PLAN
A201	ELEVATIONS - COACHES BOXES - HOME
A202	ELEVATIONS - COACHES BOXES - AWAY
A301	SECTIONS



1 BLOCKPLAN
1 : 1250
0 12.5m 25m 37.5m 50m 62.5m
1:1250 @ A1, 1:2500 @ A3

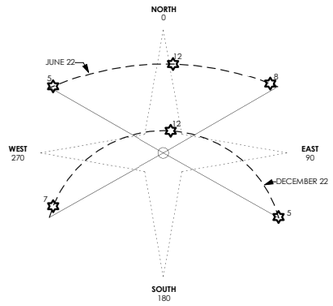


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P.01	CLIENT REVIEW	FA	HA	08.05.25
P.02	PA	HA	BC	12.12.25



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Architect
J B G ARCHITECTS PTY LTD
residential - commercial - winery - planning - architecture - interiors - landscape
38 MURRAY STREET
TANUNDA 5352
P. 08 8563 1155
E. admin@jbgarchitects.com

Client
KYM UNDERWOOD

Project Name
TANUNDA REC PARK
COACHES BOXES

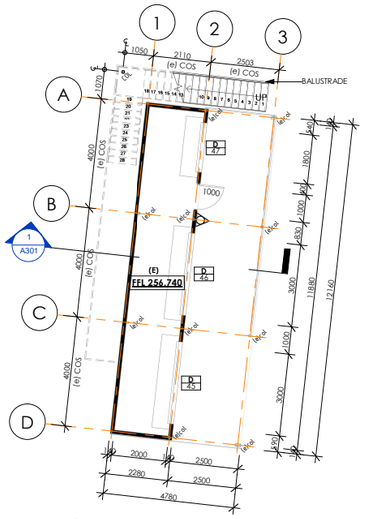
Project Address
ELIZABETH STREET TANUNDA SA 5352

Drawing Title
COVERSHEET & PERSPECTIVE

Project Number	Drawn by
2512	HA
	Approved by JG
Drawing Number A000	Issue P.02

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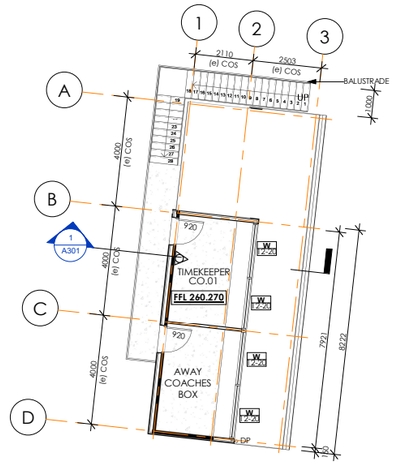


1 FLOOR PLAN - AWAY BOX - GROUND

1 : 100

0 1.0m 2.0m 3.0m 4.0m 5.0m

1:100 @ A1, 1:200 @ A3

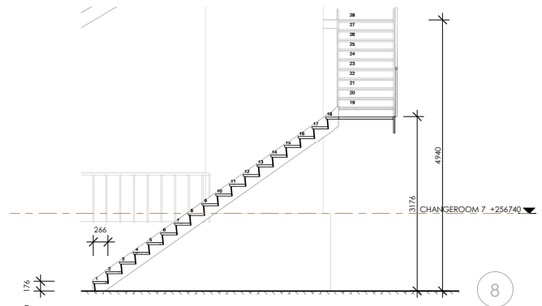


2 FLOOR PLAN - AWAY BOX - UPPER LEVEL

A201 1 : 100

0 1.0m 2.0m 3.0m 4.0m 5.0m

1:100 @ A1, 1:200 @ A3

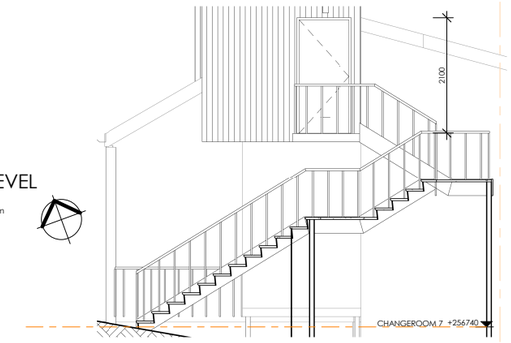


5 STAIR TYPE 1

1 : 50

0 0.5m 1.0m 1.5m 2.0m 2.5m

1:50 @ A1, 1:100 @ A3

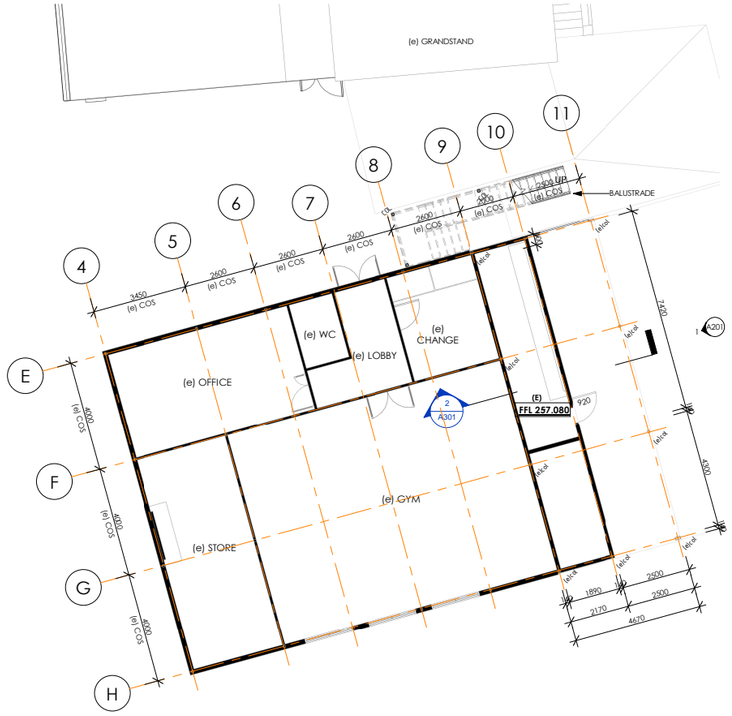


6 STAIR TYPE 2

XA101 1 : 50

0 0.5m 1.0m 1.5m 2.0m 2.5m

1:50 @ A1, 1:100 @ A3

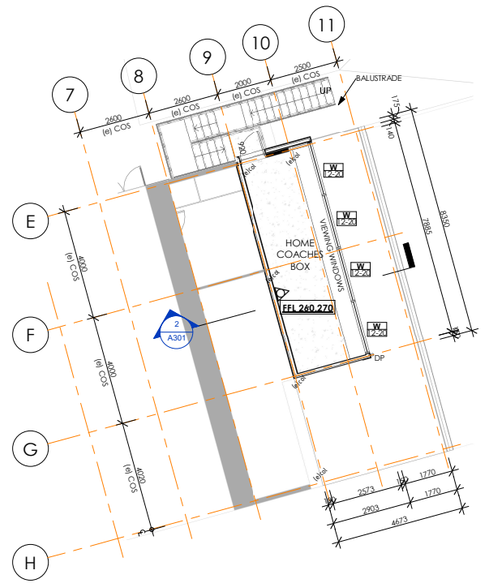


3 FLOOR PLAN - HOME BOX - GROUND

1 : 100

0 1.0m 2.0m 3.0m 4.0m 5.0m

1:100 @ A1, 1:200 @ A3



4 FLOOR PLAN - HOME BOX - UPPER LEVEL

A201 1 : 100

0 1.0m 2.0m 3.0m 4.0m 5.0m

1:100 @ A1, 1:200 @ A3

PLAN NOTES

FOOTING NOTES:

- OFF-FORM EXPOSED CONCRETE FOOTING : EXPOSED EDGE TO FOOTING TO BE STEEL-TROWEL FINISHED TO PROVIDE TRUE + CLEAN EDGE.
- PROVIDE SLAB SETDOWNS TO ALL WET AREAS TO ENGINEERS DETAILS FOR FLOOR DRAINAGE GRADING.
- PROVIDE APPROPRIATE SETDOWNS + FLOOR GRADES TO WET AREAS. REFER DRAWING WET AREA DETAILS- A.701 + A.702 FOR MORE DETAILS.

WALL NOTES:

GENERAL NOTES

- ALL FINISHES AS SCHEDULED ON DRAWING A.201 (ELEVATIONS).
- DIMENSIONS TO FLOOR PLAN TYPICALLY EXCLUDE CLADDINGS + LININGS.
- ALL WALL FRAMING TO ENGINEERS DETAILS.
- INSTALLATION OF PROPRIETARY CLADDINGS / LININGS TO MANUFACTURERS DETAILS.
- PROVIDE INSULATION AND SARKING AS SCHEDULED OR EQUIVALENT TO ALL EXTERNAL WALLS.

EXTERNAL DOORS + WINDOWS:

- FIT WITH MATCHING INSECT SCREENS AND SELECTED HARDWARE TO OWNERS REQUIREMENTS.
- PROVIDE DRAUGHT PROTECTION + WEATHER SEALS TO ALL EXTERNAL SWING DOORS

FLOOR FINISHES:

- FFL DENOTES: FINISHED FLOOR LEVEL
- CONFIRM ALL FLOOR SELECTIONS WITH OWNER PRIOR TO ORDERING/INSTALLATION.
- FOR COMMERCIAL / PUBLIC BUILDINGS: FLOOR COVERINGS TO HAVE A CRITICAL RADIANT FLUX NOT LESS THAN INDICATED IN BCA PART C1.10a TABLE 1.

FLOOR FINISH LEGEND:
CO.01 CONCRETE

DESIGN FOR ACCESS AND MOBILITY:

- PROVIDE SANITARY FIXTURES / HANDRAILS / DOORS / RAMPS- SUITABLE FOR PEOPLE WITH DISABILITIES IN ACCORDANCE WITH AS 1428.1(DESIGN FOR ACCESS AND MOBILITY-GENERAL REQUIREMENTS FOR ACCESS-NEW BUILDING WORK). FIXTURES TO OWNERS SELECTIONS

STAIRWAY LEGEND

STAIRWAY NOTES:

- STEEL CONSTRUCTION OR PROPRIETARY TYPE STAIRCASE. CONFIRM STAIRCASE STYLING WITH CLIENT.
- TREADS SHALL HAVE A NON-SLIP FINISH OR A SUITABLE NON-SKID STRIP NEAR THE EDGE OF THE NOSINGS COMPLYING WITH BCA PART -TABLE D2.14
- ALL PLATFORMS, WALKWAYS, STAIRWAYS AND LADDERS SHOULD BE CONSTRUCTED AND INSTALLED AS PER AS 1657
- STAIRWAYS SHALL NOT BE LESS THAN 600mm WIDE MEASURED BETWEEN THE INSIDE EDGES OF THE HANDRAILS
- THE ANGLE OF SLOPE BETWEEN THE STILES AND THE HORIZONTAL SHALL BE NOT LESS THAN 26.5 DEGREES AND NOT GREATER THAN 45 DEGREES

FLIGHTS:
STAIRWAYS MAY BE CONSTRUCTED IN STRAIGHT FLIGHTS OR IN FLIGHTS CURVED HORIZONTALLY

STRAIGHT FLIGHTS

- THE NUMBER OF RISES IN A FLIGHT OF STAIRS SHALL NOT EXCEED 18
- WHERE THERE IS MORE THAN ONE FLIGHT, ADJACENT FLIGHTS SHALL BE CONNECTED BY A LANDING, EXCEPT WHERE SUITABLE MEANS SUCH AS A BARRIER OR AN INCREASE IN LENGTH OF THE LANDING TO NOT LESS THAN 2000mm IS TO BE PROVIDED TO PREVENT A PERSON FROM FALLING MORE THAN 36 STEPS
- THERE SHALL BE NOT MORE THAN 36 RISES WITHOUT A CHANGE IN DIRECTION

NOSINGS SHOULD BE THAT THE EDGE OF THE STAIRS IS HIGHLIGHTED, ESPECIALLY WHERE THE STAIRS MAY BE USED IN A VARIETY OF LIGHTING CONDITIONS

STAIR TYPE 1
FFL= 4940mm
28 RISES AT 176mm (150 MIN / 215 MAX)
27 GOINGS AT 266mm (215 MIN / 305 MAX)
2R + G= 618mm
(BCA COMPLYING STAIR SLOPE RELATIONSHIP: 2R + G= 550 MIN TO 700mm MAX)

STAIR TYPE 2
FFL= 3590
21 RISES AT 171mm (150 MIN / 215 MAX)
20 GOINGS AT 296mm (215 MIN / 305 MAX)
2R + G= 638mm
(BCA COMPLYING STAIR SLOPE RELATIONSHIP: 2R + G= 550 MIN TO 700mm MAX)

NOSINGS SHOULD BE THAT THE EDGE OF THE STAIRS IS HIGHLIGHTED, ESPECIALLY WHERE THE STAIRS MAY BE USED IN A VARIETY OF LIGHTING CONDITIONS

LANDING NOTES:

- THE LENGTH AND WIDTH OF THE LANDING SHALL BE NOT LESS THAN THE WIDTH OF THE STAIRWAY
- THE LANDING SHALL HAVE A MINIMUM VERTICAL CLEARANCE OF 2000mm
- EVERY ACCESS LANDING SHALL PROVIDE STANDING SPACE OF AT LEAST 600mm CLEAR OF CROSS-TRAFFIC OR DOOR SWING

GUARDRAILING:
EXCEPT WHERE THERE IS A FIXED STRUCTURE AT A DISTANCE NOT GREATER THAN 100mm FROM THE STAIRWAY STILE, STAIRWAYS AND STAIRWAY LANDINGS SHALL BE PROVIDED WITH GUARDRAILING ON ANY EXPOSED SIDE.

HANDRAILING NOTES:
EVERY STAIRWAY SHALL BE PROVIDED WITH AT LEAST ONE HANDRAIL WHICH SHALL HAVE A SMOOTH CONTINUOUS TOP SURFACE THROUGHOUT THE LENGTH OF EACH STAIRWAY FLIGHT. WHERE THE WIDTH OF THE STAIRWAY EXCEEDS 1000mm, A HANDRAIL SHALL BE PROVIDED ON EACH SIDE. BALL STANCHIONS MAY BE USED.

- HANDRAILS AT NOT LESS THAN 750mm APART ARE ALSO REQUIRED ON BOTH SIDES OF CURVED STAIRWAYS WHERE THE RADIUS TO THE CENTRELINE OF THE STAIRWAY IS 2000mm OR LESS.
- PIPE HANDRAILS SHALL NOT BE LESS THAN 30mm OUTSIDE DIAMETER
- THE HANDRAIL SHALL BE PARALLEL TO THE ANGLE OF THE SLOPE OF THE STAIRWAY AND THE HEIGHT MEASURED VERTICALLY ABOVE THE NOSING OF THE TREAD SHALL BE NOT LESS THAN 800mm AND NOT GREATER THAN 1000mm.
- HANDRAILS TO BE IN ACCORDANCE WITH BCA CLAUSE D3.3 AND CLAUSE 12 OF AS1428.1

BALUSTRADE NOTES:

- BALUSTRADE SHALL BE MIN 1000mm HIGH PROPRIETARY TYPE BALUSTRADE SYSTEM DESIGNED AND INSTALLED IN ACCORDANCE WITH AS 1170.1.
- ALL OPENINGS WITHIN BALUSTRADE SHALL NOT PERMIT A SPHERE OF 125mm DIAM TO PASS THROUGH IT AT ANY POINT.

NOTES

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P.02	PA	HA	BC	12.12.25

Architect

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38 MURRAY STREET
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P. 08 8563 1155
E. admin@jbgarchitects.com

Client

KYM UNDERWOOD

Project Name

TANUNDA REC PARK
COACHES BOXES

Project Address

ELIZABETH STREET TANUNDA SA 5352

Drawing Title

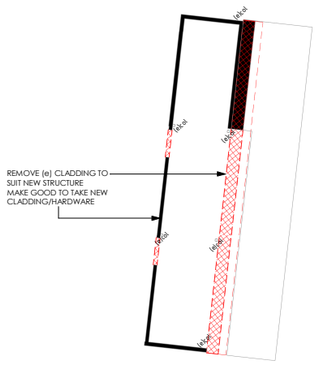
FLOOR PLAN -
COACHES BOXES

Project Number	Drawn by
2512	HA
	Approved by
	JG
Drawing Number	Issue
A101	P.02

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1 A201 EXISTING AND DEMOLITION PLAN - AWAY BOX - UPPER LEVEL

1 : 100

0 1.0m 2.0m 3.0m 4.0m 5.0m

1:100 @ A1, 1:200 @ A3

DEMOLITION LEGEND

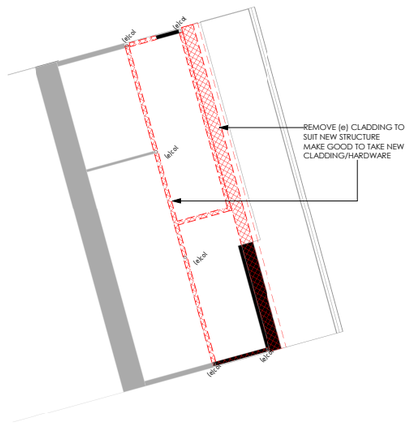
EXISTING WALL TO REMAIN

EXISTING WALL OR OTHER TO BE DEMOLISHED / REMOVED.

DEMOLITION NOTES:

- GENERALLY MAKE GOOD SURFACES TO REMAIN FOLLOWING DEMOLITION.
- PROTECT ALL SERVICES, PIPING, DUCTING ETC TO BE RETAINED + MAKE GOOD TO ANY DAMAGE.
- GENERALLY DE-COMMISSION REDUNDANT SERVICES + REMOVE IF EXPOSED TO VIEW.
- THE BUILDER IS TO INSPECT EXISTING BUILDINGS BEING ALTERED FOR ANY PRESENCE OF ASBESTOS. REMOVAL OF ASBESTOS BY A LICENCE CONTRACTOR + CURRENT ASBESTOS REGULATIONS
- BUILDER / CONTRACTOR TO ENSURE DEMOLITION AND MEANS OF ENSURING SAFETY AND AVOIDING DAMAGE TO NEIGHBOURING PROPERTY DURING DEMOLITION IN ACCORDANCE WITH THE PROVISIONS OF AS.2601 'THE DEMOLITION OF STRUCTURES'

NOTE : ALL STRUCTURAL DEMOLITION TO BE CARRIED OUT IN CONSULTATION WITH STRUCTURAL ENGINEER.



2 A201 EXISTING AND DEMOLITION PLAN - HOME BOX - UPPER LEVEL

1 : 100

0 1.0m 2.0m 3.0m 4.0m 5.0m

1:100 @ A1, 1:200 @ A3

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Drawing Title

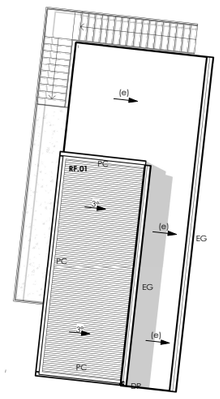
EXISTING &
DEMOLITION PLAN

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2512	HA
	Approved by
	JG
Drawing Number	Issue
A111	P.02

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1 ROOF PLAN - AWAY BOX
1 : 100
0 1.0m 2.0m 3.0m 4.0m 5.0m
1:100 @ A1, 1:200 @ A3

ROOF PLAN NOTES

GUTTERS:
- COLOURS/FINISHES TO MATCH EXISTING GUTTERS
- GUTTERS TO ACHIEVE A MINIMUM 1:200 FALL TOWARDS DOWNPIPES.
- ALL NEW GUTTERS TO CONTAIN A BASIC LEAF GUARD MESH

DOWNPIPES + RAINHEADS:
- REFER TO FLOOR PLAN/ELEVATION DRAWINGS FOR LOCATIONS.
- DOWNPIPE SIZE + FINISH AS SCHEDULED ON ELEVATION DRAWINGS A.201, A.202

HEAD VENTS:
- CONFIRM LOCATION OF SANITARY PLUMBING HEAT VENTS THROUGH ROOF WITH CLIENT PRIOR TO INSTALLATION.
- VENTS TO TERMINATE AT MINIMUM RECOMMENDED HEIGHT

ROOF PLAN LEGEND

DP 90mm PVC DOWNPIPE INSIDE 100mm GALVANISED PIPE.
EG EAVE GUTTER - COLORBOND FINISH
PC PARAPET CAPPING SCRIBED TO ROOF SHEET PROFILE - COLORBOND FINISH

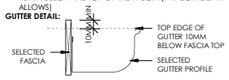
NOTE:
- PROVIDE A PVC SEALED SYSTEM FROM EAVE GUTTERS TO RAINWATER TANKS.
- BURY STORMWATER BELOW GROUND. PROVIDE A PIPE FLUSH SYSTEM TO PIPE BEFORE RISING TO TANK INLET (IE A SCREW TOP SEWER IP OR SIMILAR)
- PROVIDE A BALANCING PIPE & ISOLATING VALVE BETWEEN EACH RAINWATER TANK

GUTTER OVERFLOW PROVISIONS

IN REFERENCE TO BCA VOL TWO (PART 3.5.2- GUTTERS AND DOWNPIPES), THE FOLLOWING CALCULATIONS + REMEDIES HAVE BEEN DETERMINED:-

- **CONTROLLED FRONT BEAD HEIGHT (1.5L/S/M)**- BY INSTALLING THE TOP EDGE OF THE GUTTER A MINIMUM OF 10MM BELOW THE TOP OF THE FASCIA (IF FASCIA DEPTH ALLOWS)

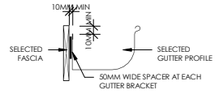
GUTTER DETAIL:

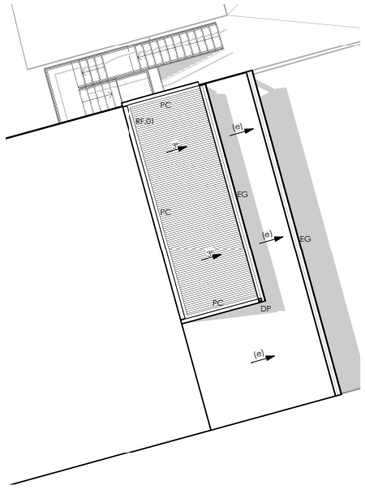


ALTERNATIVELY:

- **CONTROLLED BACK GAP (1.5L/s/m)**- ADOPTING A PERMANENT MINIMUM 10MM SPACER INSTALLED BETWEEN THE GUTTER BACK + THE FASCIA, AND ONE SPACER PER BRACKET WITH THE SPACER NOT MORE THAN 50MM WIDE, AND THE BACK OF THE GUTTER INSTALLED A MINIMUM OF 10MM BELOW THE TOP OF THE FASCIA

GUTTER DETAIL:





2 ROOF PLAN - HOME BOX
1 : 100
0 1.0m 2.0m 3.0m 4.0m 5.0m
1:100 @ A1, 1:200 @ A3

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residential - commercial - winery - planning - architecture - interiors - landscape
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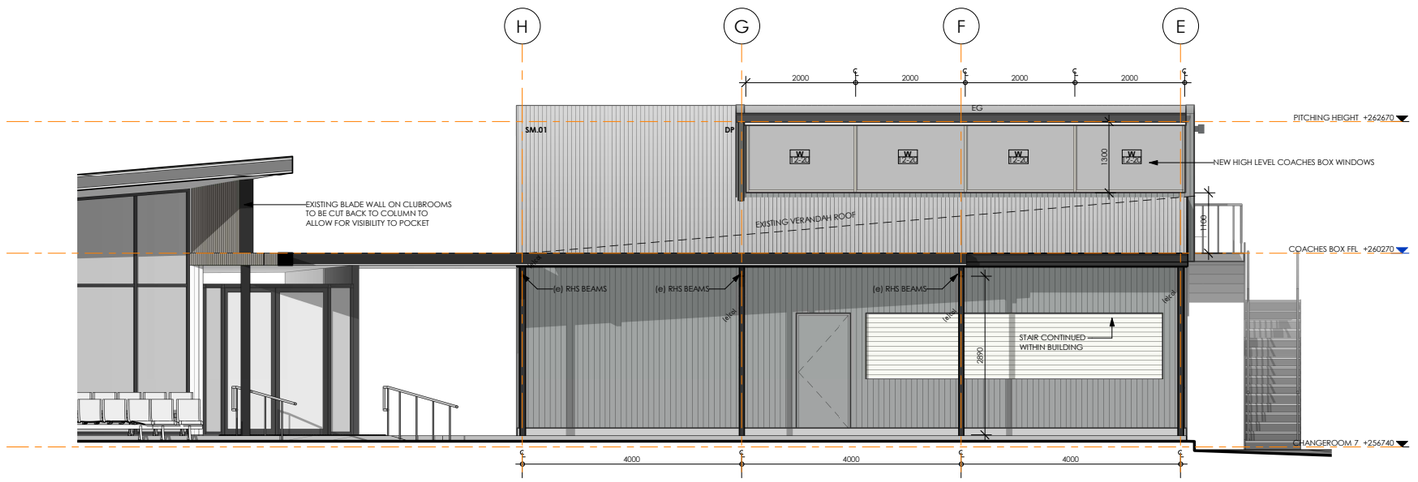
Drawing Title
ROOF PLAN

Project Number	Drawn by
2512	HA/FA
	Approved by
	JG
Drawing Number	Issue
A141	P.02

PRELIMINARY
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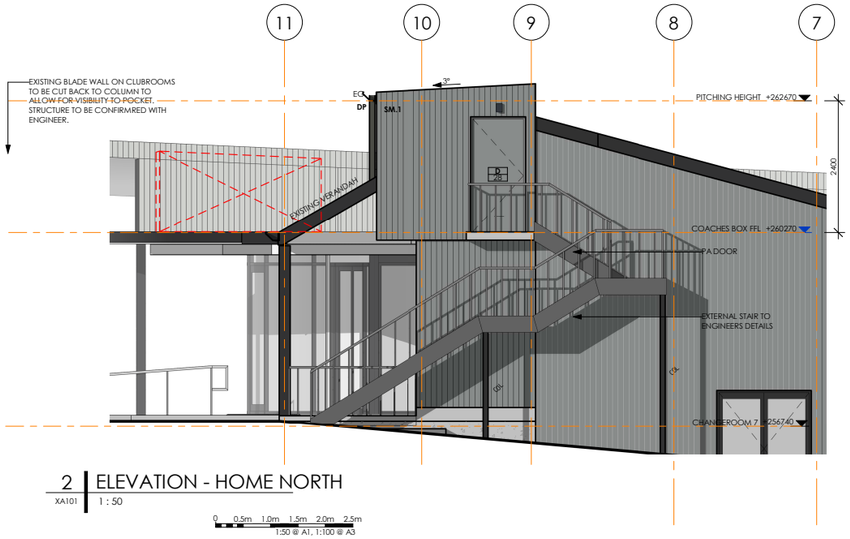
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12/12/2025 8:43:42 AM \\SERVER\Shared Folders\Projects\JBG 2025\2512 Tanunda Football Club Coaches Boxes\5. JBG Drawings + Photos\2512 - TFC-Changerooms_Existing Fabric 250424 Coaches Box_R25.rvt



1 | ELEVATION - HOME EAST
A101 | 1 : 50

0 0.5m 1.0m 1.5m 2.0m 2.5m
1:50 @ A1, 1:100 @ A3



2 | ELEVATION - HOME NORTH
XA101 | 1 : 50

0 0.5m 1.0m 1.5m 2.0m 2.5m
1:50 @ A1, 1:100 @ A3

NOTES

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Issue	Issued For	By	To	Date
P.01	CLIENT REVIEW	FA	HA	08.05.25
P.02	PA	HA	BC	12.12.25

EXTERNAL FINISHES SCHEDULE

ROOF + TRIMS:
SHEET CLADDING:
RF.1: ROOF CLADDING
- **CUSTOM ORB** WITH MATCHING FLASHINGS. COLORBOND FINISH: **WINDSPRAY**
- SELECT APPROPRIATE ROOF SHEET PROFILE TO SUIT ROOF PITCH

FASCIAS / TRIMS + BARGE BOARDS:
- FASCIA FINISH: TO MATCH ROOF FINISH

GUTTERS:
RG: ROOF GUTTER
- **GUTTER PROFILE TO BE CONFIRMED**
- GUTTER FINISH: COLORBOND FINISH: **WINDSPRAY**
- GUTTERS TO ACHIEVE A MINIMUM 1:200 FALL TOWARDS DOWNPIPES.
- ALL NEW GUTTERS TO CONTAIN A BASIC LEAF GUARD MESH.

DOWNPIPES/RAINHEAD:
DP: DOWNPIPE
- 100dia DOWNPIPES WITH WALL BRACKETS AT 2000 C/C MAX.
- DOWNPIPE LOCATIONS AS INDICATED ON DRAWING- TO BE SPACED MAXIMUM 12M APART + EACH DP TO SERVICE NOT MORE THAN 70M2 OF ROOF AREA.
- DOWNPIPE LOCATIONS HAS BEEN DETERMINED BASED ON VISUAL APPEARANCE AND TO FACILITATE ROOF DRAINAGE- IF FURTHER DOWNPIPES ARE REQUIRED CONSULT OWNER OR ARCHITECT FOR PRIOR APPROVAL.
- DOWNPIPE FINISH: **TO MATCH ROOF FINISH**

WALLS:
METAL SHEET CLADDING:
SM.1: SHEET METAL CLADDING
- **CUSTOM ORB** SHEET CLADDING; COLORBOND FINISH: **WINDSPRAY**

- **PROVIDE 100MM COVER FLASHINGS AT ALL CORNERS AND OPENINGS**
- SHEETING IN ORIENTATION AS INDICATED ON DRAWING.

EXPOSED STEELWORK:
- STEELWORK IN PAINTED FINISH: **TO MATCH EXISTING**

WINDOWS + DOORS:
ALUMINIUM FRAMES:
- ALUMINIUM FRAME IN POWDERCOAT FINISH: **TO MATCH EXISTING**
- PA DOORS TO MATCH ADJACENT WALL COLOUR

GENERAL NOTES:
SELECT APPROPRIATE MATERIALS IN CONJUNCTION WITH THE REQUIREMENTS FOR APPLICABLE BUSHFIRE RISK AREA + FIRE RESISTANT MATERIALS NEAR BOUNDARIES.

THE BUILDER IS TO PROVIDE A SAMPLE OF EXTERNAL MATERIAL COLOURS + FINISHES TO THE OWNER PRIOR TO ORDERING.

PRELIMINARY
WORK IN PROGRESS ISSUE
12/12/2025 8:43:42 AM

Architect
J B G ARCHITECTS PTY LTD
residential - commercial - winery - planning - architecture - interiors - landscape
38 MURRAY STREET
TANUNDA 5352
P. 08 8563 1155
E. admin@jbgarchitects.com

Client
KYM UNDERWOOD

Project Name
TANUNDA REC PARK
COACHES BOXES

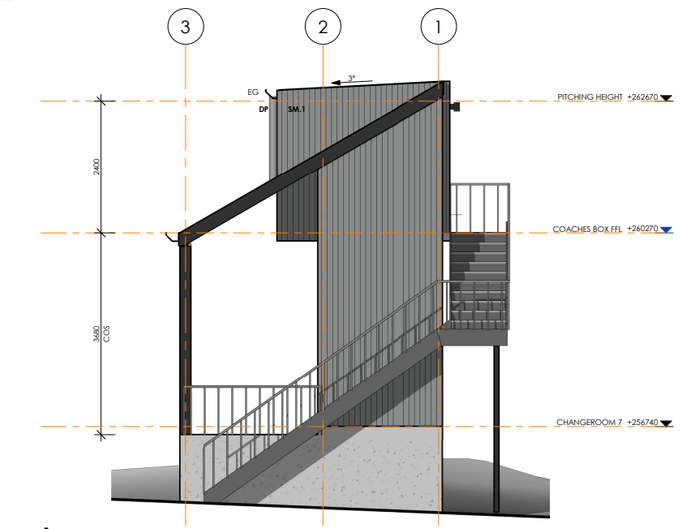
Project Address
ELIZABETH STREET TANUNDA SA 5352

Drawing Title
ELEVATIONS - COACHES BOXES - HOME

Project Number	Drawn by
2512	HA
	Approved by: JG
Drawing Number: A201	Issue: P.02

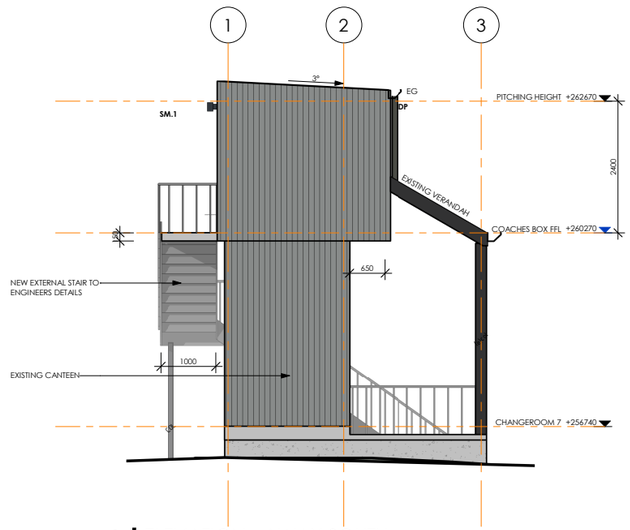
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12/12/2025 8:43:58 AM \\SERVER\Shared Folders\Projects\JBG 2025\2512 Tanunda Football Club Coaches Boxes\5. JBG Drawings + Photos\2512 - TFC-Changerooms_Existing Fabric 250424 Coaches Box_R25.rvt

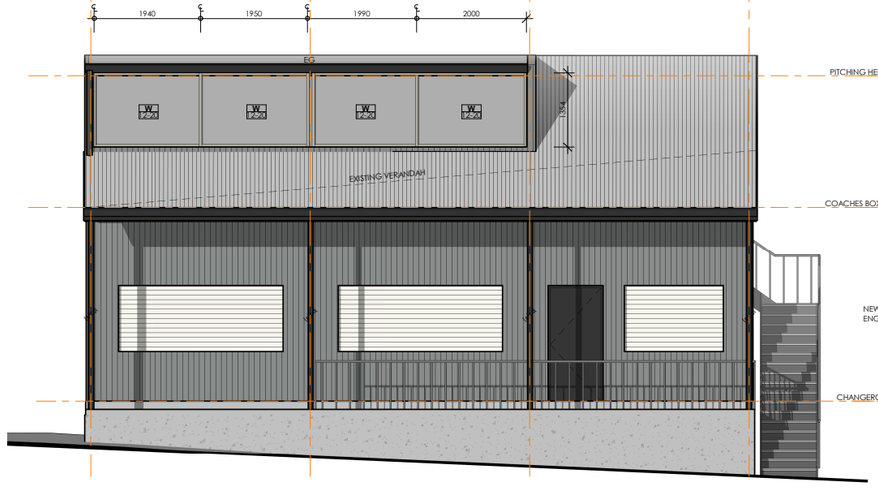


1 ELEVATION - AWAY NORTH
1 : 50

0 0.5m 1.0m 1.5m 2.0m 2.5m
1:50 @ A1, 1:100 @ A3

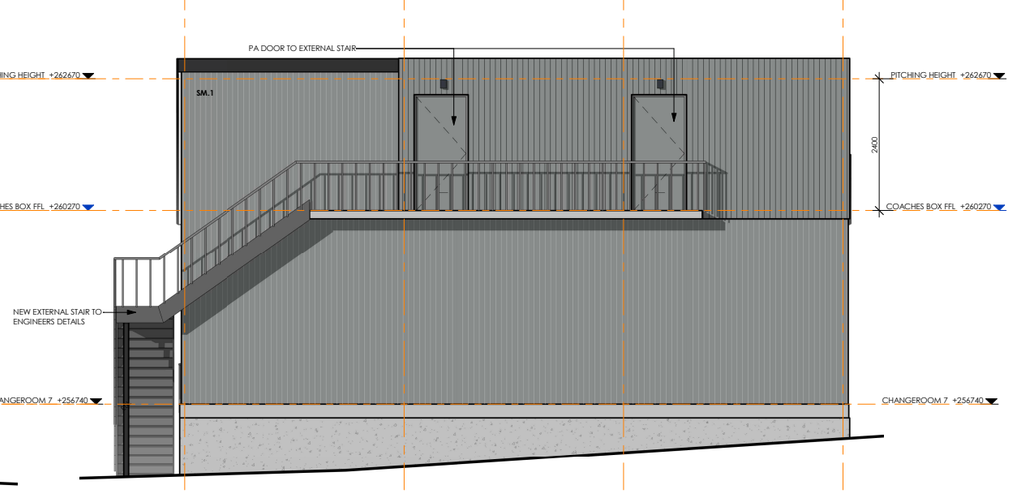


2 ELEVATION - AWAY SOUTH
1 : 50



3 ELEVATION - AWAY EAST
1 : 50

0 0.5m 1.0m 1.5m 2.0m 2.5m
1:50 @ A1, 1:100 @ A3



4 ELEVATION - AWAY WEST
1 : 50

NOTES

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Issue	Issued For	By	To	Date
P.01	CLIENT REVIEW	FA	HA	08.05.25
P.02	P.A	HA	BC	12.12.25

Architect
J B G ARCHITECTS PTY LTD
residential - commercial - rotinery - planning - architecture - interiors - landscape
38 MURRAY STREET
TANUNDA 5352
P. 08 8563 1155
E. admin@jbgarchitects.com

Client
KYM UNDERWOOD

Project Name
TANUNDA REC PARK
COACHES BOXES

Project Address
ELIZABETH STREET TANUNDA SA 5352

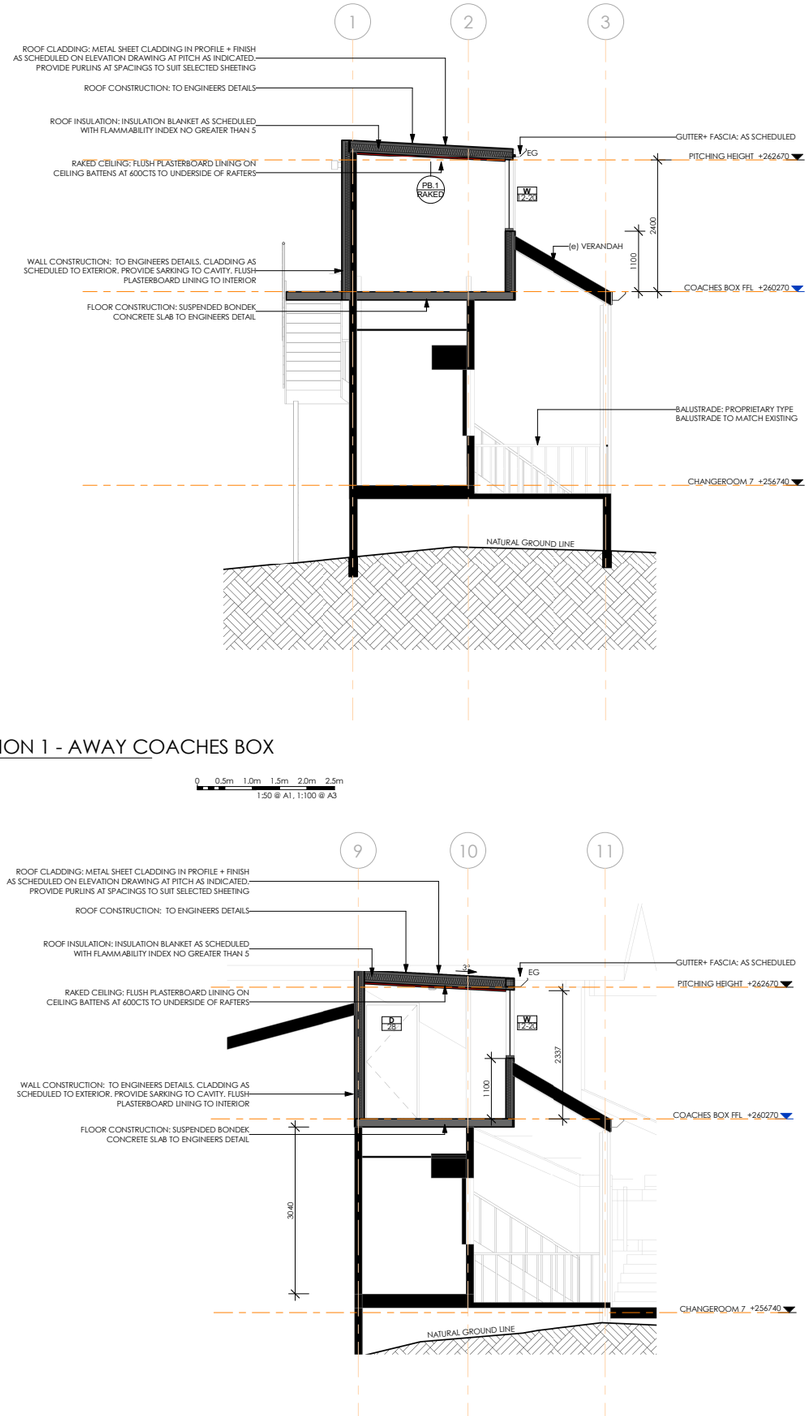
PRELIMINARY
WORK IN PROGRESS ISSUE
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Drawing Title
ELEVATIONS - COACHES BOXES - AWAY

Project Number	Drawn by
2512	HA
	Approved by JG
Drawing Number A202	Issue P.02

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1 SECTION 1 - AWAY COACHES BOX
A101 1 : 50

0 0.5m 1.0m 1.5m 2.0m 2.5m
1:50 @ A1, 1:100 @ A3

2 SECTION 2 - HOME COACHES BOX
A101 1 : 50

0 0.5m 1.0m 1.5m 2.0m 2.5m
1:50 @ A1, 1:100 @ A3

ABN 31 852 116 195

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Issue	Issued For	By	To	Date
P.01	CLIENT REVIEW	FA	HA	08.05.25
P.02	PA	HA	BC	12.12.25

Architect
J B G ARCHITECTS PTY LTD
residential - commercial - rural - planning - architecture - interiors - landscape
38 MURRAY STREET
TANUNDA 5352
P. 08 8563 1155
E. admin@jbgarchitects.com

Client
KYM UNDERWOOD

Project Name
TANUNDA REC PARK
COACHES BOXES

Project Address
ELIZABETH STREET TANUNDA SA 5352

Drawing Title
SECTIONS

PRELIMINARY
WORK IN PROGRESS ISSUE
12/12/2025 8:44:16 AM

Project Number	Drawn by
2512	HA
	Approved by: JG
Drawing Number: A301	Issue: P.02

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Ultimate Engineering and Maintenance Services ABN 42 149 363 155
3052b Sturt Hwy |STOCKWELL | SA | 5355
T (08) 8562 1511 | **F** (08) 8562 2624 | **W** www.uems.com.au

Kym Underwood
President, Tanunda Football Club
PO Box 119
Tanunda, South Australia 5352

20th January 2026

Dear Kym,

Ultimate Engineering and Maintenance Services Pty Ltd (UEMS) have been a major corporate partner of the Tanunda Football Club (TFC) for well over ten years

UEMS has contributed to many projects assisting TFC with facility improvement and upgrades.
Projects such as the top bar fabrication works & stainless steel fit out, top canteen fabrication & stainless steel fit out, current clubrooms bar and stainless steel fabrication, current clubrooms kitchen cupboards and storage upgrades, scoreboard relocation & fabrication works.

UEMS is committed to completion of elevated coaches' boxes as per plans provided through a long-term corporate agreement with TFC.

In conjunction with other corporate partners JBG Architects, Triaxle Engineering, NB Structural Detailing, Pyper Leaker Surveying Services we are committed to completing a facility that enhances the aesthetic value of Tanunda Recreation Park

The pending upgrades will assist with holding significant sporting events at the facility, providing a unique edge from other country facilities.

We look forward to many years of continued involvement with Tanunda Football Club

Kind Regards

Troy Bonner
Managing Director
M: 0400 298 291
E: troy.bonner@uems.com.au

31st January 2026

Barossa Council
43-51 Tanunda Rd
NURIOOTPA SA 5355

To whom it may concern,

I am confirming my involvement in handling the structural steel detailing of the Coaches Boxes at Tanunda Recreational Park in conjunction with Ultimate Engineering. Timelines and scope of work will be discussed and agreed upon with Ultimate Engineering and Tanunda Football Club.

I am not seeking reimbursement for this work.

Kind Regards,



Jeshua Miller
NB Structural Detailing/NB Audio
PO Box 269
GREENOCK SA 5360

Kym Underwood

From: President Tanunda Football Inc <president@tanundafc.com.au>
Sent: Monday, 26 January 2026 12:18 PM
To: Kym Underwood
Subject: FW: JBG Architects - Tanunda Football Club sponsorship contributions

From: Jamie Gladigau <JamieG@jbgarchitects.com>
Sent: Tuesday, 20 January 2026 4:22 PM
To: President Tanunda Football Inc <president@tanundafc.com.au>
Subject: JBG Architects - Tanunda Football Club sponsorship contributions

To Barossa Council

This letter is to confirm JBG Architects continues to provide architectural services to Tanunda Football Club in return for sponsorship recognition.

Projects include –

- Upper floor Coaches Boxes
- Boundary Coaches Boxes
- New Clubroom upper bar fitout, trophy cabinets, honour boards and visual displays
- New Grandstand/Clubroom Concepts
- Old Clubroom bar fitout
- Side Stands + Gym Development

Regards,

Jamie Gladigau
0417 808 626
Project Director
Monday-Thursday

Kym Underwood

From: President Tanunda Football Inc <president@tanundafc.com.au>
Sent: Tuesday, 10 February 2026 6:19 PM
To: Kym Underwood
Subject: FW: Triaxial Consulting engineering for TFC sponsorship

From: Drew Roberts <droberts@triaxial.au>
Sent: Tuesday, 10 February 2026 2:44 PM
To: President Tanunda Football Inc <president@tanundafc.com.au>
Subject: Triaxial Consulting engineering for TFC sponsorship

TO: The Barossa Council
RE: Triaxial providing engineering design services for TFC sponsorship

To whom it may concern,

We have provided the Tanunda Football Club with engineering design services on several projects to date under the arrangement of providing our services return for club sponsorship. This arrangement will be in place for the engineering of the proposed upper-level Coaches Boxes, along with any other projects under consideration (if required).

If you have any queries or concerns, please contact the undersigned.

Regards,

TRIAXIAL CONSULTING

Drew Roberts
Director | Senior Structural Engineer
BE | MIEAust | CPEng | EngExec | NER

droberts@triaxial.au
1300 874 294
Unit 1, 86D Murray St Tanunda SA 5352

Website | Capability Statement | LinkedIn

1

DEBATE REPORT

7.3 Infrastructure and Environmental Services

7.3.2 PUBLIC CONSULTATION - RESULTS- REQUEST TO CONSIDER A WALKWAY CLOSURE (EFFECTIVELY A ROAD CLOSURE) - BAROSSA VILLAGE INCORPORATED

Author: Director Infrastructure and Environmental Services
26/18791

PURPOSE

To receive and consider submissions received during public consultation and to seek Council's endorsement to decline the request for the closure of the walkway.

RECOMMENDATION

That Council:

(1) Receives and notes submissions received from the community during the public consultation period along with the previously submitted petition.

(2) Having considered the submissions, decline the request from Barossa Village for the closure of the walkway and subsequent land transfer.

(3) Requests that the walkway be tidied and ensure it is included in maintenance schedules to ensure the level of service is maintained.

REPORT

Background
At the Ordinary Council meeting held on the 15 July 2025 Council considered the first request from Barossa Village to consider closure of the walkway at Scholz Avenue, Nuriootpa. Subsequently at its Ordinary Council meeting on the 16 September 2025 a petition was presented regarding the walkway closure. Council resolved to undertake public consultation on the closure before proceeding any further.

Discussion
Via Council resolution and in accordance with Council's Public Consultation Policy, a phase of community consultation was undertaken inviting written submissions from the community. The consultation phase commenced on 4 February 2026 and concluded on 25 February 2026.

13 pieces of written correspondence together with 9 posts on the Council Facebook page were received. Of these pieces of correspondence 9 were objecting to the closure, 1 was in support, 1 was in support with conditions and the Facebook posts were questions relating to the closure. As requested by Council the petition with 39 signatories has also been considered and included as a part of the consultation process (attached).

Summary and Conclusion
Based on the feedback received Council offers recommend that the request for the walkway closure be declined and that Council ensure that the walkway is maintained to the appropriate level of service.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 Public Consultation - Scholz Avenue - Walkway - redacted summary ⇩

Supporting references
Nil

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Legislative Requirements
Nil

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY
Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Nil

2. SUSTAINABILITY & ENVIRONMENT
Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL
Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

The maintenance of the walkway will be catered for within existing operational budgets.

4. PEOPLE
Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

Nil

COMMUNITY ENGAGEMENT

In accordance with Council's Public Consultation Policy, the community were invited to provide written feedback and submissions in relation to the draft document.

Consultation commenced on 4 February 2026 and concluded on 25 February 2026. Engagement methods included Council's website and Facebook page, a Public Notice in the local newspapers and hard copy documents available on request.

25/55994

RECEIVED
11 AUG 2025
E BAROSSA COUNCIL

[redacted]

6th August, 2025

The Barossa Council,
43 -51 Tanunda Road,
NURIOOTPA SA 5355

Dear Sir,

It has come to our notice by way of another local resident having seen an article in a recent copy of the Leader, that there is a proposed closure of the "walkway" next to our property, namely between Penrice Road and Scholz Avenue, Nuriootpa.

My partner and myself object to the closure of the "walkway" (detailed above) next to our property at [redacted] Nuriootpa. We use this "walkway" regularly, as do other local residents who are aware that the "walkway" is even there, albeit the "walkway" has NEVER been sign posted or properly maintained by Council even though we believe it is gazetted as a "walkway" and we have pursued this to be done previously on several occasions. I imagine that few people would even be aware that it is a public thoroughfare!

Personal reasons for use of "walkway":

We bought our property at [redacted] Nuriootpa in October 2015 in preparation for when I retired from the workforce at age 70, with the intention that we would hopefully be able to stay in our own home, close to aged care facilities, hopefully for the rest of our lives. We were made aware at that time that there is a "walkway" right next to our property to Barossa Village. When considering this purchase we considered the lie of the land (flat and suitable for walking) and access to facilities we may need to pursue as we aged, ie various services available at Barossa Village at that time.

We currently use the mental health services provided by Sonder and the podiatry services, both of which are accessible at Barossa Village, close to our residence. We envisage the necessity of other services provided by Barossa Village as we age and our mobility is affected, and as such may be required we would have direct access to the facility.

Community reasons for use of "walkway":

1/ More direct access from Barossa Village and surrounding homes to Coulthard Reserve and the Bush Gardens, where people can walk safely on surfaced paths built to accommodate such traffic, or perhaps participate in volunteering at the Bush Gardens, all good for our better health.

2/ Easy access from Barossa Village and surrounding streets to Bus Stop No. 5 (Penrice Road, Nuriootpa) enabling public transport close-by for people who may not be able to drive or who do not wish to drive.

3/ There are only 2 entry/exit roads into the housing area behind our property and surrounding the Barossa Village. The current "Walkway" would provide a third exit/entry point to this area in case of an emergency, if it was in fact properly maintained as a "walkway".

New "walkway":

1/ Where is the "alternative pedestrian access" going to be if the current walkway is closed?

2/ Will there be a specifically designated footpath that does not affect the privacy of current aged tenants in their houses in Barossa Village, as being a walkway it would be accessible to anyone in the community?

I await your response to this letter.

Yours sincerely,

[redacted]

25/56046

RECEIVED

12 AUG 2025

THE BAROSSA COUNCIL

Barossa and District Council Members

Re: Request to close the Public walkway between Penrice Road and Scholz Avenue

I am writing this letter after reading in the leader the Barossa Village Inc. request to close the above walkway.

We use this walkway on a weekly basis to access Scholz Avenue and the facilities available to us. This Public walkway has never been sign posted as a Public walkway by the Council

The Barossa Village allowed [redacted] to erect a work shop over the walkway, which made it impossible for the public to use.

Council has not maintained this Public walkway.

The Barossa Village Inc. has stipulated that they would sign post a walkway through their land, which would mean people will be walking past Barossa Village units. This walkway that they propose to use is also used by vehicles. Barossa Village Inc, could reconsider anytime and make it a Private walkway just for Barossa Village residents, therefore stopping the Public from using it.

I would strongly ask the Council to reconsider this request, and maintain and use the Public walkway already available to all.

[redacted]

11/8/25

25/56664 17/8/25

The Council have proposed the closure of the walkway between Penrice Road and Scholz Avenue, Nuriootpa.

We, the undersigned, object to the closure of this walkway as it gives us more direct walking access to Barossa Village services, the bus stop, Coulthard Reserve and surrounding community grounds. We request that the current walkway be developed and sign posted appropriately, as have been other walkways in the Nuriootpa township, so that the community can recognize that it is actually a walkway. It was declared a walkway in 1988 and has never been developed appropriately.

Name:	Signature:	Address:
W/M H Woods	W H Woods	GAWLER
Lily Kalleske	LK	Marananga
DAVID WILSON		NURIOOTPA
GILLI KLEEMANN	GK	Nuriootpa
Sue Hentschke	SH	NURIOOTPA
Tony Hentschke	TH	NURIOOTPA
Zita Dury	ZD	Nuriootpa.
Robert Zilm	RZ	Tanunda
Shawn Kalleske	SK	Marananga
Briony Kalleske	Kalleske	Marananga
madi Hampel	Hampel	Nuriootpa
Ben Freund		NURIOOTPA
Jayne Siegele	JS	Nuriootpa
HAZEL HUMBERSTONE	HH	2
Roxanne Boon	RB	Nuriootpa
STEVAN SUGARS	SS	RIVERTON

16

12th August 2025

The Barossa Council
43- 51 Tanunda Road
NURIOOTPA SA 5355

The Council have proposed the closure of the walkway between Penrice Road and Scholz Avenue, Nuriootpa.

We, the undersigned, object to the closure of this walkway as it gives us more direct walking access to Barossa Village services, the bus stop, Coulthard Reserve and surrounding community grounds. We request that the current walkway be developed and sign posted appropriately, as have been other walkways in the Nuriootpa township, so that the community can recognize that it is actually a walkway. It was declared a public walkway on 27/04/1988 and has never been developed appropriately.

Name:	Signature:	Address:
Karen Hoffe		Nuriootpa
	Sally Linke	Nuriootpa
Toni Brooks		Tanunda / Work in Nuri
Naomi Mattiske		Lyndoch
JOHN STANDISH		NURIOOTPA
ROGER LESKE		NURIOOTPA
JOYLENE MAY		NURIOOTPA
Donna Neuman		Penrice Road Nuriootpa
		18 PENRICE RD
TREVOR PASCH		NURIOOTPA
Anna-Harris		NURIOOTPA

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Name:	Signature:	Address:
Telarn Fitzpatrick		6 Armstrong Ave Nuriootpa SA
Thomas Corpe (Resident)		NURI.
Emily Kroschel		4 Armstrong Ave, Nuriootpa
Raymond V. Duncan		6 Sheard Cr Nuriootpa
Ros Woldt	RAW	5 SHEARD CR.
MICHAEL PARTINGTON		3 BUNATLE NURIOOPTA
Ebony Donahue		1 Sheard Cres.
Christopher Whitbread	CW.	1 Sheard Cres.
MALCOLM HURN.		3 SCHOLZ AVE, NURIOOTPA
STEFAN SIEGELE		12 PENRICE RD NURIOOTPA
Patrick Mudge	P Mudge	14 Penrice Road Nuri
KATE HENICKE		7 WALLINGE PL. NURI

39

26/14943

[redacted]

From: MBX Barossa
Sent: Thursday, 5 February 2026 9:47 AM
To: MBX Infrastructure and Environmental Services
Subject: CM FW: Scholz Ave Walkway proposal

Record Number: 26/14943

From: [redacted]
Sent: Thursday, 5 February 2026 6:47 AM
To: MBX Barossa <barossa@barossa.sa.gov.au>
Subject: [EXTERNAL] Scholz Ave Walkway proposal

CAUTION: This Message originated outside your organization. Treat all attachments and hyperlinks with suspicion.

Dear Mr Ben Clark,

I am writing to outline my views regarding the proposal for the Scholz Avenue walkway.

I am opposed to the proposed closure and would appreciate further information outlining the reasons this closure has been requested by the Barossa Village.

I look forward to your response and thank you for your time and consideration.

Kind regards,
[redacted]

26/15650

[redacted]
Nuriootpa.5355
10th February, 2026

The Chief Executive Officer,
The Barossa Council

Dear Sir,
Regarding: The Proposal to close the Walkway between Penrice Rd. and Scholz Ave., Nuriootpa:

Thankyou for your invitation to comment on this Proposal.

I have lived in the adjacent Armstrong Ave. for the last fifteen years and have used this walkway very frequently and regularly throughout that period.

I value the ability to reach the main road more quickly using this short-cut.

This walkway has never been maintained. It is slippery, uneven and dangerous when wet, and is often significantly over-grown.

I strongly support the transfer of ownership to the Village, and the establishment of a permanent thoroughfare as proposed, properly maintained and available to all.

I think that it's a very equitable arrangement that the land involved is being transferred from one community organisation to another, to the benefit of all concerned.

I hope you will be able to bring this project to fruition soon.

Kind regards,

[redacted]

26/16747

I wish to provide feedback to the Barossa Council on the proposal to close the walkway between Penrice Road and Scholz Ave, Nuriootpa.

I have been a resident of Scholz Avenue for more than 20 years; however, I only became aware of the public walkway around 5–6 years ago due to the lack of signage, walkway maintenance, clothes line and a workshop built over the walkway that previously obstructed visibility. Since the clearing of a structure etc, I have been a regular user of the walkway. My elderly parents, who live on Penrice Road (and are not residents of Barossa Village accommodation), also rely on using the walkway frequently.

The potential closure of this walkway, along with the proposed new accessway, has caused them significant distress—particularly due to concerns about vehicle traffic on the proposed accessway. The existing walkway provides them with a safe, familiar pedestrian route, and any change in safety or accessibility would have a substantial impact on their wellbeing and independence.

Reasons the Public Walkway Should Not Be Closed

1. Long-established public access
The existing walkway has been an identified public access route for many years. Its long history of community use (particularly after residents learned it was a public walkway) establishes a strong expectation that this connection is part of the neighbourhood's permanent pedestrian network. Removing a long-standing path would significantly disrupt established movement patterns and reduce local walkability.

2. Loss of essential access for Penrice Road and Scholz Avenue residents
Residents of Penrice Road and Scholz Avenue rely on this walkway for safe, direct, and convenient passage. Closing it would force people—particularly older residents—to take longer and more difficult routes, which may not be suitable for those with mobility challenges. Many elderly residents on these streets are *not* part of Barossa Village and therefore depend heavily on this public route.

3. Inconsistent impact on older community members
Walkable access is vital for older residents' independence, physical activity, social interaction, and overall wellbeing. Removing this path risks increasing isolation and reducing accessibility for ageing community members who are not accommodated within Barossa Village.

4. The proposed alternative accessway is poorly located
The suggested replacement route directs public foot traffic through the centre of both new and existing Barossa Village units. This may cause Barossa Village residents to feel distressed, anxious, or unsafe, as it channels unfamiliar people directly through their living environment. It is significantly more intrusive than the current walkway alignment.

In addition, the proposed accessway connects directly into the driveway of existing independent living units, which I consider to be an extreme safety risk. The current walkway is entirely separate from vehicle access and relocating it into a shared vehicle–pedestrian area would create unnecessary hazards for both residents and visitors.

5. The existing walkway is the less intrusive and more practical option
The current path has Barossa Village units only on one side and a high fence on the other, making privacy and security concerns easier to address. Barossa Village could alleviate possible resident concerns through additional fencing on the other side, screening, planting, or simple design changes—without requiring the closure of a public asset.

6. Public land should not be lost for private expansion
Closing a public walkway to convert the space into private backyards benefits only a small group while permanently removing an important community asset. Once public access is surrendered, it is highly unlikely to ever be restored particularly in the position it is proposed.

7. Reduced walkability and poor long-term planning outcomes
Walkability and accessible pedestrian networks are central to good urban planning, especially in communities with a high proportion of elderly residents. Removing this connection diminishes neighbourhood connectivity and contradicts broader goals around ageing-friendly design, health and accessibility.

As a close resident and frequent user of the existing council walkway, I am bewildered by the proposal to relocate it. I cannot see any clear justification for such a change, other than to increase the backyard space for the two proposed Barossa Village units. This would be detrimental to the wider community of residents who rely on and value the current walkway.

As a local council resident and rate payer can you please clarify if it is common council practice to "hand over land" to local businesses? As stated in the Leader Newspaper on 18th February, "with regards to the importance of safe and accessible connections we've spoken with the Barossa Council to understand its interest in handing the land over to Barossa Village for inclusion as part of the development in exchange for a constructive pathway and right of way access across ***Barossa Village land*** that, we intend to provide safer, more appropriate access for the entire community".

I fail to see how the proposed new accessway will provide safer and more appropriate access for the *entire community*. From the information available, it appears the accessway will primarily benefit *Barossa Village residents*, not the wider public.

As the proposed accessway is located on Barossa Village owned land, it also opens the possibility that access could be restricted or closed at any time in the future. (Please see below)

Barossa Council's information on business activity and development processes demonstrates the distinction between council-controlled land and private land when regulating access and public use. [barossa.sa.gov.au].

"Without a permanent legal right of way, a private landowner retains the right to change or withdraw access"

Therefore, claiming this delivers "safer and more appropriate access for the entire community" is questionable.

Thankyou for taking into consideration my concerns.

Kind regards

[redacted]

26/16813

Walkway future considered at Nuriootpa



Nuriootpa locals sharing their concerns around the future of the walkway between Scholz Avenue and Penrice Road: Madi Hampel with daughter Isla Freund, Donna Neumann, Trevor Paech and Lindsay Linke.



By Clem Stanley

A group of local residents at Nuriootpa has expressed concerns about the future of a walkway which allows a pedestrian connection between Penrice Road and Scholz Avenue.

Currently out to community consultation, the future of the passage was raised back in July of 2025, when a motion was introduced to The Barossa Council outlining a request from Barossa Village Incorporated, that Council consider closing the walkway as part of a redevelopment project.

At the time, Councillors carried a motion agreeing to commence the process under the Roads (Opening and Closing) Act 1991, under the condition that:

"A. all cash costs incurred by Council are reimbursed by Barossa Village Incorporated; and B. A perpetual access agreement is reached to ensure an alternative pedestrian access is achieved and it is appropriately sign posted and safely maintained by Barossa Village Incorporated," the July council minutes read.

Due to the walkway's status as a public space, the process followed would effectively be that of a road closure.

Residents, Donna Neumann and Trevor Paech, said that they moved to their property adjacent to the walkway some 11 years ago, with the direct access to Barossa Village being a desirable feature.

"When they said they were going to be closing the walkway, we objected it, because we purchased land in this area because of access to things in that area up there (on Scholz Avenue) which are close to us as we are getting older, plus the nice open grounds over there," Donna said.

Donna added that to her knowledge, and in the time she and Trevor have lived in the area, the designated 'walkway' has been nothing more than a vacant strip of land, a view which was mostly shared by their neighbours.

"This is just a clear, straight walkway through to the bus stop, to the Coulthard Reserve, to the sporting grounds...the Bushgardens, just things that are accessible,' Donna said.

Madi Hampel, and young daughter Isla Freund, are regular users of the route, though she says she encounters difficulty getting through when going for a walk with the pram.

"It's never been developed as a walkway, like other walkways in the town, because I've been around and looked at them all," Donna said.

While plenty of residents utilise the corridor, Donna said when she and Trevor did a survey of their neighbours, not many of them realised it was actually a designated walkway, due to the fact that there is no direct signage, and at times some of the houses' yards spill directly onto the walkway.

Following the motion at Council's July meeting, in September, Donna presented a petition to Council containing 39 signatures opposed to the proposed closure, and also gave a deputation at the meeting, explaining the position.

Since then, Council has opened the proposed closure to public consultation.

The proposed new access path has also caused concern, with the diagram the locals have been given showing that the new route would include sharing a road with cars and driveways.

Speaking with *The Leader*, Barossa Village CEO, Ben Hall said on Tuesday that the current plan which has gone out to residents is not a finished design, and the team is still developing the final plans for the new pathway, should the land handover proceed.

"Barossa Village is in the progress of carrying out a development adjacent to the pathway that connects Scholz Avenue and Penrice Road," Ben advised.

"With regards to the importance of safe and accessible connections, we've spoken with The Barossa Council to understand its interest in handing the land over to Barossa Village for inclusion as part of the development, in exchange for a constructive pathway and right of way access across Barossa Village land that, we intend to provide safer, more appropriate access for the entire community.

"Our overall objective is safer, accessible and connected community, recognising the importance of different facilities and services between Penrice (road) and Scholz Avenue."

When approached for comment on the proposal and condition of the walkway, a spokesperson for The Barossa Council provided the following statement: "We recognise there are a range of views within the community and encourage anyone interested in the proposal to share their concerns and feedback as part of the consultation process."

The Barossa Council's community consultation on the proposed closure ends at 5.00pm on Wednesday, February 25. Representations can be made online, or addressed to the Council CEO in writing.

Williamstown youth invited to get creative

The Barossa Council says the next phase of a youth pilot initiative will transform spaces at Williamstown into a canvas of self-expression as it is set to install a practice public art wall and deliver a series of free, hands-on street art workshops.

Registrations are now open for Williamstown youth between the ages of 15 to 30 to take part in seven free workshops with professional artist, Simon K Burt.

With the aim to develop artistic skills and build confidence, Council says participants will learn the tools of the trade and put them into practice on a newly installed public art wall at the Williamstown Pump track (behind the Williamstown Hotel).

The workshops will take participants on a journey from concept to reality, ending in the creation of a large-scale artwork on the Victoria Creek toilet block, anticipated to leave a visual and lasting impact for the township.

Due to limited places, priority will be given to young people (aged 15 to 30) who live in Williamstown.

Council encourages anyone outside of Williamstown, but still interested in the project, to register joining the waitlist.

The first workshop will be held on Saturday, February 28, with registrations closing Sunday, February 22 at 8.00pm.

Council has engaged with local youth and the community to develop this co-design project, with the aim to foster creativity, connection and positive social engagement and divert from illegal graffiti activity.

Barossa Arts Centre

COMING EVENTS

SOWETO GOSPEL CHOIR
Wednesday, 18 February 7:00PM

THE BEATLES ANTHOLOGY
Saturday, 14 March 7:30PM

CIRQUE NOUVELLE
Saturday, 18 April 6:00PM

ASO IN THE BAROSSA
Thursday, 23 April 7:30PM

THE TRAVELING WILBURYS
Friday, 22 May 7:30PM

THE ROY ORBISON STORY
Saturday, 13 June 7:30PM

HITS OF THE 60s & 70s
By The 60 Four
Friday, 19 June 7:30PM

DON GIOVANNI
State Opera SA
Friday, 17 July 7:30PM
Saturday, 18 July 2:00PM

FLEETWOOD MACS
Friday, 24 July 7:30PM

CREEDENCE CLEARWATER COLLECTIVE
Saturday, 8 August 7:30PM

More events, info & tickets
visit barossaarts.com.au

Phone 8561 4299
Wed - Fri 12 Noon - 4:30pm
Email: tickets@barossaarts.com.au

Faith Lutheran College
130 Magnolia Road, Tanunda

barossaarts.com.au

26/16990

[redacted]

From: [redacted]
Sent: Friday, 20 February 2026 11:54 AM
To: MBX Barossa
Subject: [EXTERNAL] Public walkway

CAUTION: This Message originated outside your organization. Treat all attachments and hyperlinks with suspicion.

I am not in favour of closure of the public walkway between Penrice Road and Scholz Avenue and the land given to Barossa Village The new walkway proposed by Barossa Village would be on Barossa Village land and could be closed to the public at any stage
If Barossa Village put a fence on their land where the walkway already is,it would be private for Barossa Village residents and the public as well. There already a fence down one side of the walkway erected by householders
As the walkway is only 3 metres wide I don't understand why Barossa Village can not alter their plans and leave the Public walkway where it already is I also feel that the petition signed by numerous people and already submitted to Council should not be overlooked and brushed aside

[redacted]

26/17059

[redacted]

From: [redacted]
Sent: Sunday, 22 February 2026 3:28 PM
To: MBX Barossa
Subject: [EXTERNAL] Scholz Ave/ Penrice Road walkway

CAUTION: This Message originated outside your organization. Treat all attachments and hyperlinks with suspicion.

Chief Executive Officer

I, [redacted] wish this above walkway not to be closed, for the sake of greed for an extra 10 foot of land to further development of buildings.

For starters there is a conflict of interest due to a member who holds a position in the Barossa Village and the Barossa Council. This member was invited by myself and community resident, [redacted] to visit the walkway in 2020. The discussion was about how he could see no problems with resetting the walkway as a proper walkway, believing in his words to get feed back. There hasn't been any reply from this member more than likely because of his position with the village and council as we found out last year. This is a good sign that this is a one sided deal leaving us, the public, in the dark until recently, because the Barossa Village wants it.

This walkway is already there to be used by the public, not by just throwing a make belief walkway through the Barossa village residents homes which will be unsecure for them and also the safety of the public e.g. vehicles running someone or something over. On the current walkway all you have to do is put a security Colourbond fence up on the village residents side, jobs done. This walkway has already so many advantages as you very well know for public use, so take a good look at this walkway, with your positions in power for the public community and not just for the Barossa Village greed and selfishness. So no closure please.

Yours truly,

[redacted]

[redacted] 26/17204

From: [redacted]
Sent: Monday, 23 February 2026 8:04 PM
To: MBX Barossa
Cc: Ben Clark
Subject: [EXTERNAL] Feedback on Walkway Closure Penrice Road to Scholz Ave

CAUTION: This Message originated outside your organization. Treat all attachments and hyperlinks with suspicion.

To the Barossa Council
Attention - Chief Executive Officer

I wish to provide feedback on the Barossa Council letter to residents Reference 26/14413 to which explains very little as to why council is looking to close the walkway.

On a closer examination and paper reports I honesty cannot see why rate payers/residents would have any confidence of a logical council decision as it shouldn't have come this far.

1. Why would the council close a currently used walkway, particularly given its important role in providing a safe, accessible, and healthy route for the community. The walkway offers a reliable pedestrian connection to the bush gardens and encourages physical activity.
2. Why would the proposal be considered as the council believe that a walkway access is still required as an alternative has been suggested. If the need for continued pedestrian access is recognised, it is difficult to understand the justification for altering or removing the existing walkway.
3. It appears that the proposed accessway will not provide safe or reliable access, and its location on Barossa Village land creates further concerns. As the accessway is situated on privately owned land, it could be closed or restricted at any time at the discretion of Barossa Village. This raises questions about the long-term security of public access. I am also surprised that Barossa Village would be willing to allow the general public to use their property as a thoroughfare between Penrice Road and Scholz Avenue, given that any incidents involving members of the public could potentially fall under their insurance and liability responsibilities. This introduces avoidable risk and uncertainty for both the community and the landowner.
4. After further investigation, it appears that the walkway land is being "handed over" to Barossa Village. If this is accurate, it raises serious concerns. I am genuinely bewildered that the council would transfer public land to a private business. Such an action warrants full transparency, as it may significantly impact public access, long-term community benefit, and the integrity of public decision-making processes. This situation also raises the question of whether there is any potential conflict of interest in the decision. Given the importance of maintaining trust in local governance, I would expect clear documentation, justification, and public disclosure explaining why public land is being relinquished and how this serves the broader community.
5. My final concern relates to why this particular parcel of land is required by Barossa Village. From available information, it appears that three large homes—featuring three bedrooms, two bathrooms, and double garages—are proposed for the site. These would likely be high-value dwellings. If the size or layout of these homes requires the removal or relocation of the existing walkway, then it may be worth questioning whether the design could be adjusted. A more modest footprint, or a shift in placement, could potentially allow Barossa Village to proceed with new housing while still retaining the walkway in its current location. This would protect public access, preserve community amenity, and allow development to move forward—effectively providing a solution that benefits everyone.

I would like a reply to my concerns and points raised above as I may have missed something that helps me understand this proposal.



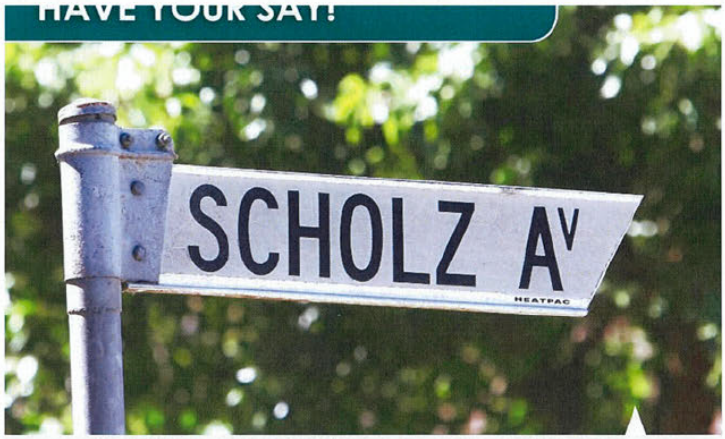
26/17489

Brolly | export

6:00:14 PM 04 Feb 2026 Created Post

The Barossa Council

We're seeking community feedback on a proposal to close the walkway between Scholz Avenue and Penrice Road, Nuriootpa. ➡ The proposal follows a request from Barossa Village Inc. and we are committed to consulting with the community before any decision is made. View information about the proposal, including a letter to nearby residents, plans showing the existing walkway and access points via https://ow.ly/Ze9250Y8wXQ, or at our front desk at Nuriootpa. You can submit your feedback through the following ways: Online https://ow.ly/Ze9250Y8wXQ Written letter addressed to the Chief Executive Officer PO Box 867 Nuriootpa SA 5355 ✉Email barossa@barossa.sa.gov.au Drop into our main office at 43-51 Tanunda Road Nuriootpa. Written submissions must be received by 5pm Wednesday, 25 February



OW.LY (view link)

14

Comments

[redacted]

What is the rationale for closing the pathway? This doesn't appear to be addressed in the associated documents (just a map and proposal to close the pathway).

[redacted]

Details

Source:	Facebook page
Action time:	6:00:14 PM 04 Feb 2026
Action type:	Created
Record type:	Post
Application:	Hootsuite
Collection time:	6:04:13 PM 04 Feb 2026
Collection type:	Realtime
Hashtags:	
Brolly reference:	Brolly link
Export generated:	9:08:01 AM 26 Feb 2026

Tags

No tags

Notes

No notes

[redacted] I too am curious to hear the reasoning. I would have thought that the pathway might often be used by those with mobility issues as it's less distance to walk to get to the bus stop

The Barossa Council
5:09:24 PM 05 Feb 2026 Created

[redacted] additional information on the proposal can be found here https://www.barossa.sa.gov.au/assets/downloads/public-notices/2026/Scholz-Avenue-Penrice-Road-Walkway-FAQs.pdf

[redacted]

The Barossa Council That paper still doesnt actually state the reasoning for closing this walkway.

The Barossa Council
8:40:12 AM 06 Feb 2026 Created

[redacted] No decision has been made to close the walkway, we're only seeking feedback from the community on the proposal at this stage.

[redacted]

I understand but why do people want it closed. I would have thought it a closer access for elderly who live in independent units and want to access the main building where social activities, services and administration are.

[redacted]

Small typo in document "During a subsequent meeting on 16 September 2026," This passage is talking about a meeting from last year ie 2025. This appears in the third paragraph.

[redacted]

[redacted] Per the map, the path is 'to be closed and changed to private backyards'. Per councils statement, it is to 'facilitate housing upgrades' and 'improve housing outcomes'

[redacted]

[redacted]

[redacted]

Why even consider closing an access path for the whims of a commercial enterprise.


[redacted]
[redacted] I asked about the rationale for closing the path in another comment, apparently the Village intends to put in another path nearby so that there will still be access
[redacted]
[redacted] some of us asked about the rationale for closing the path in another comment, apparently the Village intends to put in another path nearby so that there will still be access
[redacted]
Stupid

26/17533

RECEIVED
26 FEB 2026
THE BAROSSA COUNCIL

Chief Executive Officer
The Barossa Council,
PO Box 867
Nuriootpa, S,A, 5355

Re Scholz Avenue to Penrice Road Walkway

The walkway was declared public on 27t April 1988.

This walkway is on the least intrusive section of land between the Barossa Village land and the private property owners land.

I strongly oppose the Barossa Village being given this 3 metre strip to be turned into unit back yards.

The Barossa Village could fence their boundary and build on their land if they choose, as the home owners already have on their land.
Council should maintain this walkway as was originally intended, so public could use it in all weather conditions.

The Barossa Village alternate walkway is totally unacceptable through their village homes.

Reagrds,

[redacted]

26/17668

[redacted]

From: Ben Clark
Sent: Friday, 27 February 2026 9:49 AM
To: Bronwyn Egarr
Subject: FW: Barossa Village walkway closure Nuriootpa

Ben Clark
Director, Infrastructure and Environmental Services
E: bclark@barossa.sa.gov.au | T: 08 8563 8470

From: [redacted]
Sent: Wednesday, 25 February 2026 4:02 PM
To: MBX Barossa <barossa@barossa.sa.gov.au>
Cc: Ben Clark <bclark@barossa.sa.gov.au>
Subject: Barossa Village walkway closure Nuriootpa

Hello Mr Clark
As a resident in Scholz Ave Nuriootpa for over 25 years I was not aware that the Council owned the walkway between Scholz Ave and Penrice Road Nuriootpa until the 15th July meeting.
I rarely use it as it has many obstacles to navigate and since the consultation has gone out to my neighbours I have discovered how many people do use it.
I am in favour of Council closing it but I would like to reiterate that the footpath on Scholz Ave ends at the junction of Armstrong Ave and therefore there is no safe walking pathway from this junction to Penrice Road or any other pedestrian access to Penrice Road.
I have met with The Barossa Village CEO raising my concerns of the lack of footpaths and he was only concerned with the Village residents who have a maize of footpaths and driveways they can use but none for any other residents.
Therefore I would like to see The Barossa Village reinstate an access point for all residents as part of the new development that allows safe access from Scholz Ave to Penrice Road.
Thankyou

[redacted]

1

DEBATE REPORT

7.4 Development and Community Services

7.4.1 ENFORCEMENT POLICY

Author: Manager Health Services and Community Safety
26/1776

PURPOSE

The purpose of this report is to seek Council endorsement of the draft Enforcement Policy (Attachment 1) and draft Enforcement Process (Attachment 2) and approval to undertake the relevant community consultation process.

RECOMMENDATION

That Council:

(1) Endorse the draft Enforcement Policy and draft Enforcement Process as per Attachment 1 and Attachment 2, to proceed for public consultation; and

(2) In event that no submissions are received following the mandatory public consultation, authorise the Chief Executive Officer to approve and implement the final Policy and Process.

REPORT

Background
Council approved the current version of the Enforcement Policy in March 2021 and this Policy was due for review in March 2022. It is a requirement under section 259 of the *Local Government Act 1999* (LG Act) for Council to prepare and adopt policies, including Orders.

Discussion
The community has an expectation that Council enforces local and State Legislation in their area and do so in a fair and consistent manner.

The current Enforcement Policy was approved by Council in March 2021.

A review of the current Enforcement Policy highlighted the need to separate key procedural elements and create a separate Enforcement Process.

This draft Policy and Process provide a holistic approach to all compliance related matters and establishes principles for managing non-complaint activities and behaviours in a fair, consistent manner.

It is recognised that the prevention of negative behaviours via education, and encouragement of positive voluntary compliance is essential.

An internal consultation process occurred with only minor suggested changes that had little bearing on the spirit and intent of the draft Policy and Process.

Summary and Conclusion
The draft Policy and Process establish broad principles for good enforcement and will also encourage further development of decision frameworks for the administration of relevant legislation.

The Policy and Process still allow individual Authorised Officers to exercise discretion within their delegations for the administration of their duties while considering processes and guidelines.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 Draft Enforcement Policy - Council
Attachment 2 Draft Enforcement Process - Council
Attachment 3 Draft Enforcement Policy and Process Communications Plan

Supporting references
Nil

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Corporate Plan

CS8 Compliance, Monitoring and Enforcement - Conducting compliance, monitoring and responding to non-compliance associated with planning, building, swimming pool, fire safety, public health and safety

Legislative Requirements
It is a requirement under section 259 of the LG Act for Council to prepare and adopt policies, including Orders.

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY
Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Nil

2. SUSTAINABILITY & ENVIRONMENT
Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

Nil

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

The draft Policy and Process recognises that the prevention of negative behaviours via education, and encouragement of positive voluntary compliance is essential.

COMMUNITY ENGAGEMENT

There is a requirement to consult with the community regarding this Policy, pursuant to section 259(2)(b) of the LG Act.

The community will be invited to provide written submissions on the Draft Policy and Process. These submissions will be considered at the conclusion of the consultation period.

A Community Engagement plan has been prepared and is provided as Attachment 3.

Enforcement Policy

TheBarossaCouncil

1. Document control

Policy Number:	CD/20/20	**Council Resolution Number:**	
Document Owner:	Director Development and Community Services	**Document Author:**	Manager Health Services and Community Services
Approval Date		**Next Review Date:**	

2. Statement of Intent

2.1. This policy outlines Council, and its Officers, in addressing matters of non-compliance within the community and the subsequent decision-making process. The Policy aims to provide consistency and ensures that any action is proportionate to the circumstances, and situation being investigated. It ensures that transparency and procedural fairness principles are applied.

3. Policy Statement

3.1. Council encourages and supports its Officers to consider and carry out activities and initiatives which encourage and ensure compliance with relevant legislation.

3.2. It is Council policy position – in conjunction with the Enforcement Process, to seek and resolve enforcement matters in the first instance exercising a proportionate approach while endeavouring to educate, make consistent decisions and demonstrate transparency by demonstrating impartiality and integrity when undertaking enforcement activities.

4. Scope

4.1. Local Government is charged with a range of legislative responsibilities which assist in protecting the community, the landscape, the local environment, and amenity. Council's customers include both those on whom the legislation places a duty and those whom the legislation protects.

4.2. Council staff are required to investigate, educate, enforce, and ensure compliance with a range of legislative provisions. This Policy outlines Council's approach to matters of non-compliance, where education and enforcement is an option, and provides Council Officers with direction about the manner in which enforcement matters are to be undertaken.

4.3. The adoption of this policy meets Council's obligations under Section 259 of the *Local Government Act 1999*, which states councils must prepare and adopt policies.

5. Responsibilities

Chief Executive Officer

5.1. Ensuring that all Authorised Officers are suitably qualified and trained to receive the relevant delegated Authorities.

Managers and Supervisors

5.2. Ensuring that all Authorised Officers are suitably qualified and trained.

5.3. All relevant Policies and Processes are made available and known to the Authorised Officers.

5.4. Allowing Authorised Officers to attend required accreditation and industry training.

Employees

5.5. Authorised Officers are required to be aware and have all required qualifications and relevant training to receive their Authorisations to carry-out their role.

6. Legislation and References

- Part 11 of the *Development Act 1993*
- Part 3 of the *Dog and Cat Management Act 1995*
- *Expiation of Offences Act 1996*
- Chapter 12 of the *Local Government Act 1999*
- Part 9 of the *Food Act 2001*
- Part 4A of the *Fire and Emergency Services Act 2005*
- Part 3 of the *South Australian Public Health Act 2011*
- Part 3 of the *Local Nuisance and Litter Control Act 2016*
- Part 18 of the *Planning, Development and Infrastructure Act 2016*
- The Barossa Council By-Laws
- Enforcement Process

7. Definitions

Authorised Officer	a person who is authorised to carry out statutory functions or powers as specified within a particular piece of legislation. The decision to appoint an Authorised Officer may only be made by Council or a delegate of Council.
Council	The Barossa Council in its entirety as an organisation.
Enforcement	combination of the provision of advice and assisting compliance with formal action where necessary. This is intended to encourage higher levels of voluntary compliance with legal requirements by individuals, businesses and other bodies.

8. Version History

This Policy will be reviewed by the Policy Author in consultation with the relevant stakeholders, within four years or more frequently if legislation or Council's need changes.

Version No.	Date	Summary of Changes
1	16/03/2021	New Policy
2	03/03/2026	Transferred to new corporate template. Removed unused definitions from table.

9. Further Information

This Policy is available on Council's website at www.barossa.sa.gov.au. It can also be viewed electronically at Council's principal office at 43-51 Tanunda Road, Nuriootpa during ordinary business hours. A printed copy of this Policy can be obtained upon payment of a fixed fee.

Feedback regarding this Policy or its application can be made to the Customer Service Team on 8563 8444 or barossa@barossa.sa.gov.au in first instance, who will refer you to the most appropriate officer.

Enforcement Process

1. Document control

Process Number:	CD/24/8	**Council Resolution Number:**	
Document Owner:	Director Development and Community Services	**Document Author:**	Manager Health Services and Community Services
Approval Date		**Next Review Date:**	

2. Purpose

2.1. This Process outlines Council, and its Officers, in addressing matters of non-compliance within the community and the subsequent decision-making process.

2.2. It aims to provide consistency and ensures that any action is proportionate to the circumstances and situation being investigated. It ensures that transparency and procedural fairness principles are applied.

3. Scope

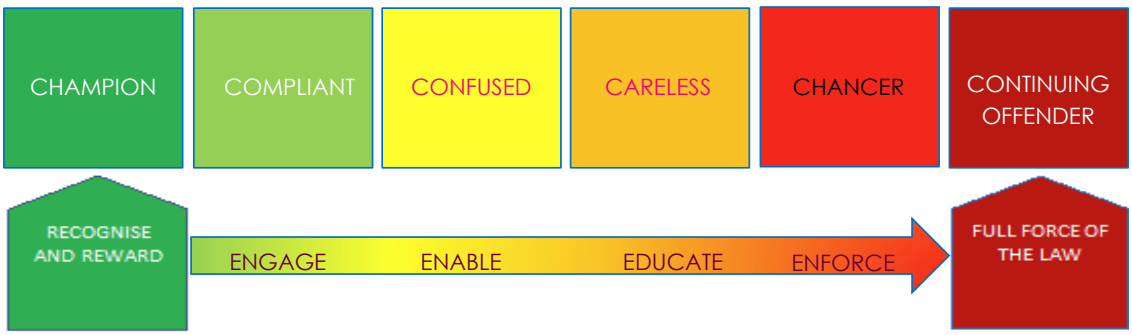
3.1. This Process will outline the steps when Enforcement decisions need to be determined. These steps will include but are not limited to the decision-making process/options, enforcement options, the servicing of expiation notices, serving of orders/notices and directions, prosecutions, action regarding default or order/notice.

4. Process

Decision Making

4.1. Each team will develop frameworks that will be in line with this Process. How each team will develop these frameworks will be dependent on the intent/spirit of the legislation being administered, and the severity of an offence or risk to the community or environment.

4.2. The following provides a reference for establishing a decision-making framework, and/or work process:



Intent / Motivation	Possible Enforcement Response
Champion - someone who understands the laws and displays knowledge, skills and experience, and is willing to educate and demonstrate to others.	Positive Compliance Reports, Recognition for compliance.
Compliant - someone who is reasonably expected to know the laws and displays such knowledge, skills and experience to meet the requirements of laws.	Enable compliance, Positive Compliance reports, Council data and reporting
Confused - someone who has little experience or knowledge of the laws, or someone who lacks clear distinction of the elements of the law and has accidentally breached it.	Enable compliance, Education, Warning
Careless - someone who is reasonably expected to know the laws but has not given sufficient attention or thought to avoiding non-compliance.	Education, Warning, Notice, Expiation for repeated offences
Chancer - someone who is reasonably expected to know the laws but is willing to risk it.	Notice, Expiation, Prosecution through election or repeated offences
Continuing Offender - as defined by the relevant legislation in each case, but generally a behaviour associated with intentional or serious negligence leading to harm or injury.	Prosecution, Referral to appropriate authority (e.g. Police)

4.3. While decisions of enforcement require the use of professional judgement and discretion to assess varying circumstances officers will:

4.3.1. Follow standard operating procedures / works instruction;

4.3.2. Ensure fair, equitable and non-discriminatory treatment; and

4.3.3. Record any deviation from standard operating procedures / Works Instructions, and the reasons.

Authorised Officers

4.4. Only Officers who have the required training, qualification and/or experience will be authorised by Council or its delegate to take enforcement action. Officers will also have sufficient training and understanding of Council's policies and processes to ensure a consistent approach to their duties.

No Action

4.5. No action is an option and will be considered when, after investigation, no breaches of the legislation are discovered, no best practice options can be determined, or the matter is outside of Council's area of jurisdiction or authority.

4.6. It may also be appropriate to take no action when:

4.6.1. The complaint is frivolous, vexatious or trivial in nature; or

4.6.2. Taking action may prejudice other major investigations.

4.7. Following an investigation of a matter, where a decision is made not to take enforcement action, the decision and reasons will be recorded in accordance with Council's Knowledge Management Framework.

4.8. Advice from Authorised Officers will be clear and confirmed in writing were deemed necessary.

4.9. Education will be a critical component to encouraging and achieving voluntary compliance. Educational tools and strategies may be developed by each team and may include any of the following types:

4.9.1. Offering verbal advice

4.9.2. Provision of information (e.g. guidelines, factsheets, details of other regulatory bodies)

4.9.3. Corrective action requests

4.9.4. Verbal warnings

4.9.5. Written warnings

Mediation

4.10. Mediation is a possible alternative where, after investigation, Council Officers consider that the matter is unlikely to be easily resolved through either formal or informal means. The use of mediation services may also be appropriate where an aggrieved individual has no wish to pursue action to resolve a complaint by legal means; or where Council has no legal authority to act.

4.11. If deemed appropriate by the relevant officer, Council will provide guidance and information on suitable mediation services, if both parties agree.

4.12. Council will not contribute to the costs of mediation, any costs associated with mediation services is the responsibility of both parties.

Formal Action

4.13. Where informal actions have failed to achieve the desired outcome, Council has various powers that it may use to secure legislative compliance. The formal action needs to proportionate to the situation.

Service of Orders/Notices and Directions

4.14. An Order or Notice is a written direction of Council requiring specific action to be taken to secure legislative compliance. A range of legislation administered across the organisation provides Authorised Officers with the delegation to issue an Order or Notice and specific requirements as detailed in the relevant Act that the Officer is Authorised.

4.15. Notwithstanding the provisions of other legislation, Section 254 of the *Local Government Act 1999* gives Council Order Making Powers that allows Authorised Officers to order a person to do, or to refrain from doing, a specified activity. The process of issuing an order under the Order Making Power is defined in Section 255 of the *Local Government Act 1999*.

4.15.1. Authorised Officers will use professional judgement and discretion to assess the variables relating to each matter under consideration, including the reasonableness of the actions required by an Order or Direction and the timeframe to comply.

4.15.2. In circumstances such as a threat to life or immediate or impending threat to public health or safety, Formal action may commence without giving notice of intention to expedite a matter. In these circumstances the action must be supported by relevant legislation.

4.15.3. In most cases the person receiving the Order or Notice has a right of appeal to the appropriate Court or Tribunal. If an Order or Notice is served for which an appeal is possible, Council will include information detailing the right to appeal and the relevant legal provisions at the time of serving the Order.

4.15.4. Where there is evidence that an offence has been committed, Council may issue an Expiation Notice or commence a prosecution in addition to serving an Order or Notice. This will only be done where it is determined by an Authorised Officer that the conduct of the recipient justifies taking both steps. Where legislation provides, Council may also apply to the Court for an Order to be made.

Action in Regard to a Default of Oder/Notice

4.16. Failure to comply with Orders or Notices may incur further enforcement action and/or prosecution.

4.17. Where legislation provides, Council may undertake further action following non-compliance or default in relation to an Order, Notice or Direction and may proceed to undertake the work contemplated by the Order or Notice and seek to recover the costs of that work.

4.18. The decision to carry out action in default will be made by an Authorised Officer of Council with appropriate delegated authority.

4.19. Before entering into a contract to undertake the work, Council will consider whether there is a realistic prospect that the person responsible will complete the work within a reasonable time. Where Council determines to undertake the work in default, Council will seek to recover all reasonable costs in accordance with legislation. A decision not to recover costs will be made by staff with appropriate authority to do so, or Council.

4.20. Where an Order, Notice or Direction has not been complied with and where legislation allows, Council may issue an Expiation Notice or launch a prosecution in addition to taking action to fulfil an Order. This will only be done where the conduct of the recipient justifies taking such steps.

Expiation Notices

4.21. Various Acts allow councils to issue expiation notices for a range of matters. Council will avoid using expiation notices as a means of securing compliance in the first instance, unless:

4.21.1. There has been a failure to correct an identified breach of a similar nature after informal or formal action, or

4.21.2. There is evidence of systemic, regular or ongoing breaches of legislation, by an individual or by a range of individuals and informal action is unlikely to achieve the desired outcome effectively or efficiently, or

4.21.3. The breach creates a significant risk to the community, or

4.21.4. There is a desire to provide appropriate disincentive for the behaviour or breach.

4.22. A person receiving an Expiation Notice is entitled to elect to be prosecuted for the alleged offence, as such Council officers must have sufficient and admissible evidence to prove the offence beyond reasonable doubt as if the matter was proceeding to court.

4.23. Council will ensure that its officers are fully trained in all aspects of conducting investigations, evidence gathering, statement taking, carry out interviews with alleged offenders, and issuing of expiation notices.

Prosecution

4.24. A prosecution will only proceed where there is a reasonable prospect of a successful outcome being upheld in the relevant court. Where circumstances warrant a prosecution all relevant evidence and information will be considered to enable a consistent, fair and objective decision to be made. Before a prosecution is recommended there must be substantial, reliable, and admissible evidence that an identifiable person or organisation has committed the offence. The final decision to prosecute will be made by the Chief Executive Officer or their delegate.

Cost Recovery

4.25. Council may incur significant costs (legal and/or otherwise) when enforcement action is taken to rectify illegal activities. In the interest of reducing the financial burden of pursuing enforcement and compliance matters on ratepayers, Council will seek to recover costs incurred where possible.

5. Responsibilities

Chief Executive Officer

5.1. Ensuring that all Authorised Officers are suitably qualified and trained to receive the relevant delegated Authorities.

Managers and Supervisors

5.2. Ensuring that all Authorised Officers are suitably qualified and trained.

5.3. All relevant Policies and Processes are made available and known to the Authorised Officers.

5.4. Allowing Authorised Officers to attend required accreditation and industry training.

Employees

5.5. Authorised Officers are required to be aware and have all required qualifications and relevant training to receive their Authorisations to carry-out their role.

6. Legislation and References

- Part 11 of the *Development Act 1993*
- Part 3 of the *Dog and Cat Management Act 1995*
- *Expiation of Offences Act 1996*
- Chapter 12 of the *Local Government Act 1999*
- Part 9 of the *Food Act 2001*
- Part 4A of the *Fire and Emergency Services Act 2005*
- Part 3 of the *South Australian Public Health Act 2011*
- Part 3 of the *Local Nuisance and Litter Control Act 2016*
- Part 18 of the *Planning, Development and Infrastructure Act 2016*
- The Barossa Council By-Laws

7. Definitions

Authorised Officer	a person who is authorised to carry out statutory functions or powers as specified within a particular piece of legislation. The decision to appoint an Authorised Officer may only be made by Council or a delegate of Council.
Council	The Barossa Council in its entirety as an organisation.
Enforcement	combination of the provision of advice and assisting compliance with formal action where necessary. This is intended to encourage higher levels of voluntary compliance with legal requirements by individuals, businesses and other bodies.

8. Version History

This Process will be reviewed by the Policy Author in consultation with the relevant stakeholders, within four years or more frequently if legislation or Council's need changes.

Version No.	Date	Summary of Change/s
1	03/03/2026	New Process

9. Further Information

This Process is available on Council's website at www.barossa.sa.gov.au. It can also be viewed electronically at Council's principal office at 43-51 Tanunda Road, Nuriootpa during ordinary business hours. A printed copy of this Process can be obtained upon payment of a fixed fee.

Feedback regarding this Process or its application can be made to the Customer Service Team on 8563 8444 or barossa@barossa.sa.gov.au in first instance, who will refer you to the most appropriate officer.

Enforcement Policy Communications Plan

Consultation dates: **TBD** HPE *ref:*

Desired outcomes

- Provide the community with an opportunity to provide feedback through traditional and online platforms
- Use community feedback to inform Elected Members

Specific considerations and inclusions

- The results of this consultation will assist the Elected Members to determine if the draft is accepted

Initiative	Communication Method	Responsible Officer	Timeframe	Tone/Content/Message
Advertisement	The Leader	Community Safety	21 days	Public Notice
Online	Council website Facebook	Comms	Throughout consultation	Invite written submissions
Hardcopies to all public access Council sites	Hardcopies	Community Safety	Throughout consultation	N/A
CLOSE THE LOOP				
Review and decision of Council	Review and present submissions to Elected members or CEO	MHS&CS	Post consultation and Council meeting	Debate Report to Council meeting for endorsement

DRAFT

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DEBATE REPORT

7.4 Development and Community Services

7.4.2 EMPOWERINGSA COMMUNITY BATTERY PROPOSAL - STOCKWELL OVAL AND ALLOT 30 MILWAY AVENUE/ DRINKWATER CRESCENT NURIOOTPA

Author: Sustainability Officer
25/91964

PURPOSE

To seek a decision from Council with regards to leasing Community Land at Stockwell Oval for a community battery following public consultation.

RECOMMENDATION

That Council:

(1) Do not endorse the Lease of Community Land at Stockwell Oval for a community battery.

(2) Endorse exploring the suitability of a section of Community Land at Allot 30 Milway Avenue Nuriootpa, connected to Drinkwater Crescent Nuriootpa, as an alternate site for a battery including, pre-engagement with Drinkwater Crescent properties by letter drop, inviting residents to provide initial feedback about the proposal.

(3) Acknowledge that any feedback received will be considered by the Director Development and Community Services, before returning to Council with a recommendation to either withdraw The Barossa Council from the empoweringSA program in its entirety, or recommend that there is merit in proceeding to formal community consultation about leasing a section of this community land in accordance with *Section 202(2)* & *Section 50(6)* of the *Local Government Act 1999*.

REPORT

Background
At the Council Meeting 16 September 2025, Council resolved to commence public consultation on a proposal to enter a lease to occupy community land for the purpose of establishing a Community Battery by the Department for Energy and Mining (DEM) at Stockwell Oval (decision 2022-26/807). The decision also endorsed the CEO to enter into a Lease with the Minister for Department for Energy and Mining if no objections to the proposal were received during public consultation.

The Community Battery Initiative is part of the Government of South Australia's *emPowering SA* program which is delivering 18 community batteries across South Australia for the direct benefit of South Australian government nominated households facing cost of living pressures. *emPowering SA* is also supported by the Australian

Government's $200m Community Batteries for Household Solar program through the Department of Climate Change, Energy, the Environment and Water (DCCEEW), and the Australian Renewable Energy Agency's (ARENA's) Advancing Renewables Program.

Council previously considered the battery proposal in confidence (18 March 2025, Decision: CO 2022-26/661) to facilitate technical assessments to determine if the site was feasible to host the technology. The proposal was received in confidence to align with the needs of the State Government's funding program at that time. The decision always resolved to bring back a detailed development plan to Council before public consultation in accordance with section 202 of the Local *Government Act 1999* is initiated, which is what occurred at the 16 September 2025 meeting.

A summary of the proposal timeline to date is provided in table below.

April 2024	Expression of interest in hosting a community battery submitted. Information report to Council 16 April 2025.
April 2024 – January 2025	Assessment of potential sites. Council and DEM collaboration. List of sites considered and assessed are on page 12 of this document.
February 2025	Stockwell Oval identified as preferred host site. Executive Leadership reviewed proposal.
18 March 2025	Confidential Decision Report to Council. Confidential Memorandum of Understanding (MoU) with State Government endorsed to commence detailed engineering and technical assessments.
April – August 2025	Engineering and technical assessments of Stockwell Oval completed. Placement on site adjusted before final recommendation to Council.
26 August 2025	Development Application submitted by State Government to PlanSA.
4 September 2025	Key contacts of leases at Stockwell Oval notified by email about pending report to Council, including links to agenda. Light Pass Cricket Club, General Motors Owners Club and Barossa Hockey Association were all notified.
16 September 2025	Decision Report to Council. Detailed proposal for battery at Stockwell Oval submitted and public consultation endorsed.
17 September 2025	The Leader Newspaper reported on Council Meeting proceedings including public consultation decision.
3 October 2025	Public consultation dates confirmed as 8 October to 31 October. Emailed and spoke by phone to key contacts of leases at Stockwell Oval notifying of consultation dates

	and links. Light Pass Cricket Club, General Motors Owners Club and Barossa Hockey Association were all notified.
8 October 2025	Public consultation opened. Council placed Public Notice in The Leader Newspaper and commenced other notifications in line with Policy including Your Barossa Your Say.
14 October 2025 – 16 October 2025	Council Administration Invited to Stockwell Community Association meeting on 14/10/2025, Council's Sustainability Officer and Director from Department for Energy and Mining attended meeting 16/10/2025 at 8pm. Cr Schilling was also present at the meeting.
22 October 2025	The Leader Newspaper publishes 'Community association says Stockwell battery need a recharge'. Council and Department for Energy and Mining were asked for comments to questions in advance.
31 October 2025	5pm Consultation closed.
PENDING 18 November 2025	Decision report to Council for final determination

Discussion – public consultation results

Public consultation occurred 8 October 2025 – 5pm 31 October 2025, pursuant to *Section 202(2)* & *Section 50(6)* of the *Local Government Act 1999*. The matter attracted reasonable interest, and the number and method of responses is detailed below in table 1.

Table 1 - summary of responses received during public consultation

Source of contribution	Number of contributions
Facebook	44 contributors made comments.
direct written (letters and emails)	10 Noting: - Some submissions came from the same residential address but different individuals. - 1 submission contained a list of names and signatures in support of the letter in that 12 separate addresses were additionally represented. - 2 community group submissions: The St Thomas Evangelical Lutheran Church Stockwell, and Barossa Valley General Motors Owners Club Inc.
Submissions through portal	34 Noting: origin of feedback not disclosed as name was not a requirement to submit feedback
Total contributions	**88** 43 direct submissions

	44 Facebook contributors
Direct phone conversations with community	1 resident who spoke to Director Development and Community Services
Community meetings	1 meeting – Stockwell Community Association Meeting (Thursday 16 October 2025) attended by Sustainability Officer and Director Department for Energy and Mining, listen and answered questions for 1 hour. Meeting was attended by approximately 12 community members.

More cautious and opposing responses were received than supportive responses. The general sentiment, particularly from Stockwell residents, was that the development does not meet the intent of the community land that was donated by Mr. Jacob Mickan and that the direct benefits of the battery for the Stockwell community are lower relative to other Barossa townships with a higher number of Housing Trust properties.

At the Stockwell Community Association Meeting similar sentiment was conveyed, there was some scepticism that Stockwell Oval could be selected as the most suitable location, and concerns that the community had not be consulted early enough in the process, and that Council had already made the decision. Attendees of the meeting were encouraged to use *Your Barossa Your Say* to provide comment on the proposal and links were provided to the Chairperson in a follow up email.

Appendix 1 - table 2, summarises the key themes, providing a snapshot of some of the commentary that was submitted during consultation, and outlines the Administration's response to each concern.

Discussion

Confidence in the merit of this small-scale community battery proposal remains high. The responses detailed in Appendix 1 – table 2, demonstrates that all concerns could be managed appropriately. Specifically, lease terms could have been explored to address community sensitivities and give Council the confidence to move past community objection. For example, terms to provide avenues to terminate the lease early if the average efficiency or capacity dropped below a nominal amount could have been considered, and similarly, assurances that the battery would be constructed and maintained without stopping recreational activities at the Oval could have been sought.

However, there were more cautious and opposing comments and responses received than supportive replies. This consultation attracted more interest than other recent community consultation in the Barossa. Community feedback indicates that there is a lack of trust or confidence in community batteries as positive social infrastructure, especially where the direct benefits to the community hosting the battery, in this case Stockwell, are not high.

The indirect benefits including increased local grid stabilisation and more renewable energy being kept for local use, were not valued highly, nor did hosting the technology for the benefit of specific households in other Barossa Townships and regional LGA's resonate with the Stockwell residents as important.

While endorsing the Lease to host the community battery would have contributed to Strategic Outcomes 'Supporting a sustainable Barossa' (Community Plan, Corporate

Plan CS17), and 'to help the prosperity and wellbeing of the community' (Corporate Plan – Community CS6), the recommendation to not proceed has been determined with consideration of the number of SA Housing Trust tenancies in the Barossa being still less than the batteries capacity at the current time, and because the community sentiment, at least in Stockwell, is not aligned.

Consideration was given to withdrawing The Barossa Council from the emPoweringSA program however, the Department for Energy and Mining were keen to exhaust all opportunities in the Barossa first and asked for more time to consider feedback. Consequently, four additional locations across The Barossa were reviewed, with only one returning as potentially viable. This site is on Drinkwater Crescent Nuriootpa, next to an existing transformer, but is much closer to housing than the original Stockwell proposal (see images below – a section of Community Land at Allot 30 Milway Avenue Nuriootpa).



Figure 1 – Aerial view Drinkwater Crescent, Nuriootpa and approximate location (red box – not to scale). The battery itself having dimensions of 7.5m long by 1.7m wide and 2.4m high, with total fenced area of 82.8m2.



Figure 2 - street view Drinkwater Crescent, Nuriootpa - showing existing transformer.



*Figure 3 - **ARTIST IMPRESSION ONLY** of Battery unit in situ (Not Barossa location). The battery itself having dimensions of 7.5m long by 1.7m wide and 2.4m high, with total fenced area of 82.8m2.*

There are examples of other community batteries within residential areas (see link in support references to Playford Council), however rather than proceeding straight to formal consultation pursuant to *Section 202(2)* & *Section 50(6)* of the *Local Government Act 1999* to lease Community Land, the recommendation is to pre-engage to seek direct feedback from Drinkwater Crescent residents first through 2 separate letter drops.

Any feedback received will be considered by the Director Development and Community Services, before returning to Council with a recommendation to either withdraw The Barossa Council from the empoweringSA program in its entirety, or commence formal public consultation to enter a lease to occupy a section of Community Land at Allot 30 Milway Avenue Nuriootpa for the purpose of establishing a Community Battery by the Department for Energy and Mining (DEM) at Drinkwater Crescent, Nuriootpa.

Summary and Conclusion

Council resolved to commence public consultation to enter a Community Land Lease at Stockwell Oval for the purpose of establishing a Community Battery by the Department for Energy and Mining (decision 2022-26/807). The decision endorsed the CEO to enter a 15-year Lease with the Minister for Department for Energy and Mining if no objections to the proposal were received in public consultation.

Public consultation attracted significant interest, and objections were received with some Stockwell residents specifically asking Council to reject the proposal.

All feedback received has been reviewed and considered at length with responses to objections raised detailed in Appendix 1 - table 2.

While the merits of the proposal remain high and sensitivities could have likely been addressed by specific lease terms, feedback indicated that the indirect benefits of increased grid stabilisation and keeping more renewable energy in the region for use, did not offset community sentiment that the battery doesn't meet the intended use of the community land at Stockwell and there would be no direct benefits realised for Stockwell residents. Stockwell residents in general were not supportive of hosting

technology for the benefit for specific households in other Barossa Townships and regional LGA's.

Consequently, the recommendation to Council is that the Lease of Community Land at Stockwell for the purpose of a community Battery is not endorsed.

The Department for Energy and Mining were keen to continue to exhaust all opportunities though in the Barossa and identified one last potential site – a section of Allot 30 Milway Avenue Nuriootpa, connected to Drinkwater Crescent Nuriootpa.

The recommendation is to proceed with exploring the suitability of this new site by seeking direct feedback from residents on Drinkwater Crescent Nuriootpa via letter drops, before returning to Council with a recommendation to either withdraw The Barossa Council from the empoweringSA program in its entirety, or recommend that there is merit in proceeding to formal community consultation about leasing a section of community land in accordance with *Section 202(2)* & *Section 50(6)* of the Local Government Act 1999.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 Artist impression of proposed battery in situ at Stockwell Oval ⇩
Attachment 2 Locaility plan for community battery at Stockwell Oval ⇩
Attachment 3 Combined responses_Redacted - Community Battery Proposal ⇩

Supporting references
emPowering SA | Energy & Mining
City of Playford | Proposed 15-Year Lease of Council-Owned Community Land for a Community Battery – Elizabeth Park

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Community Plan

Our Environment

Supporting a sustainable Barossa.

Strategic Outcome

- We support actions that manage our environment for future generations.

Corporate Plan

CS6 Community - To help the prosperity and wellbeing of the community. Community grants programs. Support for community groups – networking, advice, input to The Big Project

CS17 Natural Resources - Regional development and management of the environment including natural resource management to ensure the region is managed sustainably and the environment is protected and enhanced

Legislative Requirements
Nil

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY

Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Nil

2. SUSTAINABILITY & ENVIRONMENT

Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Missed opportunity to contribute to Strategic outcomes of 'Supporting a sustainable Barossa' (Community Plan, Corporate Plan CS17), and 'to help the prosperity and wellbeing of the community' (Corporate Plan – Community CS6), for no Council financial outlay.

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

Nil

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

Potential loss of credibility with Department for Mining and Energy for withdrawing support.

COMMUNITY ENGAGEMENT

Consultation was initiated pursuant to Section 202(2) & Section 50(6) of the *Local Government Act 1999*, and The Barossa Council Public Consultation Policy.

Consultation was from 8 October to 5pm 31 October 2025.

Media release
Public notice in the Leader
Your Barossa Your Say
Posters displayed on windows of Stockwell club at recreation park
Email and phone contact with nominated lease holders including Light Pass Cricket Club, General Motors Club and Hockey Association.

A Council representative and Director from Department for Energy and Mining attended the Stockwell Community Association meeting by invitation. Administration thanks the Light Pass Cricket Club for sharing the information that we provided to them that facilitated our attendance at the Community Association Meeting.

Appendix 1

Table 2 - key concerns, sample of comments, administrative response.

Concern area & sample of related comments	Administration response
Conflict with land use and zoning intent. *"The land on which Stockwell recreation part is situated was donated by a respected member of our community specifically for recreational purposes, not industrial development. Repurposing the land for an industrial battery facility would disregard the spirit and the trust that the community has placed in Council".* *"The park is zoned and maintained for community and recreational use. The installation of an industrial scale energy facility is inconsistent with this purpose and sets a concerning precedent for future use of community space within the Barossa Council area".* *"I strongly oppose the proposed community battery at Stockwell Recreation Park. This land was donated by a local community member for recreation, not for industrial or energy use. It's where families gather, children play, and our community connects. Placing a large battery here would disrespect the donor's original intent and destroy the peaceful character of a much-loved space".* *This park is more that just open land – it's a hub for families, sports, and community events. It was gifted to the people of Stockwell by Jacob Mickan for exactly that purpose. Turning part of it into an industrial site goes against the spirit of that gift and takes away from what makes the park special"*	The development isn't regarded as 'industrial development'. The nature of development was accurately described in the development application as a Community Battery Energy Storage System. The battery is similar in the nature to a pad mount transformer, or a pump station associated with the Communal Wastewater Management Scheme. Stockwell Oval is located within the Recreation Zone under the Planning & Design Code. It is acknowledged the development does not strictly meet 'Desired Outcome 1' of the Recreation Zone in that the community battery will not provide a range of accessible recreation facilities. Notwithstanding, the development is considered to be of a small scale, with the battery itself having dimensions of 7.5m long by 1.7m wide and 2.4m high. The total footprint of the community battery is 12.75m2 which is clearly small scale and not of 'industrial scale'. Even with the fenced area being slightly larger at 82.8m2, the Minister for Planning ultimately determined the land use is appropriate, noting that Development Approval has been granted. The Department for Energy and Mining have provided examples of completed community batteries in Edwardstown and Magill that are adjacent or close to community and residential buildings and parklands and have been operating since October 2024. **Summary position: The development is small scale not industrial. Leasing the land for a community battery does not strictly meet Desired Outcome 1 of Recreation Zone but does not compromise or stop recreation occurring or expanding at Stockwell Oval.**

"Mr Mickan was a faithful member of the Stockwell Lutheran Church" *"we question whether the Barossa Council's own land use zoning policy is being breached by building this type of facility on the park grounds"*	
Visual impact and loss of public amenity. *"Will screening plantings be incorporated"* *"It will look horrible as you approach from the Highway, an entryway to the Barossa"* *"Driving into our beautiful town, it will look like an industrial area"* *"This battery and cage will be visible by every person entering the town or every time they drive past. This will deter tourism and other visitors to our town"* *"town rate payers will have to look at this everyday when entering their beautiful historic township"*	The battery is well set back from the intersection in the western corner of the Stockwell Recreation Park having a nearest dimension of 41.9m to the Sturt Highway boundary and 10m from the Duck Ponds Road frontage. There are established trees around and between the battery and oval that minimises the visual impact from the sporting ground and club rooms. These trees also provide some visual interruption from the Sturt Highway. The battery will be visible from Duck Ponds Road however and State Government is committed to meeting the requirements of the Character Preservation (Barossa Valley) Act 2012 and increasing planting to increase screening. The battery and fencing can be established in natural tones to mitigate their visual impact and in this regard, it is noted that Condition 2 of the Development Authorisation requires the colours of the battery and fencing shall complement the site and locality in consultation with Council. Further, the battery and enclosure will have similar appearance to other small scale infrastructure buildings on the site such as several sheds and the public toilets adjacent to Duck Ponds Road. The development isn't regarded as 'industrial development'. The total footprint of the community battery itself 12.75m2 which is clearly small scale and not of 'industrial scale' **Summary position: Administration are confident that visual concerns can be overcome.**

Direct benefits to Stockwell are low. *"We've heard from Council that the battery wont directly benefit homes in Stockwell. That raises a fair question – why should our town host infrastructure that doesn't serve us? If other areas stand to gain more, surely those locations should be considered first"* *"I'm happy to support the proposal but would've like to see the benefits available to more than just the very small number of housing trust recipients that don't live in Stockwell"* *"I strongly oppose this proposal. It will not benefit the majority of Stockwell residents (if any at all) There are over 11,000 private households in the Barossa and this will only serve 600-650… It puts the needs of a small minority of households over the safety of all Stockwell residents"* *"I am against this, this only benefits housing sa properties and leaves other needy people waiting".* *"we ask that you reconsider this proposal and put the needs of the Stockwell families first"*	The direct benefits will be to 600 – 650 households, with eligible SA Housing Trust tenants in The Barossa Council to be the first to be offered the opportunity to take up places in emPowering SA program to access lower electricity rates. While the battery will have greater capacity than the number of SA Housing Trust tenants currently located in the Barossa Council. SA Housing Trust will manage invites to the program by proximity to battery and need, with direct benefits likely to extend to connected LGA's including Light Regional Council, Mid Murray Council, Adelaide Plains and Gawler. The exact distribution of SA Housing Trust tenants per township is sensitive and cannot be released as public information. The benefits to the battery more broadly for the community, including Stockwell, are improved grid stabilisation, and increased use of locally produced renewable energy. In May 2021 the State Government declared a Climate Emergency and commitment to support South Australia to reduce carbon emissions. This battery also supports State Government climate change net zero targets. Other locations were considered before Stockwell Oval was as detailed in the next explanation about general location. **Summary position: While Stockwell direct benefits are low, for a small-scale development there are indirect benefits including improved grid stabilisation available to them and the direct benefits for Housing Trust SA tenants in the greater Barossa and connected regional LGA's is encouraging.**
General location *"Please put it somewhere that already supports such a project (ie down the road near Wolf Blass or near the cement*	empoweringSA is a statewide initiative with the State Government with both metropolitan and regional locations identified to ensure that communities across the South Australia can share in the benefits of a community battery. Other councils looking at hosting an emPoweringSA

works). Those areas have already been ruined visually, why ruin other areas?" *"The government would be more credible if the required battery was to be installed in an area where there is a concentration of low income households i.e. Elizabeth, Davoren Pk, Kilburn etc. as a means of supplying lower cost electricity to 10,000 homes"* *"There are 3 other locations the community have thought about and we think you just trying to cut costs to place it at the recreation park"* *"Is there any reason why it can't be relocated to Carrara Hill Road on council property at the sewage waste water area"* *"the old Nurioopta rubbish dump" or "Stockwell road Adbri (ex Cement Works)".* *"I find it difficult to believe their was only two areas in the Barossa that fits the criteria… what is the criteria for placement?"* *"We are not against the battery but please put it somewhere else"* *"We absolutely support renewable energy and understand the value of battery storage. But placing this kind of infrastructure in our community park causes us concern for several reasons"* *"we urge Council to explore other options – industrial areas, utility corridors or less sensitive public land. These would be*	community battery include Campbelltown City Council, City of Marion, Rural City of Murray Bridge, City of Onkaparinga, City of Playford, City of Port Adelaide Enfield, Port Pirie Regional Council, City of Salisbury, and City of West Torrens. With regards to placement assessments in the Barossa, the following sites were considered in the following order: - Talunga Park, Mount Pleasant (desktop assessment). - Crn Melrose Street and Glen Devon Road, Mount Pleasant (desktop assessment). - Along Stockwell Road and Crennis Mines Road, close to the Angaston substation (desktop assessment). - Along Samuel Road, close to the Dorrien substation, noting that 117 Samuel Road was deemed too far from substation to be feasible, and borders Light Regional Council (desktop assessment). - Old Kapunda Road, Nuriootpa (desktop assessment). - Council CWMS, Carrara Hill Road, Ebenezer (desktop assessment & site visit). - Stockwell Oval, Duck Ponds Road, Stockwell (desktop assessment, site visits, engineering and technical assessments). Identified as preferred site. The battery had to be hosted on Council or Crown Land, and there were specific technical requirements that drove placement discussions to facilitate the most efficient connection of the battery to the electricity grid. Project delivery cost was a key consideration of project feasibility to ensure that the participants of emPoweringSA program get the greatest access to financial benefits created by the battery. Council's CWMS site at Carrara Hill Road was proposed before Stockwell Oval was added for consideration. Carrara Hill Road was deemed not

more appropriate for infrastructure like this and wouldn't compromise community safety or amenity" *"The few housing SA tenants within the Barossa area who may be eligible would receive up to $575 per year, this is up to $11 per week. This is less than 2 coffees per week or 1 trip to take the kids into school… less than $11 per week is not helping anyone"*	feasible by The Department for Energy and Mining because the site preparation requirements including upgrades to SA Power Networks (SAPN) infrastructure exceeded the strict emPoweringSA budget allocated. It was at a site visit with SAPN, Department for Energy and Mining, Energy Retailer and battery technology contractor at Carrara Hill Road that *Council representatives were asked if Stockwell Oval could be considered an alternate* option given the electricity connection strength on the Sturt Highway. **Summary position: Other sites within the Barossa were proposed and considered with Stockwell Oval returning at the most feasible site to meet program outcomes. The areas that were suggested by community during consultation were all assessed before Stockwell was shortlisted.**
Fire risk and "Last Resort Refuge" *"There are also serious safety concerns. The proposed site is on a bushfire refuge zone and sits right beside a busy highway intersection. In the event of a vehicle crash or equipment failure, the risk of fire or explosion would endanger everyone nearby and threaten one of our designated fire safety places. Please find another location that doesn't compromise safety or disrespect the purpose of this treasured community space".* *"Adding a lithium-ion battery system here introduces a fire risk that could compromise its role as a safe haven during emergencies"* *"Its proximity to a major road could pose risks in the event of an accident"*	Department of Energy and Mining have provided the following advice: - The energy storage technology of the batteries is certified to the most stringent safety standards for energy storage. This includes lithium cell and battery safety standards IEC 62619:2022 and IEC 63056:2020, and grid connection, installation, and inverter standards AS/NZS 5139, AS/NZS 4777.2, AS 3000, and AS 3008. - In the unlikely event it is required, the battery cabinets also contain fire detection and an automatically activated fire suppression system. - The CFS and MFS were engaged early in emPowering SA project design and approval. *With an understanding of the project, installation, and technology being used, neither CFS* nor MFS raised any objections to emPowering SA. Their advice, together with th*at of the Australian and NZ Council for Fire and Emergency* Services (AFAC) Battery Energy Storage Systems Commercial and Industrial Installations Guideline (April 2025), has informed project and site designs.

"if a car or other road user causes a problem while netering or leaving Stockwell, the semi's [trucks] will not be able to safety divert a collision with the battery. Because there is no protection, an incident of this nature could create a blast area of over 500 metres"	- They have engaged successfully with the MFS to deliver two community batteries in Edwardstown and Magill to meet their needs regarding access, orientation and signage. Stockwell oval is a 'Bushfire *last resort refuge*' but not a '*bushfire safer place*' – see information about these classification at the CFS website here. Bushfire Last Resort Refuges are described as "*a place you could go as a last resort and are unlikely to provide protection or safety in an extreme fire situation. They will be extremely uncomfortable and there will still be risks. It is still a better option than being caught on the road or on foot*". "In the case of a bushfire in the region, both the network operator (SA Power Networks) and community battery operator (AGL) consider separate but important steps to protect the network, the battery, and the community. SA Power Networks (SAPN) operate the network up to the transformer in line with their Bushfire Risk Management Manual. AGL are responsible for all actions beyond the transformer including the community battery. If AGL operating team are informed of an imminent bushfire, they are able to remotely ramp down the community battery, and isolate it. During high bushfire risk conditions SAPN will consider a range of actions in line with its manual including Fire Danger Protection Settings and disconnecting feeders that connect to the transformer. Disconnections are a last resort action taken by SAPN in extreme situations with consultation with the Country Fire Service. Cutting off power to high fire risk areas reduces the chance of a bushfire starting. Disconnections are applied to entire feeders/areas and may be done with little or no warning as it is a response to imminent danger.

	SAPN advise that in the event of a power outage or disconnection, the community battery will not be able to export power to the network due to anti-islanding protection settings." Parts of Australia that have previously been impacted by bushfires, like Mallacoota, have begun installing community batteries as a part of their approach to improving bushfire preparedness. The operating model for the emPoweringSA battery is not for resilience but more about the Mallacoota initiative can be read here: Mallacoota power supply strengthened as AusNet installs Gippslands first community battery - AusNet. The battery is well set back from the intersection in the western corner of the Stockwell Recreation Park having a nearest dimension of 41.9m to the Sturt Highway boundary and 10m from the Duck Ponds Road frontage, so impact from a vehicle accident is unlikely. **Summary position: the battery meets strict standards for fire safety and has sufficient controls to not increase risk to the Stockwell Oval or Stockwell community. CFS training can be elevated to improve confidence in this. Mallocoota power supply is an example of a battery being placed deliberately in a high bushfire risk zone.**
Limited/ lack of adequate consultation *"Many locals, including us, feel that community were not properly and respectfully consulted in the process. A 15-year lease is a long commitment, and we believe more open dialogue is needed"* *"Many residents were unaware of this proposal and have not been meaningfully engaged in the decision-making process"*	The initial proposal to Council was held in confidence to meet the requirements at the time of State Government. Confidentiality was released as soon as the MoU with the Minister for Department for Energy and Mining enabled. Detailed engineering assessments before proceeding with community consultation was important because it was possible that the site could have been ruled out for technical reasons making public consultation irrelevant. Consultation was initiated pursuant to Section 202(2) & Section 50(6) of

	the Local Government Act 1999, and The Barossa Council Public Consultation Policy. Consultation was from 8 October to 5pm 31 October 2025. Media release Public notice in the Leader Your Barossa Your Say Posters displayed on windows of Stockwell club at recreation park Email and phone contact with nominated lease holders including Light Pass Cricket Club, General Motors Club and Hockey Association. A Council representative and Director from Department for Energy and Mining attended the Stockwell Community Association meeting by invitation. Administration thanks the Light Pass Cricket Club for sharing the information that we provided to them that facilitated our attendance at the Community Association Meeting. **Summary position: Consultation met the requirements of the Barossa Council Public Consultation Policy.**
Trusting in that only one battery will be placed *"house value in the town will be decreased drastically… another victim of this underhanded proposal to destroy the integrity of this community"* *"Will the area be slowly expanded without any need for further community consultation with residents, until it is a huge industrial looking area right at our town entry"* *"Is there further batteries planned"*	There is no intention to increase the number or size of batteries at any emPowering SA sites, and each selected council area will host only one community battery. The battery and new transformer have been sized appropriately to meet only the emPoweringSA outcomes. The emPoweringSA project has very specific outcomes and finite grant funding. There is no funding in the current model for replacement at the end of the lease, only decommissioning and returning the site to how it was prior.

"if I were to propose a similar project in a similar areas, it would be rejected and would not get passed by Council" *"after the 15 years will the operators then want to expand the facility and take even more parkland?*	Under the Lease conditions, Council will provide a low-value peppercorn lease (effectively no cost), waive any land rates payable, and continue to maintain the site up to the edge of the fenced battery. Other than in-kind contributions, there are no costs to Council for any part of the project including, but not limited to, site preparation, installation, connection, maintenance or decommissioning at end of life. There is no proposal before Council or plans for Council to provide funding to facilitate a larger battery investment. **Summary position: There are no plans or funds available to expand the battery. The transformer to support the battery has been sized appropriately for this battery only. The project scope allows budget for decommissioning but not replacement at the end of the Lease term.**
Costs and revenue disclosures not clear *"How much do rate payers contribute to this?"* *"The article does not state where the lease revenue goes to, I'm guessing, straight to the councils bank account, not to the town who is forced to house this abomination"* *"The only part of the Barossa that may benefit from this will be the council, and it will be at our towns expense"*	emPowering SA is jointly funded by the Government of South Australia, energy retailer AGL, and the Australian Government's Community Batteries for Household Solar program. Under the Lease conditions, Council will provide a low-value peppercorn lease (effectively no cost), waive any land rates payable, and continue to maintain the site up to the edge of the fenced battery. Other than in-kind contributions, there are no costs to Council for any part of the project including, but not limited to, site preparation, installation, connection, maintenance or decommissioning at end of life. The battery will be operated for profit, with the profits going directly into the emPoweringSA program. All profit will be distributed to the households invited to connect to the emPoweringSA program. State Government nor Council will receive any payment from the emPoweringSA program. AGL will draw a fee as the operating contractor on behalf of the State Government for facilitating the technology. It is expected that a typical household benefitting from emPowering SA could save up to $575 off

	their annual electricity bill (based on the annual saving estimate for a new residential customer when compared to the 2025-2026 DMO with an annual energy consumption of 4000 kilowatt-hours per year). **Summary position: The battery will operate for revenue to enable profits to be passed on as electricity bill savings to eligible emPoweringSA households. Council will not receiving any payment or financial benefit for hosting the battery.**
Life span/ end of life / decommissioning responsibilities. *"These batteries apparently have a life span on 10 -15 years. Will they be removed and the land rehabilitated to original state?* *"What happens to battery and the site when battery end of life"*	The expected life span is between 10 – 15 years. At termination of the Lease, decommissioning and returning the leased area to as it was prior will be at the sole cost of and organised by State Government. Administration will require that this is completed within 3 months of lease ending. State Government will be responsible for determining what happens to the battery at the end of life, with repurposing or recycling of materials in accordance with the Waste Management Hierarchy the preference depending on the processing technology available at that time. **Summary position: decommissioning will be at the cost of State Government and site will be returned to as it was before construction and lease.**
Noise *"It's currently a peaceful, natural space – and we'd like to keep it that way"*	Noise from the battery will be limited to the operation of small ventilation fans. Any noise is expected to be well below environmental noise requirements, and less than the existing noise from the Sturt Highway. The proposed location is removed from where community tend to occupy space when at the Stockwell Oval. The Department for Energy and Mining have provided examples of completed community batteries in Edwardstown and Magill that are

	adjacent or close to community and residential buildings and parklands and have been operating without noise complaints since October 2024 **Summary position: Noise risk is low.**
Proximity to children playing, environmental health concerns and loss of biodiversity. *"battery installations can emit noise, heat, and potential contaminants that may negatively impact surrounding vegetation, soil, and wildlife. Stockwell Recreation Park's natural environment contributes significantly to local biodiversity and community wellbeing. The introduction of industrial infrastructure would permanently alter this landscape and dimmish its environmental value"* *"Battery systems carry risks – leaks, fires, even explosions. These dangers are amplified in potential bush fire areas and near places where children and families gather"*	There are no known contamination risks. The battery equipment will be hosted on a concrete pad. Whilst community batteries are a relatively new concept, the technology and operating models behind them are already widely used across Australia in use cases from household batteries through to grid-scale installations, with no known environmental issues with regards to land contamination. The proposed location of the community battery is some distance from the oval itself and any car parking or access points. PlanSA are aware of the specifics of the proposed location and surrounds, with all relevant referrals having been made as part of the approval process and no issues have been raised. In gaining South Australian Government approval for emPowering SA, the project team put forward a report to the Public Works Committee. As part of this report, Department for Energy and Mining obtained Department of Environment and Water endorsement for its approach to Ecologically Sustainable Design. This publicly available report (the 108th Report of the 55th Parliament) is available at: parliament.sa.gov.au/en/Committees/PWC or on request of the Parliamentary Officer by email PWC.Assembly@parliament.sa.gov.au All emPowering SA across metropolitan and regional South Australia meet IEC/EN 61000-2-6 and IEC/EN 61000-6-4 standards. These standards include emissions standards for electrical and electronic equipment. The battery will comfortably be hosted within existing established trees. Tree canopy will be maintained to ensure that it does not hang over the battery, and all pruning will be within normal tree limits. Underground

	services will respect the Tree Structural Root Zone and grasses have been assessed and returned non-significant. **Summary response: Proximity to children play areas, environmental health and biodiversity loss have been considered and returned as low risk.**
Impact to activities *"I assume that the area will have to be cleared for major works and servicing"* *"Because of public liability reasons, the complex would be closed down at any time, even during carivals, sporting events or any other of the many events held at the premise"* *"fire truck access is restricted, trees would need to be trimmed or removed, no room for [fire] truck to turn around"*	The construction time for the battery is expected to be 12 – 18 months from approval to operation. All existing activities at Stockwell Oval will be able to continue as per normal during construction. A temporary access point along Duck Ponds Road will be constructed to give access for construction away from the main entrance. An extended area around the proposed battery will also be temporarily fenced to facilitate construction. emPowering SA has committed to returning any temporary changes that support construction back to how it was prior. AGL (contractor for Government of South Australia) is responsible for all ongoing maintenance of the community battery equipment. This will include annual maintenance in line with manufacturer's recommendations, and remote monitoring. The Department for Energy and Mining have advised that no disruptions, or requirements to stop community activities because of maintenance is anticipated. **Summary position: The small-scale nature of the development means that construction or maintenance of the battery is not anticipated to stop or cancel any activities at Stockwell Oval.**
Risk of flooding *"The site proposed for battery is subject to flooding, all water run off from oval complex flows through the proposed location, substantial landfill, the proposed site would need*	The proposed battery facility location is not classified as flood prone land; however, Council engineers are aware of some historical local flooding in the locality in the past. This is related to water from the Sturt Highway roadside drain and runoff from the oval in a large storm event, noting

to be raised by at least 1 metre, this then will make it harder for plant screening"	that the local area inundation may have resulted from downstream drainage culvert capacity / blockages. The recommendation is that the finished pad level of the battery is a minimum 300 – 500 mm above natural ground surface and a review of local drainage swale works is undertaken in consideration of above. **Summary position: The site is not classified as flood prone. Local area inundation can be managed effectively without impacting appropriate screening.**
Voltage specification query 217v – 253v *"Will local solar still be able to put into the grid if specs on high end of voltage"* *"what sort of voltage control will be used to make sure that the voltage stays within spec to enable domestic solar to still be put into the grid?"*	Response provided by Department for Energy and Mining from SA Power Networks: *"All emPowering SA community batteries are connected to the SA Power Networks (SAPN) network in a 'do no harm' approach.* *The controller used is called SCADA, and this will be used to control voltage using a 'voltage droop control' methodology by SAPN.* *The proposed community battery will not adversely impact the local network or impact the amount of solar that would otherwise be exported".* **Summary position: administration has confidence that there are appropriate voltage controls and that domestic solar being exported to the grid will not be disadvantaged by the battery.**
Short sighted – should choose a site with more capacity to expand. *"We need a suitable area for Energy Storage System. Not one battery but multiple batteries (10 plus batteries) similar to Templers (outside Freeling)… need to meet Scope 1, 2 and 3 .. with the above said, Australia's future of electricity is battery storage"*	The emPoweringSA project has very specific outcomes and finite grant funding. There is no proposal before Council or plans for Council to provide funding to facilitate a larger battery. The Templers battery system is not an initiative of State Government or emPoweringSA. We understand the project has received Crown Development Approval under section 131 of the Planning, Development

	and Infrastructure Act 2016, but investment is fully private equity and owned by ZEN Energy. **Summary position: Investment in a site with more capacity would require significant financial investment, likely private equity, to make any proposal sustainable.**

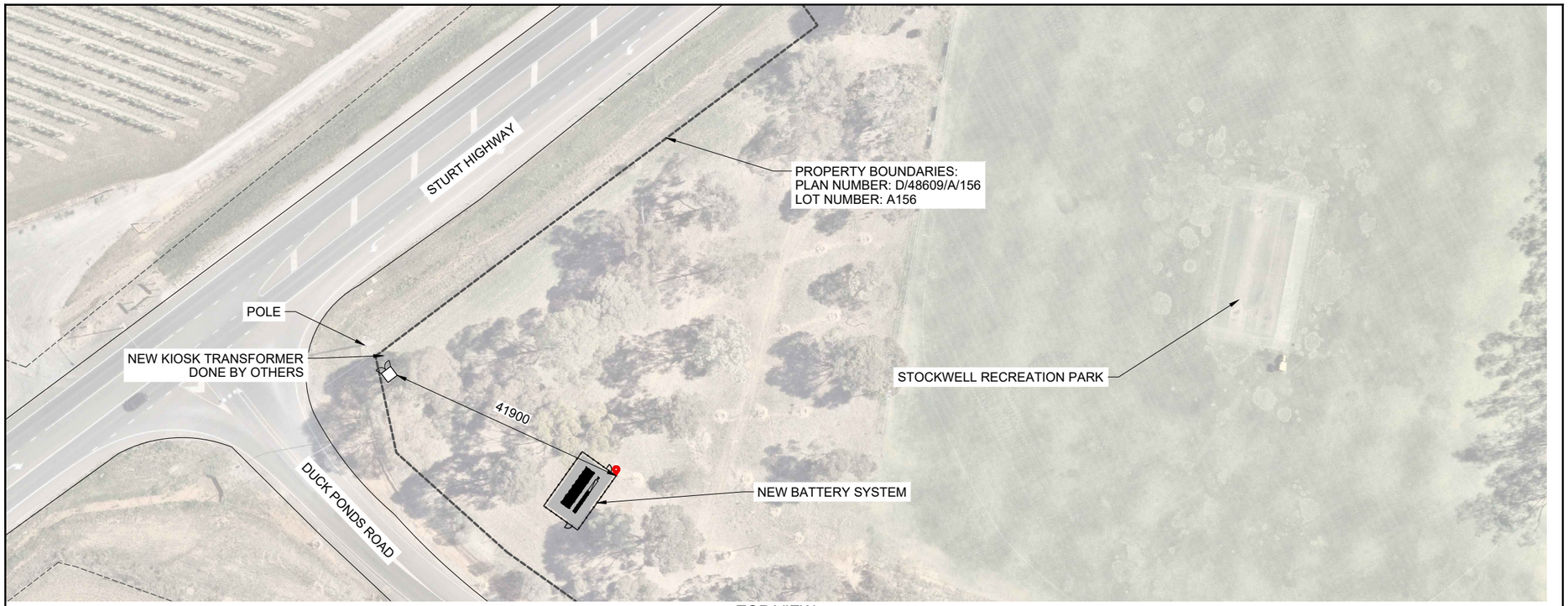


Community Battery Proposal

Locality Plan: Lot 156 Duck Ponds Road Stockwell SA 5355



(08) 8563 8444 | barossa@barossa.sa.gov.au | barossa.sa.gov.au
43-51 Tanunda Road (PO Box 867), Nuriootpa SA 5355 | ABN: 47 749 871 215



TOP VIEW
PLAN BOUNDARIES
(1:800)



TOP VIEW
SYSTEM FOCUS
(1:200)

NOTES:

1. NEW TRANSFORMER KIOSK EXPECTED TO BE WITHIN OVERHEAD POWER LINE EASEMENT. EXACT LOCATION AND ORIENTATION STILL TO BE DETERMINED.
2. CROSSCHECK SITE COORDINATES WITH LOCAL REFERENCE POINT.
3. TRANSFORMER DETAILS ARE INDICATIVE ONLY AND WILL BE PROVIDED BY SAPN IN FUTURE.

LEGEND:

- SITE COORDINATES

PROJECT:

COMMUNITY BATTERIES

DUCK PONDS ROAD STOCKWELL SA 5355 AUSTRALIA
LATITUDE: -34.432179 | LONGITUDE: 139.046054
PN: D/48609 | LOT: A156

CLIENT:

SOUTH AUSTRALIAN DEPARTMENT OF ENERGY AND MINING

DRAWING TITLE:

SITE OVERVIEW

NORTH DIRECTION: N

SCALE: AS SHOWN

SIZE: A3

Robyn Ridsdale

From: Trevor Niejalke [redacted]
Sent: Wednesday, 22 October 2025 4:28 PM
To: Robyn Ridsdale
Subject: [EXTERNAL] Battery Storage facility proposed for Stockwell Community Sport Ground

CAUTION: This Message originated outside your organization. Treat all attachments and hyperlinks with suspicion.

Formally objecting the Battery Storage Facility to be built in our Sporting Oval and Playground area in Stockwell.
Driving into our beautiful town, It will look like an industrial area.
There have been accidents at the corner turning from Sturt Highway to Ducks Pond road so its a Fire Hassid if a car ignites near the battery.
Also, the oval is our safe haven for the town if a bush fire breaks out it's our assembly point .
In a event of a massive bush fire their won't be enough fire trucks to protect us it is a lithium battery have they got equipment to put it out.
The project presents sustainable risks to public safety ,environmental sustainability, and wellbeing for the local community
The children ride their bikes down in that area I feel it's not a safe place at all for the town's children.
We are not against the battery but please put it somewhere else.
Carrara Hill road is council property and put it near the sewage, waste water area.
Mr, Mickan donated his property and to the people of Stockwell ,for recreation, its community property.
The Battery will have no benefit for the community of Stockwell.
We love our town so please re think this area, its a terrible suggestion to put it there.
I hope common sense prevails.
Yours Sincerely.
Claude and Diann Auricht
Stockwell residents.

Alea Devine
[redacted]
22/10/2025

To:
The Chief Executive Officer
Barossa Council
43–51 Tanunda Road
Nuriootpa SA 5355

Subject: Formal Submission Opposing the Proposed Battery Installation at Stockwell Recreation Park

Dear Chief Executive Officer and Elected Members of Barossa Council,

This submission is made in response to Barossa Council's proposal to install a **battery energy storage system (BESS)** at **Stockwell Recreation Park** as part of the region's renewable energy infrastructure planning. While we recognise the importance of advancing sustainable energy initiatives, we strongly believe that Stockwell Recreation Park is an entirely unsuitable and inappropriate location for such a development.

Stockwell Recreation Park is a valued and much-loved community asset that plays a central role in the social, recreational, and sporting life of the Stockwell community. It is one of the few green and open public spaces available to residents, providing a safe and inclusive environment for families, children, and local groups.

Importantly, **the land on which Stockwell Recreation Park is situated was donated by a respected member of our community specifically for recreational purposes**, not industrial development. The donor's intent was to provide a legacy that benefits the wellbeing and unity of local residents through recreation, sport, and outdoor enjoyment. Repurposing this land for an industrial battery facility would disregard both the spirit of that donation and the trust the community has placed in Council to protect this space for public use.

Key Concerns

1. **Safety Risks:** Battery energy storage systems have been associated with risks including fire, explosion, and the release of hazardous gases in the event of system failure. Situating such infrastructure in or near a public recreation area places unnecessary risk on community members — particularly children and families — who use the park daily.

2. **Environmental and Health Impacts:** Battery installations can emit noise, heat, and potential contaminants that may negatively impact surrounding vegetation, soil, and

wildlife. Stockwell Recreation Park's natural environment contributes significantly to local biodiversity and community wellbeing. The introduction of industrial infrastructure would permanently alter this landscape and diminish its environmental value.

3. **Loss of Public Amenity:** The presence of an industrial facility would drastically reduce the park's appeal and usability for community recreation. It would also impact the park's aesthetic value and the sense of safety and relaxation that residents currently enjoy. Once this character is compromised, it cannot be easily restored.

4. **Conflict with Land Use and Zoning Intent:** The park is zoned and maintained for community and recreational use. The installation of an industrial-scale energy facility is inconsistent with this purpose and sets a concerning precedent for future use of community spaces within the Barossa Council area.

5. **Lack of Adequate Community Consultation:** Many residents were unaware of this proposal and have not been meaningfully engaged in the decision-making process. Transparent, inclusive, and early community consultation is essential for developments of this nature — particularly when they affect land that was gifted for the community's benefit.

Request for Council Action

I respectfully request that Barossa Council:
• **Reject the proposed installation of the battery energy storage system at Stockwell Recreation Park**, and
• **Reaffirm its commitment to protecting the park's original recreational purpose**, in line with the donor's intent and the community's ongoing use of the space.

Stockwell Recreation Park is a cornerstone of community life — a symbol of local generosity and togetherness. Preserving it ensures that current and future generations continue to enjoy it safely, freely, and in the spirit in which it was given.

Thank you for considering this submission. I trust the Council will prioritise community safety, environmental protection, and respect for the original purpose of this donated land in its deliberations. Yours sincerely,

Alea Devine

Barossa council elected members,

I am writing in response to an article in the local newspaper regarding a proposal of leasing land to the department of energy and mining to install a battery at our community sports complex.

The article states that the proposal will only be approved subject to no objections received. This objection letter is among many others that have been received by the council from residents, business owners and the wider community within the 21 day requirement.

In March 2025 the council entered into a confidential agreement to look into a proposal at Stockwell sports oval complex. For this to be requested as a confidential agreement makes it look like the government was trying to get this signed off without anyone knowing. Why did it need to be a secret from everyone? Because, if it was public knowledge there would have been a huge amount of complaint and objection to this proposal. Instead, a small article was hidden in the local newspaper to cover the obligation of public consultation.

The article goes on to state that the proposed battery is unlikely to be clearly visible from the club rooms, but will be in full view from the Sturt Highway and Duckponds Rd.
Every person entering the sports complex will be greeted with this eyesore. This battery and cage will be visible by every person entering the town or every time they drive past. This will deter tourism & other visitors to our town. We have all been recently trying to increase visitors & promote our historical town alongside the local council. Our community has been looking into painting our Silo's, we have done historical events and other beneficial ways of bringing visitors into our town.
People will not hire the oval for their events as it will no longer be an attractive peaceful area to host a party or special occasion. House value in the town will be decreased drastically and the residents who have put their hearts, time and money into making their homes a beautiful part of the township will be yet another victim of this underhanded proposal to destroy the integrity of this community.

There is plenty of other locations around the Barossa this could be erected in a more appropriate place than a children's sports and play area. These batteries should be put in an industrial area, not a community park. Stockwell is widely known as a historical town where children & residents can feel safe to live and play sports, to have their children playing at the local playground and skate park. People will not bring their children to a park with large batteries within their play area, regardless if so called experts declare these things are safe or not.

This sports complex is a fire refuge area. Having a battery in our refuge area is more dangerous to be in when there is a fire, not safer. These batteries are dangerous if something goes wrong, such as fire, damage, installation errors, maintenance errors, etc. They are likely to catch fire, release toxic fumes or even explode.

The article does not state where the lease revenue goes to, I'm guessing, straight to the councils bank account, not to the town who is forced to house this abomination. I am failing to see how our beautiful historic town is going to receive any benefit of having to put up with this. These batteries are not to help the local residents in the Barossa but to slightly assist housing trust residents. As far as I am aware, there is zero housing trust houses in Stockwell or anywhere close by. The few housing SA tenants within the Barossa area who may be eligible for the discount would receive up to $575 per year, this is up to $11 per week. This is less than 2 coffee's per week or 1 trip to take the kids into school. Low income households need help to receive income, help getting jobs, reduction in groceries and daily costs. Less than $11 per week is not helping anyone. These batteries will offer $11 'support' to up to 600 households. The only part of the Barossa that may benefit from this will be the council, and it will be at our towns expense.

I have yet to find any information regarding the end of life plan for these batteries. After the 15 year lease has expired, what then?
These batteries apparently have a life span of 10-15 years maximum. Will they be removed and the land be rehabilitated to original state? Will the area be slowly expanded without any need for further community consultation with the residents, until it is a huge industrial looking area right at our town entry?

I urge you to look further into this proposal and the repercussions this will create for not only our town, but also the wider community.

Regards

Belinda Cundy

To all elected members of the Barossa Council 01/10/2025

I am writing to express my objection to the battery proposal at the Stockwell oval complex. I am not against battery storage for the people of the Barossa area. We are concerned about a number of other aspects of the battery position and safety, now and in the future. Because of the development projects there are a lot better places as listed below.

Visual – When entering from the highway, 100% of the people, including local, interstate and international visitors to the famous Stockwell oval complex are going to be greeted with a shipping container look alike, razor wire structure.
The oval generates a lot of revenue for the Barossa and State government, at any one time during cricket and hockey matches there is an upwards of 500 people. The town rate payers will have to look at this every day when entering their beautiful historic township, which is being promoted by your council committees to increase tourism. Because of the closeness to the highway the graffiti taggers love leaving their mark, so we would have a graffitied mess right at the entrance to Stockwell.
The Barossa council is trying to get more revenue into it's local townships and flow ons from something like this will push Stockwell backwards 15 yrs and scar it's reputation in the future.

Maintenance – There has to be a contractor to maintain the battery system, they will need access to the area which is not an easy thing the way the layout is now. I assume the area would have to be cleared for major works and servicing.
Because of public liability reasons, the complex would be closed down at any time, even during carnivals, sporting events or any other of the many events held at the premises. The repairing of components in the 15yr period will cause interruptions to the oval complex and the Stockwell community.

Safety
-Traffic – The proposed site is right next to the highway. The government allows bigger than b double semi's to use the highway now, up to 100 tonne of cargo being carted on each truck. If a truck going down the hill at 100kph dislodges a trailer or tyre, or if a car or other road user causes a problem while entering or leaving Stockwell, the semi's will not be able to safely divert a collision with the battery. Because there is no protection, an incident of this nature could create a blast area for over 500 meters.

-Highway expansion – Expanding the highway will be a major engineering and financial problem due to where the proposed battery is to be situated.

Bushfires – Stockwell is surrounded with acres of combustible trees & broad acre farming which are all very high risk on the cfs list of fire ban areas. The oval is our refuge area which is still not the safest, but better than having nothing at all. In a fire, if the battery would explode it would potentially kill the entire local population in an unfortunate disaster.

Terrorism – The threat for Australia is getting higher and higher every day. The safety risks of all Australians is getting harder and harder to detect. Something like a battery in a community facility would provide an easy attack opportunity and could cause a catastrophic event.

Other suggested areas

Steds area
Council has a steds system on Carrara hill road already fenced and secured, close to a main power feed on the highway and has a natural earth barrier from the semi trailers which are using the highway. It is easier for contractors to use and has a security system in place, no risk to the public when commissioning and servicing. It is vandal proof as graffiti taggers wouldn't be interested because it can't be seen. The land must be zoned commercial due to the infastructure already installed by the council in this area, and the speed limit close to the area is lower.

The old Nuriootpa rubbish dump
This area has the same earth barriers as stated above, lower speed limits & main power lines on Samuel road. This area is already an industrial area. The area is secure and only accessible by council and approved contractors.

Stockwell road Adbri (ex cement works)
Snowy hydro already have their gas powered generators so a battery would go hand in hand. Easier for commissioning, maintenance, servicing and not accessible to the public.

There are many other locations that are more suited to this project than the proposed site at Stockwell.

Regards

David Cundy



ST. THOMAS' EVANGELICAL LUTHERAN CHURCH, STOCKWELL, INC.

ABN 65 146 261 801

Address: PO Box 86, STOCKWELL SA 5355

Robert J Leigh
Chairman
[redacted]

Lynette Jaeger
Secretary
[redacted]

24th October 2025

Barossa Council
43 Tanunda Road
Nuriootpa SA 5355

Dear Sir/Madam,

I am writing on behalf of the Church Council of the Stockwell Lutheran Church.

As a direct neighbour to the Stockwell Recreation Park, we strongly disagree with the proposal to place a large lithium battery on the park grounds. As the name suggests, this is a recreation park, not an industrial development. We question whether the Barossa Council's own land use zoning policy is being breached by building this type of facility on the park grounds.

Despite assurances of the safety of the batteries, it is still a concern having this facility so close to an area frequently being used by the community, including children and families, if something were to go wrong. The oval is designated as a last resort fire safety haven. To have a lithium battery at a fire safety haven seems to be counter-intuitive. Surely the Stockwell community, including members and visitors of the Stockwell Church, if sent to the oval when at risk of a fire, would feel much safer without having a huge battery a few metres away.

As has been pointed out already to Barossa Council, the land for the Stockwell Recreation Park was generously donated to the community by the late Mr Jacob Mickan. Mr Mickan was also a faithful member of the Stockwell Lutheran Church. It would seem to be the right thing to do to honour his wishes for the said land to be used for recreational purposes and not for an industrial facility that will have no direct benefit to the Stockwell community.

The proposed site for this battery at the entrance to Stockwell will create an eyesore and be very uninviting for potential visitors.

It has been said that the initial agreement would be for fifteen years. What happens after that time? What is the lifespan of the batteries? Once the facility has been there for the fifteen years, will the operators then want to expand the facility and take even more of the park land? There are so many unanswered questions and uncertainties surrounding this proposal.

It would seem that a much more appropriate site could be found. The waste water treatment plant on Carrara Hill Road would seem to be a much more suitable site as this is already an industrial area being near Treasury Wines.

We are not opposed to the installation of a battery, but strongly feel that the Stockwell Recreation Park is the wrong place for it to be built. We would ask Barossa Council reconsider this proposal to find a more appropriate alternative site.

Yours faithfully,

Lynette Jaeger
Secretary
St. Thomas' Evangelical Lutheran Church, Stockwell, Inc.

Neil Hahn
[redacted]
Email: [redacted]

30th Oct 2025

To:
The Cheil Executive Officer
Barossa Council
43-51 Tanunda Road
NURIOOTPA SA 5355

Subject: Formal Submission Opposing the Proposed Battery Installation at the Stockwell Recreation Park

Dear Chief Executive Office and Elected Members of Barossa Council.

This submission is made in response to Barossa Council's proposal to install a **battery energy storage system (BES)** at the **Stockwell Recreation Park** as part of the region's renewable energy infrastructure planning. While we recognise the importance of advancing sustainable energy initiatives, we strongly believe the Stockwell recreation Park is an entirely unsuitable and inappropriate location for such a development.

Stockwell Recreation Park is a valued and much-loved community asset the plays a central role in the social, recreational, and sporting life of the Stockwell community. It is one of the few green and open public spaces available to residents, providing a safe and inclusive environment for families, children and local groups.

Importantly, **the land on which Stockwell Recreation Park is situated was donated by a respected member of our community specifically for recreation purposes**, not industrial development. The donor's intent was to provide a legacy that benefits the wellbeing and unity of residents through recreation, sport and outdoor enjoyment. Repurposing this land for an industrial battery facility would disregard both the spirit of that donation and the trust the community has placed in Council to protect this space for public use.

Key Concerns.

1. **A.** I find it very difficult to believe there was only Two areas in the Barossa that fits the criteria for the instillation of this energy storage system.
   We need to ask, what is the criteria for placement of this energy storage system, OR it simply comes down to Cost???

   B. at the Stockwell Community meeting held on the 16th Oct at the Stockwell Recreation Park where the Director of Projects Department for Energy and Mining, Scott Oster said that this energy **storage battery will only benefit residents who live in Government owned**

Public housing, I requested a map of where all these Government Owned Public Houses are located in South Australia, Scott Oster said he will forward this information on, **No such information or map has been received as yet.**

C. What is the life of the Battery?

D. Is their further batteries planned?

E. What happens to battery and the sight when battery end of life?

2. Opposing to the Location of an industrial-scale energy storage battery:

a. The park land is zoned and maintained for community and recreational purposes. NOT for an industrial energy storage battery.
b. The sight proposed for energy storage battery is subject to flooding, all water run-off from oval complex flows through the proposed location, substantial landfill, the proposed site would need to be raised by at least 1 meter, this then will make it harder for plant screening
c. **The Park is a fire refuse area**. By installing an energy storage battery puts the fire refuse area as **NOT SAFE** for a **Fire Refuse Area**
d. Fire Risk to battery catching on fire. Fire truck access is restricted, limited room for roadway to battery, current tree would need to be trimmed or removed, no room for fire truck to turn around.

With plant screening proposed, the above dot points b, c and d will then make this energy storage battery not accessible Or Safe for the Emergency services Fire Truck.

Please Note:
If I would propose a similar project in a similar area, it would be rejected and would NOT get passed by Council.
Please Elected members Do Not send a message of Double Standards.

With the above said, this now give a great opportunity to further this discussion of were to from here.

Let's Plan for the Future.

We need a suitable area for Energy Storage System. Not one battery BUT multiple batteries. (10 plus Batteries) Similar to Templers (Outside of Freeling)
Very important Note:
Households from 2030 will get charged to put their solar energy into the power grid, battery storage is the future.

With Businesses now working towards
1. Sustainable Farming
2. Circular economy
3. Operate Carbon neutral

4. Need to meet Scope 1, 2 and 3 by 2030, 2040 and 2050

With the above said, Australia's future of electricity is Batteries storage.

New location of Future Battery Storage Location:

Suggestion:
The Stockwell STED plant, corner of Carrara Hill Rd and the Sturt Highway.

High voltage power infrastructure, same distance to power poll, can install their own supply and transformer.

Room for multiple Energy Storage Batteries.

Request for Council Action.

I respectfully request the Barossa Council:

- Reject the proposed installation of the battery energy storage system at Stockwell Recreation Park, and
- Reaffirm its commitment to protection the park's original recreation purpose, in line with the donor's intent and the community's ongoing use of this space.

Thank you for considering this submission. I trust the Council will prioritise community safety, environmental protection, and respect for the original purpose of this donated land in its deliberation.

Yours sincerely

N A Hahn

Neil A Hahn
[redacted]

Diann Auricht
CLAUDE AURICHT

[Your Name]
[Your Address] [redacted]
[Your Email Address]
[Date] 29.10.25

RECEIVED
30 OCT 2025
THE BAROSSA COUNCIL

To:
The Chief Executive Officer
Barossa Council
43–51 Tanunda Road
Nuriootpa SA 5355

Subject: Formal Submission Opposing the Proposed Battery Installation at Stockwell Recreation Park

Dear Chief Executive Officer and Elected Members of Barossa Council,

This submission is made in response to Barossa Council's proposal to install a **battery energy storage system (BESS)** at **Stockwell Recreation Park** as part of the region's renewable energy infrastructure planning. While we recognise the importance of advancing sustainable energy initiatives, we strongly believe that Stockwell Recreation Park is an entirely unsuitable and inappropriate location for such a development.

Stockwell Recreation Park is a valued and much-loved community asset that plays a central role in the social, recreational, and sporting life of the Stockwell community. It is one of the few green and open public spaces available to residents, providing a safe and inclusive environment for families, children, and local groups.

Importantly, **the land on which Stockwell Recreation Park is situated was donated by a respected member of our community specifically for recreational purposes**, not industrial development. The donor's intent was to provide a legacy that benefits the wellbeing and unity of local residents through recreation, sport, and outdoor enjoyment. Repurposing this land for an industrial battery facility would disregard both the spirit of that donation and the trust the community has placed in Council to protect this space for public use.

Key Concerns

1. **Safety Risks:** Battery energy storage systems have been associated with risks including fire, explosion, and the release of hazardous gases in the event of system failure. Situating such infrastructure in or near a public recreation area places unnecessary risk on community members — particularly children and families — who use the park daily.

2. **Environmental and Health Impacts:** Battery installations can emit noise, heat, and potential contaminants that may negatively impact surrounding vegetation, soil, and wildlife. Stockwell Recreation Park's natural environment contributes significantly to local biodiversity and community wellbeing. The introduction of industrial infrastructure would

permanently alter this landscape and diminish its environmental value.

3. **Loss of Public Amenity:** The presence of an industrial facility would drastically reduce the park's appeal and usability for community recreation. It would also impact the park's aesthetic value and the sense of safety and relaxation that residents currently enjoy. Once this character is compromised, it cannot be easily restored.

4. **Conflict with Land Use and Zoning Intent:** The park is zoned and maintained for community and recreational use. The installation of an industrial-scale energy facility is inconsistent with this purpose and sets a concerning precedent for future use of community spaces within the Barossa Council area.

5. **Lack of Adequate Community Consultation:** Many residents were unaware of this proposal and have not been meaningfully engaged in the decision-making process. Transparent, inclusive, and early community consultation is essential for developments of this nature — particularly when they affect land that was gifted for the community's benefit.

Request for Council Action

I respectfully request that Barossa Council:
- **Reject the proposed installation of the battery energy storage system at Stockwell Recreation Park**, and
- **Reaffirm its commitment to protecting the park's original recreational purpose**, in line with the donor's intent and the community's ongoing use of the space.

Stockwell Recreation Park is a cornerstone of community life — a symbol of local generosity and togetherness. Preserving it ensures that current and future generations continue to enjoy it safely, freely, and in the spirit in which it was given.

Thank you for considering this submission. I trust the Council will prioritise community safety, environmental protection, and respect for the original purpose of this donated land in its deliberations.

Yours sincerely,

[Your Full Name] CLAUDE AURICHT
[Signature, if printing]
[Contact Details] 6. K Auricht

Voltage Specification 217v → 253v
SA Power Networks specs

1. Will Local solar still be able to put into the grid if spec's on high end of voltage

2. What sort of voltage control will be used to make sure the voltage stay within spec's to enable domestic solar to still be able to put into the grid.

Date	Name	Address	Signature
23/10/25	Stuart Auricht	[redacted]	
23/10/25	Glenys Kennedy		
23/10/25	Ursula Fallenberg		
23/10/25	Pete Kennedy		
23/10/25	LUKE LONGBOTTOM		
23/10/25	Julie Longbottom		
23/10/25	Jeff Dunstan		
23/10/25	COLLEEN DUNSTAN		
23-10-25	Wendy Holmes		
23-10-25	Kayla Holmes		
23.10.25	Poppy Moyle		
23.10.25	Shani Moyle		
23/10/25	Carla Auricht		
23/10/25	Evanna Auricht		
23/10/25	Korban Auricht		
23/10/25	Taiden Brown		
23/10/25	Michael Timms		
23/10/25	Sharon Rudiger		
24/10/25	Bev Mattner		
24/10/25	IAN MATTNER		
24/10/25	LORRAINE KRAFT		
24/10/25	ERROLD KRAFT		
25/10/25	Kim Jaensch		
29/10/25	MARION GERHARDY		

SCANNED 20251028 143042

RECEIVED

[redacted]

[redacted]

26 October 2025

The Elected Members
The Barossa Council
43-51 Tanunda Road
Nuriootpa SA 5355

Subject: Concerns About Proposed Community Battery at Stockwell Recreation Park

Dear Mayor and Councillors,

We are writing as lifelong Stockwell locals who care deeply about our town and the spaces that bring our community together. Stockwell Recreation Park is one of those places—it's where our kids played and our grandkids still enjoy, where we as a community can catch up with neighbours and where the spirit of our town really shines. That is why we feel compelled to speak out against the proposed installation of a Community Battery at the Stockwell Recreation Park.

We absolutely support renewable energy and understand the value of battery storage. But placing this kind of infrastructure in our community park just causes us concern, for several reasons:

1. **Loss of Community Space**
   This park is more than just open land—it's a hub for families, sports, and community events. It was gifted to the people of Stockwell by Jacob Mickan for exactly that purpose. Turning part of it into an industrial site goes against the spirit of that gift and takes away from what makes the park special.
2. **Fire Safety Risks**
   The park is a designated Bushfire Last Resort Refuge. Adding a lithium-ion battery system here introduces a fire risk that could compromise its role as a

SCANNED 20251028 143042

safe haven during emergencies. As residents living nearby, this is a serious concern for us.

3. **No Direct Benefit to Stockwell Residents**
   We've heard from Council that the battery won't directly benefit homes in Stockwell. That raises a fair question—why should our town host infrastructure that doesn't serve us? If other areas stand to gain more, surely those locations should be considered first.

4. **Visual and Road Safety Issues**
   Placing the battery and associated equipment near the Sturt Highway and town entrance could be both unsightly and unsafe. It's not the first impression we want for Stockwell, and its proximity to a major road could pose risks in the event of an accident.

5. **Environmental and Health Concerns**
   Battery systems can carry risks—leaks, fires, even explosions. These dangers are amplified in potential bushfire areas and near places where children and families gather.

6. **Limited Community Consultation**
   Many locals, including us, feel the community were not properly and respectfully consulted in this process. A 15-year lease is a long commitment, and we believe more open dialogue is needed.

7. **Impact on the Park's Atmosphere**
   The infrastructure will change the look and feel of the park and possibly introduce noise. It's currently a peaceful, natural space—and we'd like to keep it that way.

8. **Better Locations Are Available**
   We urge Council to explore other options—industrial areas, utility corridors, or less sensitive public land. These would be more appropriate for infrastructure like this and wouldn't compromise community safety or amenity.

We ask that you reconsider this proposal and put the needs of Stockwell families first. This decision will have long-term consequences, and it deserves thoughtful consideration and genuine engagement with the people who live here.

Thank you for taking the time to hear our concerns.

Yours sincerely,
Bev and Ian Mattner

Community Battery Proposal

Barossa Council

I am writing to formally obect battery storage facility
Why would you allow a battery be placed at a Sporting Oval, and Playground. Every-one will be able to see it driving on Duck Ponds Road and Sturt Highway. You have known this since March and only tell us now, What a joke?
There will be no benefit to us in Stockwell.
A fire risk for the town, how much noise from cooling systems like fans and inverters. The project presents substantial risks to public safety, environmental sustainability, and the well-being of the local community.
If a fire breaks out, the Stockwell Oval is our safe haven for the town, our Assembly point.
Stockwell is not a industrial area it will make the Stockwell Oval look horrible.
Is there any reason why it can't be relocated to Carrara Hill Road on council property at the sewrage, waste water area.

Yours Sincerely.

Diann Auricht.

D.A. Auricht LOCAL RESIDENT

ObjectID	GlobalID	CreationDate	Creator	EditDate	Editor	Please provide feedback on the draft Community Battery Proposal	Do you see renewable energy as an opportunity for our community to
1	014770af-7f95-403a-8206-0b39948ee212	10/07/2025 23:24:31.969		10/07/2025 23:24:31.969		Great idea, I fully support it	Yes
2	b8000c10-8bce-4c2e-8af8-584398db4d13	10/08/2025 00:24:05.305		10/08/2025 00:24:05.305		Additional details need to be provided with regards to the design of fencing and landscaping around the battery, to ensure that the visual impact from the oval & clubrooms, Duck Ponds Rd and the Sturt Highway is minimised.	Yes
3	a5488257-791d-4551-8ec4-0e8989319273	10/08/2025 02:20:15.005		10/08/2025 02:20:15.005		I'm happy to support the proposal but would've like to see the benefits available to more than just the very small number of housing trust recipients that don't live in stockwell. How about a small town battery for everyone. Excess solar power could be	Yes
4	57262df4-9dea-45fa-804e-c015ce165b27	10/08/2025 09:12:33.774		10/08/2025 09:12:33.774		I strongly oppose this proposal. It will not benefit the majority of Stockwell residents (if any at all) There are over 11,000 private households in the Barossa and this will only serve 600-650? In the event of a bushfire, it compromises our safe resort (the oval). I would not want to be standing anywhere near that battery in such an event. It puts the needs of a small minority of households over the safety of all Stockwell residents. It will look horrible as you approach from the Highway, an entryway to the Barossa. It	
5	4aa20369-b7f8-4938-898e-9cccf4b0663c	10/08/2025 10:20:34.976		10/08/2025 10:20:34.976		I'm excited to have the opportunity to have a battery to store some electricity	Yes
6	863484b6-4874-4755-8362-d69a3b4f3de0	10/08/2025 13:31:45.251		10/08/2025 13:31:45.251		The government would be more credible if the required battery was to be installed in an area where there is a concentration of low income households i.e. Elizabeth, Davoren Pk, Kilburn etc. as a means of supplying lower cost electricity to 10,000 homes. I do not recall seeing SA Housing properties in Stockwell! I note that the land will be leased by Council under a "peppercorn" arrangement, ironic that the proposed area is "Peppertree Grove"!	Yes
7	5b5b1daf-8ef8-41aa-872a-90957b544a3f	10/08/2025 14:18:51.452		10/08/2025 14:18:51.452		I am against this, this only benefits housingsa properties and leaves other needy people waiting. Plus putting a battery on a park ground seems very silly. A lot of unanswered issues at hand. How much do rate payers contribute to this? Who removes the	Yes
8	640eb39e-0723-45df-8c52-14de44d8451e	10/08/2025 23:31:29.912		10/08/2025 23:31:29.912		Completely against it. Not interested in having this so close to so many children playing. Nobody knows the full extent of the the damage this does, however recent studies indicate they should be a certain distance away from built up areas	No
9	fde1d147-4d1c-4b40-88e4-4f30170894e5	10/09/2025 01:29:10.581		10/09/2025 01:29:10.581		This will have a negative affect on wildlife and local plants, also has a negative affect when these battery's have to be decommissioned as no one yet can recycle any of the products in these types of batteries. Also the mining of these products are	No
10	582847b5-81c9-4aeb-8405-dd7b27e0c584	10/09/2025 02:10:29.444		10/09/2025 02:10:29.444		Anything that is better for the enironment and drops the cost of living is a good investment	Yes
11	652fdac5-726f-4215-8fb3-4ffc44d7d7f7	10/09/2025 09:58:41.054		10/09/2025 09:58:41.054		This sounds like a brilliant idea and as a member of the Stockwell community we would love to be connected to this system	Yes
12	485d04a2-534e-4195-8ff9-4a9d2ec7f98c	10/09/2025 10:01:46.192		10/09/2025 10:01:46.192		A great idea and I would love to be apart of being able to utilise this battery as we are Stockwell residents.	Yes
13	badf4bdd-9f4d-4b7a-8ad1-aba3923dd6f1	10/10/2025 21:27:55.709		10/10/2025 21:27:55.709		I support this proposal.	Yes
14	e3a3367f-5347-442f-844b-e949b6942fe3	10/21/2025 10:10:55.338		10/21/2025 10:10:55.338		Yes get more solar, batteries and wind farms in our area. Be more than self sufficient.	Yes
15	ea6b948e-9b86-4a81-821d-9887788993a2	10/21/2025 23:50:48.440		10/21/2025 23:50:48.440		The red bins are TOO small. I recycle appropriately and responsibly, however, I find I am accumulating rubbish more often than not that is designated for the red bin.	Yes
16	3a0ddada-5a5a-44e6-81a1-c8631c15842f	10/26/2025 15:31:23.390		10/26/2025 15:31:23.390		I strongly oppose the proposed community battery at Stockwell Recreation Park. This land was donated by a local community member for recreation, not for industrial or energy use. It's where families gather, children play, and our community connects. Placing a large battery here would disrespect the donor's original intent and destroy the peaceful character of a much-loved space. There are also serious safety concerns. The proposed site is on a bushfire refuge zone and sits right beside a busy highway	No
17	3fd5f1c5-0c54-4b93-8bd4-7610a5cba524	10/26/2025 15:36:26.803		10/26/2025 15:36:26.803		The proposed battery location raises serious safety issues. It sits on a bushfire refuge area and right beside a busy highway intersection. One accident or malfunction could cause a fire or explosion, threatening people in what's meant to be a safe zone during emergencies. I do not support the installation of a community battery at Stockwell Recreation Park. This land was gifted to our town for recreation, and using it for an industrial project completely goes against the donor's intentions. The park is a peaceful, family-friendly space where locals come together — not a place for heavy infrastructure.	No
18	35aa4567-20d9-4dcc-8506-d32032f1b12e	10/26/2025 23:49:14.176		10/26/2025 23:49:14.176		While I support renewable energy initiatives, I have concerns about leasing part of Stockwell Recreation Park for a community battery. The proposed site risks diminishing the park's visual appeal and open, green character that residents value. The installation of industrial equipment, fencing, and access infrastructure would detract from the park's natural aesthetics and recreational atmosphere. It is unclear how the project will directly benefit the Stockwell community beyond hosting a battery that stores power for "nominated households." Without clear, tangible local advantages or visible community outcomes, the proposal seems to prioritise infrastructure over amenity. Council should explore less intrusive, non-recreational sites and ensure that any renewable energy project enhances—not compromises—the beauty, accessibility, and community value of Stockwell	Unsure
19	9cf0f8f6-33f6-453d-81cb-d07dbab34231	10/29/2025 01:36:26.092		10/29/2025 01:36:26.092		I recently attended the Stockwell Community meeting where both the Barossa Council and SA Govt representatives spoke to the proposed community battery installation on the Stockwell park land. Although I am in favour of assisting lower income families with fiancial support on a range of needs, especially the ongoing household power requirements I am very much against having the installation placed on the Stockwell Park property, The property was intially donated for community use and over more recent yearsd has been included in the Councils recreation and sports focus - its use should not be compromised.	Yes
20	a2213853-0248-401c-870c-260e4921d6ab	10/29/2025 04:55:29.178		10/29/2025 04:55:29.178		I think the proposal is a good idea and should be supported. it will add resilience into our power infrastructure and help to put less demand on power transmission infrastructure which can only be a good thing. There are risks associated with this; however, we already have fairly large batteries within the area - i am sure the risk will be managed appropriately, and if this is the case i	Yes

21	f2ed0df5-3bd3-4487-89bc-3e97a899028b	10/30/2025 04:08:22.242	10/30/2025 04:08:22.242	I think the proposed location is wrong. Infrastructure like this should NOT be put in places of rest and recreation. This is industrial, not recreational and should be put somewhere that is away from fire safety gathering places, away from open public places where vandalism and interference could occur. Being next to a cricket pitch, I'm very sure it will be hit by flying cricket balls that may cause damage. Put it somewhere else on safe, locked and enclosed council land such as a fenced council depot.	Unsure
22	ef12c208-6f79-4eb4-8d94-165bc77f100b	10/30/2025 05:13:18.901	10/30/2025 05:13:18.901	No! Why take away our beautiful oval precinct with this monstrous battery, with no benefits to regular residents. Im sure there are more uglier locations to junk up our beautiful places of leisure. Absolutely ridiculous proposal. Think about the big picture!	
23	c56de1c4-4520-43ec-8a2f-3d7454e9dc57	10/30/2025 08:00:48.898	10/30/2025 08:00:48.898	Nope! What an eyesore and a waste of public land. Surely this should be built near reliable transmission lines, last time I looked there aren't too many near hear.	No
24	211c2bfe-3932-4675-8503-e7baac6dc4a0	10/30/2025 10:35:06.104	10/30/2025 10:35:06.104	Absolutely ludicrous. Its not in any way green & looks horrendous. Its a perfect fire hazard & doesn't benefit the community in any way. A clearer proposal needs to be given to all community members, not just those who live near it. What infrastructure needs to be done & money wasted to do this? Where does the lines travel through & join into current infrastructure? Will the	No
25	9597648c-fba8-4ddf-83e2-b21b8781a63f	10/30/2025 11:07:53.877	10/30/2025 11:07:53.877	There is a more suitable spot elsewhere near.	No
26	9a9376f7-3cc2-4da3-8f2f-90c9cb0ef47c	10/30/2025 11:13:40.576	10/30/2025 11:13:40.576	This is a battery that will supply power to government housing trust houses? Not the residents of Stockwell? They can't opt in to it? Haven't the housing trust houses already had Tesla batteries installed free of charge (my previous unemployed housing trust neighbour had one they didn't pay for)? What did the housing trust tenants pay for the batteries they already have? Zero cost estimates of the battery. Zero cost estimates of buy low sell high power pricing dynamics. How big will the battery be? High school students could do a more thorough proposals…	No
27	93f0ab20-98f7-441e-80ba-46b713c995b7	10/30/2025 12:02:35.488	10/30/2025 12:02:35.488	There are more suitable areas for this to be done.	Unsure
28	20a1deb2-96db-4766-89cc-35ff60051f7e	10/30/2025 12:34:43.795	10/30/2025 12:34:43.795	I don't think we should lease valley land for energy project sites. Every care should be given to maintain the character and heritage of the valley and its appeal to visitors.	No
29	9197897c-df9a-47ad-80b2-4304c895140e	10/30/2025 12:55:50.456	10/30/2025 12:55:50.456	Put it somewhere else, not in a community area where children and functions are held. Once you let one in - it's only the start and sadly it'll be the demise of the park Really inappropriate on land that was donated for community recreation, a bushfire last resort safety area, and probably no one in the local community can actually connect to it (as it's not really a "community" thing after all). When is council going to consult with the town residents directly?	No
30	ae39b1f8-d00b-4247-87f5-d793391624bd	10/30/2025 13:37:56.120	10/30/2025 13:37:56.120	A true community battery, or any "community" asset, should benefit and be available to all those in that immediate community, and should be on land not gifted for another purpose, and should involve REAL community consultation with all residents. If all of Stockwell was connected, in an appropriate safer location, might be worth considering.	Yes
31	77f0326c-9677-46b1-82d4-dfbd45423a1b	10/30/2025 19:45:41.219	10/30/2025 19:45:41.219	It has been mentioned that there is other land nearby owned by the government that could be used to house this battery. I am all for ways to support community and have renewable energy for the future but at what cost to the current residents? Using up their goodwill which won't benefit the majority of them. We have one of the most expensive council rates in the state and now	Unsure
32	03ce6a33-b646-4bb5-81fe-2d5d66f2f863	10/30/2025 23:09:54.708	10/30/2025 23:09:54.708	I do not agree, this needs to be placed in a different area. Very upsetting that this will only be supplied to housing trust homes but us as tax payers are paying for this??????	Yes
33	e44d1b65-4ddb-4762-83dc-38c751c783c3	10/31/2025 03:21:30.751	10/31/2025 03:21:30.751	The idea is excellent but I don't understand why it needs to be installed in this location. Is there nowhere suitable on government land? I would really like to see the park in Stockwell expanded if possible to be a place where caravans and campers	Yes
34	3048cbc5-2c22-4e10-81d8-5c608f55b816	10/31/2025 03:28:09.707	10/31/2025 03:28:09.707	Not interested, Barossa council will be taking all the risk and when it catches fire or starts leaking, it will be the rate payers problem to chase it up,	No

Feed export summary

Brolly | export

Name
Proposal to lease community land consultation - October 2025 - Facebook feedback

Total records exported
61

Time zone
Australia/Adelaide

Date range selected
08 Oct 2025 - 31 Oct 2025

Public activity
Not selected

Export generated
8:49:19 AM 03 Nov 2025

Types
No filters applied

Actions
No filters applied

Tags
No filters applied

Media
No filters applied

Search term
lease community land

Advanced search term
lease community land (*This exact phrase*)

Accounts
No filters applied

Brolly | export

12:30:14 PM 29 Oct 2025 Created Post

The Barossa Council

Time is running out to have your say about a proposal to lease community land to host a community battery at Stockwell Oval. Consultation ends 5pm, 31 October, and we encourage you to review the proposal and read the FAQs before providing your feedback https://ow.ly/shqm50XfXOj What: Council is proposing that a portion of Community Land at Stockwell Oval is leased for 15 years to the South Australian Minister for Energy and Mining to host a community battery. Where: The proposed battery will be located on a concrete slab and enclosed by a fence in the south-west corner and will not impact or restrict the active or intended activities at Stockwell oval. ?Why: The proposed battery is one of 18 batteries planned for South Australia as part of the South Australian Government's emPowering SA program which will deliver direct benefits to more than 10,000 South Australian Government nominated households facing cost of living pressure, through access to cheaper electricity rates. Please note, the photo is an artist's impression only and is not indicative of proposed location of the community battery at Stockwell Oval.



OW.LY **(view link)**

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Details

Source:	**Facebook page**
Action time:	12:30:14 PM 29 Oct 2025
Action type:	Created
Record type:	Post
Application:	Hootsuite
Collection time:	12:30:29 PM 29 Oct 2025
Collection type:	Realtime
Hashtags:	
Brolly reference:	**Brolly link**
Export generated:	8:49:19 AM 03 Nov 2025

Tags

No tags

Notes

No notes

Comments

[redacted] **Sean Schrapel**
7:36:51 AM 30 Oct 2025 Created

Sorry barossa council but this is not the correct image you proposed the other night at the meeting at stockwell you may want to submit the correct image that was proposed to us. Just so people are aware the battery is not going to benefit the general public but only benefiting trust homes. Ask yourself this, how many trust homes are really in the barossa valley and in Stockwell? The proposed location is in a flood area aswell which poses a concern for when heavy rainfall happens. Local cfs will only be trained once with emergency's but should be updated annually for change in procedures. Council have told us this the only

location to use. The oval was given to the council for a recreational park not as a dumping ground for recources

[redacted] **EJ Cee**
10:18:09 AM 30 Oct 2025 Created

Sean Schrapel just looked it up and ShelterSA said there is about 80 housing trust homes in the BV

The Barossa Council
2:08:33 PM 30 Oct 2025 Created

Sean Schrapel thanks and we appreciate your comments. An updated artists impression has been created and supplied to us by Department of Mining and Energy (see below). This was the image shown at the meeting in Stockwell.



The Barossa Council
8:40:39 AM 31 Oct 2025 Edited

Sean Schrapel thanks and we appreciate your comments. An updated artists impression has been created and supplied to us by Department of Energy and Mining (see below). This was the image shown at the meeting in Stockwell.



[redacted] **Michael Schreiber**
:56:37 AM 30 Oct 2025 Created

Will affect the sporting areas

[redacted] **Kathy Kraft**
2:49:05 PM 30 Oct 2025 Created

The proposal states that a NUMBER of suitable sites were identified. So it would be helpful if they could actually disclose these sites, and the reasons why they are not looking into those options, given the pushback from the local community. Unless, that is, the council have already signed the deal and decided that's where it would be put? Industrial infrastructure should be housed in industrial areas, not in our local parks, and community infrastructure should be available to the entire community that hosts it.

[redacted] **Jan Rennie**
4:23:11 PM 30 Oct 2025 Created

There are hundreds of families struggling with the ever increases cost of power gas and water. If there is only 80 trust homes in the Barossa why are we putting one in the Valley? Most of the trust homes ive seen have had the latest solar power and battety put on for free.

EJ Cee
9:45:56 PM 30 Oct 2025 Created

Jan Rennie I actually just checked in the FAQ provided and it will support more than that, between 600-650 houses.

Karl Zerner
10:26:46 PM 30 Oct 2025 Created

Waste of money

Ashley Obst
7:51:53 AM 31 Oct 2025 Created

This is so upsetting and honestly feels like a slap in the face to the Stockwell community. □ It's clear the Council has already made up its mind, and this "consultation" feels like nothing more than a formality. Our voices matter — and they're being ignored! Stockwell Oval is the heart of our town, a safe space for families, kids, and community events. Putting a battery there without genuine community support shows zero respect for the people who actually live here. We're not against renewable energy, but we are against being dismissed. Listen to your community, Barossa Council — not everything is about convenience or politics. Stockwell deserves to be heard. Enough is enough! □

Shane McCann
8:37:51 AM 31 Oct 2025 Created

Dave de Vries

Matthew Mattner
11:09:34 AM 31 Oct 2025 Created

Good to see the council is aware that Stockwell exists, but is there any documentation highlighting why its more financially viable, efficient (and safe) to scatter 18 small batteries around the state rather than extending the capacity of the exiswting 150 MW battery installed by Tesla at Hornsdale or setting up a second larger facility. Surely the maintenance and security costs of a single site would be less than having to maintain 18 batteries across the stat e in publically accessible sites. As a kid that grew up spending countless hours fetching cricket balls from the proposed site of the battery I can assure you a 2.1m high fence wouldnt have stopped me taking a closer look.

Tony Branford
9:10:19 PM 31 Oct 2025 Created

Wasn't this land donate for recreational use only?

Darren Mewett
12:45:48 PM 02 Nov 2025 Created

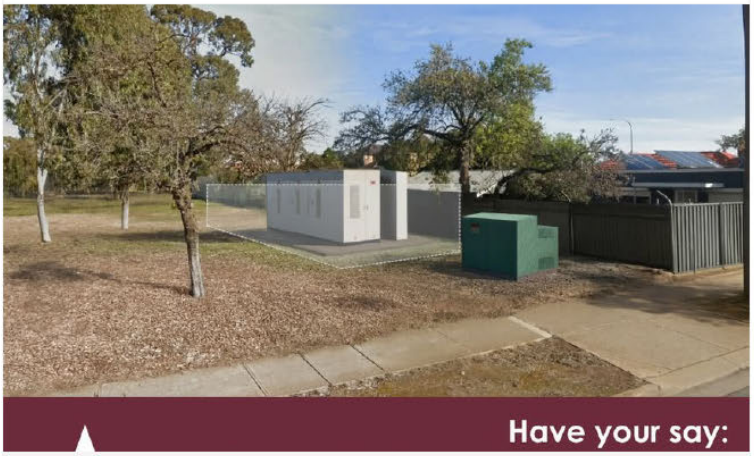
Put in one of the vineyards between Nuri and Tanunda see how they like it then.

Brolly | export

8:30:54 AM 08 Oct 2025 Created Post

The Barossa Council

We're seeking feedback on a proposal to lease community land to host a community battery at Stockwell Oval. Council is proposing that a portion of Community Land at Stockwell Oval is leased for 15 years to the South Australian Minister for Energy and Mining to host a community battery. The battery will be located on a concrete slab and enclosed by a fence in the south-west corner and will not impact or restrict the active or intended activities at Stockwell oval. The battery is one of 18 batteries planned for South Australia as part of the South Australian Government's emPowering SA program which will deliver direct benefits to more than 10,000 South Australian Government nominated households facing cost of living pressure, through access to cheaper electricity rates. We encourage you to review the proposal and read the FAQs before having your say https://www.barossa.sa.gov.au/community-and-wellbeing/your-barossa-your-say Consultation ends 5pm, 31 October 2025. *Image is an artist's impression only and is not indicative of proposed location of the community battery at Stockwell Oval.



BAROSSA.SA.GOV.AU (view link)

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Details

Source:	Facebook page
Action time:	8:30:54 AM 08 Oct 2025
Action type:	Created
Record type:	Post
Application:	Hootsuite
Collection time:	8:31:14 AM 08 Oct 2025
Collection type:	Realtime
Hashtags:	
Brolly reference:	Brolly link
Export generated:	8:49:19 AM 03 Nov 2025

Tags

No tags

Notes

No notes

Comments

Dave Farmlife
8:44:04 AM 08 Oct 2025 Created

How much is council getting paid for the land? where are the funds being allocated too? is there a rate increase inline with inflation?

Saara Joyce
8:54:51 AM 08 Oct 2025 Created

Seems like only Housing SA tenants in the Barossa will be getting priority.

Caroline Weinmann
7:59:11 PM 09 Oct 2025 Created

Saara Joyce they stated in other areas?

Kristin Wohlers
9:36:14 AM 08 Oct 2025 Created

Fabulous idea! How is it connected to the houses?

Tania Ballett
7:52:52 PM 08 Oct 2025 Created

Kristin Wohlers not connected at all. feeds back into the grid and goes to 600-650 housing trust homes only and not necessarily in our area

Martin Winters
9:36:47 AM 08 Oct 2025 Created

I feel for the neighbours, too close to their fence. It's a bit if an eyesore.

Alice Hyde
12:38:35 PM 08 Oct 2025 Created

Martin Winters the planned spot is not next to any houses- the pic in the post is not the proposed placement

Jan Rennie
9:41:38 AM 08 Oct 2025 Created

Christine Sherwood

Craig Cabby
9:52:09 AM 08 Oct 2025 Created

yes, good idea

Dee Heinjus
10:04:58 AM 08 Oct 2025 Created

Barossa Valley Hockey Association

Karen Morgan
10:08:19 AM 08 Oct 2025 Created

So rate and tax payers once again foot the bill, and the majority of us get no denifit

Karen Morgan
10:08:49 AM 08 Oct 2025 Edited

So rate and tax payers once again foot the bill, and the majority of us get no denfit.

Josh Jamieson
10:17:20 AM 08 Oct 2025 Created

Thanks for reminding us how much of a joke you lot are.

Leroy Donnelly
10:20:30 AM 08 Oct 2025 Created

More woke crap

Sarah Manhire
12:58:49 PM 08 Oct 2025 Created

Leroy Donnelly we have a battery and solar and we have gone from paying 800-1000 a quarter to 150-250

EJ Cee
5:28:46 PM 08 Oct 2025 Created

Leroy Donnelly typed from a phone that also has a lithium battery..

EJ Cee
5:30:20 PM 08 Oct 2025 Edited

Leroy Donnelly typed from a phone that also has a lithium battery.. Better not use any batteries at all.. don't want to turn woke now.

Craig Sexton
10:43:36 AM 08 Oct 2025 Created

Another costly waste of time & money. Put it towards a coal fires power station.

Chris Phillips
11:10:27 AM 08 Oct 2025 Created

Wow Maybe put in the mayors back yard ! Sure they won't mind

Ian Plush
1:55:35 PM 08 Oct 2025 Created

What happens to the battery when it runs out of life which is usually 8 to 10 years

Anne Clothier
2:03:25 PM 08 Oct 2025 Created

Fantastic Idea □ □

Tamara Wilson
2:16:55 PM 08 Oct 2025 Created

Yes please

Patty Pix
2:30:16 PM 08 Oct 2025 Created

Why feedback it will happen regardless of what people think.

Michael Sharp
2:37:19 PM 08 Oct 2025 Created

How will it be accessed by the public and for what uses?

Rob Zeunert
3:08:14 PM 08 Oct 2025 Created

I would say put it on someones property who wants it there...

Kathy Kraft
3:35:58 PM 08 Oct 2025 Created

I feel like putting a large lithium battery and transformer at the only last resort bushfire refuge in the north of the barossa valley might be a safety issue? I'm not sure fires and lithium batteries are compatible and I don't think I'd want to be sheltering 100 metres away from it if there's a catastrophic bushfire?

Tania Ballett
7:48:09 PM 08 Oct 2025 Created

Kathy Kraft agree!

Nicko John Laver
8:54:57 AM 09 Oct 2025 Created

Kathy Kraft it's the bushfire refuge because it's the safest place to be during a bushfire

Allan Griffin
2:39:08 PM 09 Oct 2025 Created

Kathy Kraft lithium batteries are not that safe, look at the amount of electric vehicles that have combusted "especially Tesla vehicles", not only that but the destruction one of those create The picture looks like next to a residential property and trees, the em field those houses would get and if that battery does catch fire too close to trees and properties

Matt Schubert
4:37:50 PM 08 Oct 2025 Created

Great so this will reduce power bills yes, The Barossa Council? What guarantee is there that it will not fail like all the other "half arsed" batteries that have been commissioned thus far? When will you be announcing the giant solar farm that will follow the battery taking up the remainder of vacant land at stocky oval?? And will that lower power costs or even better take a smidge off rates?

Darren Button
4:51:29 PM 08 Oct 2025 Created

What's the catch, why is it at Stockwell?

Heidi Maitland
6:00:12 PM 08 Oct 2025 Created

Andrew Maitland

Sarah Wilkins
10:06:02 AM 09 Oct 2025 Created

How are you disposing this once it's no longer viable? I see no questions being answered at the time of writing this.

arah Wilkins
0:06:17 AM 09 Oct 2025 Edited

How are you disposing of this once it's no longer viable? I see no questions being answered at the time of writing this.

The Barossa Council
11:33:46 AM 09 Oct 2025 Created

We're loving the enthusiasm and interest in this consultation. We'd encourage you to check out the FAQs on our website and have your say via our online form if you have additional questions or feedback □☺ Additional information on the program can also be found https://www.energymining.sa.gov.au/consumers/solar-and-batteries/empowering-sa

Kayleen Graetz
2:21:41 PM 09 Oct 2025 Created

No thanks

Luke Atherton
8:32:08 PM 09 Oct 2025 Created

If it provides free power to all of Stockwell residents then why not. Got be something in it for the use because let's face it it won't look great. Something that let's be honest will look ugly can impact residential growth and property values.

Luke Atherton
8:32:21 PM 09 Oct 2025 Hidden

If it provides free power to all of Stockwell residents then why not. Got be something in it for the use because let's face it it won't look great. Something that let's be honest will look ugly can impact residential growth and property values.

Nicole Cooper
9:22:36 AM 10 Oct 2025 Created

Wouldn't want it next to my house, looks abit close

Leroy Donnelly
10:57:09 AM 10 Oct 2025 Deleted

More woke crap

Sarah Manhire
12:58:49 PM 08 Oct 2025 Created

Leroy Donnelly we have a battery and solar and we have gone from paying 800-1000 a quarter to 150-250

EJ Cee

[redacted] 5:28:46 PM 08 Oct 2025 Created

Leroy Donnelly typed from a phone that also has a lithium battery..

[redacted] **EJ Cee**
5:30:20 PM 08 Oct 2025 Edited

Leroy Donnelly typed from a phone that also has a lithium battery.. Better not use any batteries at all.. don't want to turn woke now.

[redacted] **Darren Thompson**
12:44:23 PM 10 Oct 2025 Created

Savings should be passed on to everyone's power bills!

[redacted] **Amanda Zeunert**
9:11:59 PM 30 Oct 2025 Created

Ian Plush Although this is 'nimby', I entirely agree with your question on the 10 yr life span & we've all seen how fierce battery explosion fires are from scooters, cars & buses & bigger turbines. Appreciate this is a much larger battery & although big trees will be removed to make clear space around (hazard reduction?) & replanted apparently, it is still well away from council chambers should the worst happens & highly impact full to the community oval, residents surrounding. Big concerns for the potential impact on the immediate Stockwell community, big business & council must hear the small village voices & be determined to veto this. Our club has clearly replied to councils email, stating we are not in favor. (Our leased shed is behind the oval) One of our members is also a Stockwell resident, relating recently how the proposal of the battery placement was very surprisingly & unexpectedly 'delivered' via a residents meeting. I will not elaborate here, suffice to say it was opportunistic and not well received.

Barossa Valley General Motors Owners Club Inc.
P.O. Box 1076,
Nuriootpa 5355
Secretary, Sharen Roesler
bvgmoc.secretary@gmail.com
28/10/2025

RECEIVED
29 OCT 2025
THE BAROSSA COUNCIL

To:
The Chief Executive Officer
Barossa Council
43–51 Tanunda Road
Nuriootpa SA 5355

Subject: Formal Submission Opposing the Proposed Battery Installation at Stockwell Recreation Park

Dear Chief Executive Officer and Elected Members of Barossa Council,

This submission is made in response to Barossa Council's proposal to install a **battery energy storage system (BESS)** at **Stockwell Recreation Park** as part of the region's renewable energy infrastructure planning. While we recognise the importance of advancing sustainable energy initiatives, we strongly believe that Stockwell Recreation Park is an entirely unsuitable and inappropriate location for such a development.

Stockwell Recreation Park is a valued and much-loved community asset that plays a central role in the social, recreational, and sporting life of the Stockwell community. It is one of the few green and open public spaces available to residents, providing a safe and inclusive environment for families, children, and local groups.

Importantly, **the land on which Stockwell Recreation Park is situated was donated by a respected member of our community specifically for recreational purposes**, not industrial development. The donor's intent was to provide a legacy that benefits the wellbeing and unity of local residents through recreation, sport, and outdoor enjoyment. Repurposing this land for an industrial battery facility would disregard both the spirit of that donation and the trust the community has placed in Council to protect this space for public use.

Key Concerns

1. **Safety Risks:** Battery energy storage systems have been associated with risks including fire, explosion, and the release of hazardous gases in the event of system failure. Situating such infrastructure in or near a public recreation area places unnecessary risk on community members — particularly children and families — who use the park daily.

2. **Environmental and Health Impacts:** Battery installations can emit noise, heat, and potential contaminants that may negatively impact surrounding vegetation, soil, and wildlife. Stockwell Recreation Park's natural environment contributes significantly to local biodiversity and community wellbeing. The introduction of industrial infrastructure would permanently alter this landscape and diminish its environmental value.

3. **Loss of Public Amenity:** The presence of an industrial facility would drastically reduce the park's appeal and usability for community recreation. It would also impact the park's aesthetic value and the sense of safety and relaxation that residents currently enjoy. Once this character is compromised, it cannot be easily restored.

4. **Conflict with Land Use and Zoning Intent:** The park is zoned and maintained for community and recreational use. The installation of an industrial-scale energy facility is inconsistent with this purpose and sets a concerning precedent for future use of community spaces within the Barossa Council area.

5. **Lack of Adequate Community Consultation:** Many residents were unaware of this proposal and have not been meaningfully engaged in the decision-making process. Transparent, inclusive, and early community consultation is essential for developments of this nature — particularly when they affect land that was gifted for the community's benefit.

Request for Council Action

I respectfully request that Barossa Council:
- **Reject the proposed installation of the battery energy storage system at Stockwell Recreation Park**, and
- **Reaffirm its commitment to protecting the park's original recreational purpose**, in line with the donor's intent and the community's ongoing use of the space.

Stockwell Recreation Park is a cornerstone of community life — a symbol of local generosity and togetherness. Preserving it ensures that current and future generations continue to enjoy it safely, freely, and in the spirit in which it was given.

Thank you for considering this submission. I trust the Council will prioritise community safety, environmental protection, and respect for the original purpose of this donated land in its deliberations.

Yours sincerely,

Sharen R. Roesler.

Sharen Roesler

Secretary , BVGMOC Inc.
bvgmoc.secretary@gmail.com

DEBATE REPORT

7.4 Development and Community Services

7.4.3 GARAGE SALE TRAIL - PROGRAM EXTENSION REVIEW

Author: Sustainability Officer
26/14370

PURPOSE

Councils' agreement with Garage Sale Trail has now expired. This report provides an overview of the program for the last 4 years (2022 – 2025) and recommends that the partnership does not continue.

RECOMMENDATION
That Council:

(1) Receive the 2025 Barossa Impact Report prepared by Taverner Research Group for Garage Sale Trail.

(2) Endorse that the partnership with Garage Sale Trail ceases.

(3) Endorse that the 2026 – 2027 budget ($3,000) is reallocated to other waste initiatives in line with Community and Corporate Plans, and as approved by the Director Development and Community Services.

REPORT

Background
Garage Sale Trail is a waste education and behaviour change program that aims to reduce household waste to landfill and support the transition to a circular economy.

Council has been participating in Garage Sale Trail since 2018, and in February 2022, resolved to partake in the initiative for four (4) years. This period has now past and Council's agreement with Garage Sale Trail has now expired.

Barossa Council was one of 5 Councils in South Australia who participated in 2025. By participating, Barossa Residents were able to register to be involved for free and access free promotion materials, tips and tricks for facilitating a successful garage sale.

Discussion
Table 1 summarises registrations and costs for the duration of the partnership, with the average investment by Council per garage sale returning at $120/ registered sale.

We have had some fun promoting Garage Sale Trail including a library display and photoshoot with Cr Rick Lane in the local newspaper. Targeted promotions to schools, and other community and non-for-profit groups in the last 2 years has not significantly increased participation.

Table 1 - costs and participation 2022 - 2025

Year	Registrations		Financial commitment per annum	Investment/ sale
	Individual	Market/ car boot event (that support multiple stalls at a location)		
2025	20	1	$2,728	$129
2024	16	1	$2,643	$155
2023	37	1	$2,508	$66
2022	11		$2,597	$236
Totals	**84**	**3**	**$10,476**	**$120**

There are established groups that also facilitate garage sales locally, including Barossa Valley's Online Garage Sale (Private Group 14.5K members) and Whole Town Garage Sales SA.

Participants do report a positive experience with Garage Sale Trail, but the reach of the program remains quite small for the financial investment.

Summary and Conclusion
Garage Sale Trail is a waste education and behaviour change program that aims to reduce household waste to landfill and support the transition to a circular economy.

Council has been participating in Garage Sale Trail since 2018 with the most recent partnership concluded at the end of 2025.

While participants report a positive experience with Garage Sale Trail, it has been assessed that the reach of the program for the financial investment is relatively small - for example: 21 registrations in 2025 at $129 per sale.

Consequently, the recommendation is that Council does not renew the Garage Sale Trail partnership in 2026, with the budget reallocated to other waste initiatives (to be determined) in line with Community and Corporate Plans and as approved by the Director Development and Community Services.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 Garage Sale Trail 2025 SA Barossa Impact Report ⇩

Supporting references
Nil

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Community Plan



Supporting a sustainable Barossa.

Strategic Outcome

- We sustainably manage our resources and encourage sustainable practices.

Legislative Requirements

Nil

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY

Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Nil

2. SUSTAINABILITY & ENVIRONMENT

Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

Nil

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

Council will be stopping an established program so there is some risk to reputation. Risk is considered low - there are other avenues for Barossa

Community to connect with established groups that facilitate garage sales locally.

COMMUNITY ENGAGEMENT

Nil

Impact Report 2025

Measuring the environmental, economic and community impacts of Garage Sale Trail 2025 in the Barossa.

Published: 27 January 2026



REPORT PREPARED BY:

Taverner RESEARCH GROUP

Introduction

ABOUT THIS REPORT

OVERVIEW

Garage Sale Trail is a community-powered waste education and behaviour change program that brings people together to buy and sell secondhand over two weekends every November.

By enabling local residents, businesses and community groups to organise garage sales and thrift markets, the program supports the reuse of textiles and household items, helps reduce reliance on landfill and strengthens local community connections.

The 2025 Garage Sale Trail campaign ran from 1 September to 30 November, with garage sales and thrift markets taking place nationally on 8–9 and 15–16 November.

The program is an initiative of the not-for-profit Garage Sale Trail Foundation and was delivered with support from 91 local governments and regional groups, as well as the NSW Environment Protection Authority (NSW EPA) and the Queensland Government.

DATA SOURCES

This report was prepared by Taverner Research Group. The report has been compiled in good faith, with due care and attention taken to ensure the information provided on local impacts is reasonably reliable and accurate.

The findings contained in this report are based on:

- **Registrations**: data collected through the Garage Sale Trail website between 1 September and 16 November 2025.
- **Participant survey**: online survey of Garage Sale Trail sellers conducted between 8 November and 30 November 2025.
- **Campaign performance**: website, media and marketing data (Google Analytics, Meta and CoverageBook) covering 1 September to 30 November 2025.

HOW TO READ YOUR REPORT

This report combines local registration data with insights from a national participant survey to estimate outcomes at a local level.

Figures shown at the top of each page (such as participation, reuse and economic outcomes) are local estimates, based on the number and type of sales that took place within your local government area.

These local estimates are modelled using national survey data, which provides information on participant behaviour, motivations and outcomes (for example, the average number of items sold, time invested or what would have happened to items if the event had not taken place). Modelling is informed by regional or metropolitan averages, to better reflect differences in participation patterns and outcomes across council areas.

Where reuse, diversion and emissions outcomes are reported, estimates are calculated using established methodologies, including the Charitable Reuse Australia Reuse Calculator [1] and the National Reuse Measurement Guidelines [2].

This approach allows Garage Sale Trail to report outcomes consistently and transparently across all participating councils.

SURVEY RESPONSE RATE

The participant survey was completed by 1,019 garage sale organisers, representing 19% of registered sales. This is a strong sample for a community survey and provides a reliable picture of participant motivations and outcomes.

In your local government area 8 registered garage sale organisers completed the survey.



[1] Charitable Reuse Australia 2024: Measuring Reuse Activity & Impacts in NSW
[2] Behaviour Works Australia 2022: National Reuse Measurement Guidelines

Summary of national outcomes

BUILDING A CULTURE OF REUSE, AUSTRALIA-WIDE

To engage communities at scale, Garage Sale Trail delivered a national and state-wide campaign, supported by local promotions from council partners and regional waste groups. The campaign ran across television, newspaper, radio and online channels, and was supported by ambassadors including dirtgirl and Costa Georgiadis.

The figures below reflect national outcomes from the 2025 Garage Sale Trail campaign.

91

local governments & regional groups powered the program.

52 million

estimated potential cumulative reach of the media and social media campaign.

739,647

secondhand items sold. 36% of items sold would otherwise have gone to landfill.

330,253

Australians participated as a seller or shopper over two event weekends.

13,421

garage sale events across the country.

$6.6 million

raised for households, community groups and charities.

91%

want to take part in Garage Sale Trail again.

Featured on **The Today Show**, **Nine News**, **The West Australian**, **SBS, Frankie, 2GB, 4BC, ABC Local Radio** stations nationwide, **TimeOut** and more.

Get in touch councilmanager@garagesaletrail.com.au

Key trends

WHAT CHANGED IN 2025

PARTICIPATION INCREASED & BROADENED

Participation increased nationally in 2025, with the number of registered events up 10%, and the number of people taking part as sellers or shoppers also increasing by 10%.

Growth was seen across a range of event types, with the strongest increases in car boot sales, markets and school-based sales.

COST OF LIVING DROVE INTEREST

Survey data shows that making money was the number one reason sellers chose to take part in 2025, overtaking decluttering and avoiding landfill as the primary motivators. 82% of shoppers reported they participated in order to save money.

This shift was also reflected in changes to how people participated. Sellers reported higher average item prices ($8.93 per item, up from $5.13 in 2024) and invested more time promoting their sales. Together, these findings suggest sellers were more focused on maximising financial returns in 2025.



DIRTGIRL VISITS A SCHOOL SALE

WHOLE STREETS & LOCAL BUSINESSES GOT INVOLVED

SELLERS INVESTED MORE TIME & EFFORT

Survey data shows sellers that hosted at home invested an average of 24 hours, reflecting a high level of engagement with the program and meaningful behaviour change.

Sellers also promoted their sales more actively, telling an average of 197 people about their involvement, up from 106 in 2024. This suggests increased effort in reaching local audiences and building awareness within neighbourhoods, helping to reinforce social norms around reuse and secondhand.

Seller efforts paid off, with household sellers making an average of $761 per sale (up from $499).

THE PROGRAM ENGAGED NEW RESIDENTS

Garage Sale Trail continued to engage residents who do not typically take part in council programs. Nationally, 68% of survey respondents reported they had not knowingly attended a council-led event before.

What's more, 60% of sellers reported they would not have hosted a garage sale without Garage Sale Trail. This highlights the program's role as a gateway into reuse, with many sellers reporting they are more likely to buy or sell secondhand in the future.

COMMUNITY CONNECTION WAS A MEANINGFUL OUTCOME FOR RESIDENTS

While relatively few participants (10%) signed up to Garage Sale Trail with the intention of meeting neighbours, many reported forming new connections as a result of taking part. Survey data shows that household sellers met an average of 49 people at their sale, the majority of whom they had not previously met.

Participants also reported feeling more connected to their local community after the event. Qualitative feedback suggests the informal, low-pressure nature of garage sales created opportunities for interaction between people of different ages and cultural backgrounds.

Local snapshot

REUSE, COMMUNITY & ECONOMIC IMPACTS

Local registration data, combined with participant survey responses, is used to estimate the reuse, community and economic impacts generated in your local government area in 2025. Refer to pages 6-10 for more information on the calculations and a deeper explanation of these results.

Impacts in your area are influenced by the level of local community engagement and promotional activities undertaken over the campaign period.

COMMUNITY PARTICIPATION

1,251
local residents participated as a seller or a shopper.

36
local sales & stalls.
(2024: 37).

ITEMS REUSED

3,095
items sold / reused over two weekends.

35%
would otherwise have gone to landfill.

BEHAVIOUR CHANGE

57%
participants who would not otherwise have hosted a garage sale.

27%
participants who would not otherwise have shopped at a garage sale.

ECONOMIC

$29,480
made for local households, community groups and charities.

$40,700
saved by shoppers through buying secondhand instead of new.

What participants said

QUALITATIVE FEEDBACK FROM RESIDENTS

Throughout the campaign, Garage Sale Trail manages enquiries from residents via an email helpdesk, telephone registration line and direct messaging on social media channels. Feedback provided through these channels, together with open-ended responses in the participant survey, helps us better understand resident experiences as well as some of the harder-to-measure impacts of the program.

WHAT WE LEARNT

Many residents commented on the usefulness of the support provided, including online listings, promotional materials and practical guidance. Several noted this support helped them understand what was involved and feel more comfortable taking part.

Residents often described Garage Sale Trail as giving them a reason to finally declutter, with having a set event date commonly mentioned as motivating action.

Many felt that participating in the event made it easier to host a sale and helped them reach more people.

For the first time, some residents spoke about using the money they earned to help pay bills or manage everyday expenses. Others highlighted the importance of providing affordable goods to people in their local area.

The social side of the event was frequently mentioned, including meeting neighbours, chatting with passers-by and feeling part of a shared local and national event.

Residents also commented on how many people visited their sale. Experiences varied, with some noting strong foot traffic and others highlighting the importance of signage, promotion and visibility.

OPPORTUNITIES TO IMPROVE

Resident feedback highlighted several opportunities to further improve the experience:

- Better access to large-format signs and printed resources.
- Stronger local promotion to boost awareness and turnout.
- Improvements to online maps and listings to help buyers find nearby sales.



"It was a great experience and inspired us to get organised to declutter and prioritise items we no longer need."

Barossa resident



"It was a lot of hard work organising prior but well worth it. I can now book in at the dentist. Thank you for your support."

Barossa resident



"We had an amazing weekend."

Barossa resident

Photographs taken at Garage Sale Trail 2025. Indicative only.

Participation

WHO & HOW MANY PEOPLE TOOK PART

1,251
Estimated number of residents who participated as a seller or shopper

36
Registered local garage sales, incuding stalls at group sales

57%
Local sales that happened over two or more days

INDIVIDUAL	20
GROUP	1
STALLS	15



SALE REGISTRATIONS
Local sales data is sourced from seller registrations collected through the Garage Sale Trail website between 1 September and 16 November 2025.

Registration data includes all registered sellers in your local area and may differ from dashboard data where sales were deleted after the event.

To help ensure accuracy, local participants were contacted by email and text to confirm their sale went ahead. This included contacting group sale organisers to confirm accurate stall numbers.

Registration data shows engagement across a wide cross-section of the community, including households, whole streets, churches, sporting clubs, schools, community groups and local businesses. In 2025, there were notable national increases in car boot sales and markets (up 42%) as well as school-based sales (up 32%).

Participants could choose to take part over one, two, three or four days. Nationally, almost half (49%) of all sales took place over two or more days.

COMMUNITY PARTICIPATION
To estimate how many sellers and shoppers took part in your community, data from the survey is applied to local sale registrations.

The survey tells us the average number of people selling and shopping at different sale types (household sales, car boot sales, markets and so on). These averages are then applied to the number of registered sales of each type in your local government area to estimate participation.

On average, a household sale attracted 49 shoppers, with 2.9 sellers involved in running the sale.

Nationally, participating councils saw an average of 5% of their community take part over the two event weekends. This represents an average cost per participant of $2.30, based on council investment.

Reuse & diversion

WHAT WAS SOLD & REUSED

3,095
Estimated number of items sold locally

1,900
Estimated kilograms sold locally

35%
Stated these items would have otherwise gone to landfill

11
Estimated tonnes of CO2-e saved



Category of items sold

Participant survey data provides insight into the number and types of items sold at garage sales and markets across the two event weekends. This national data is used to estimate local reuse outcomes, based on the number and type of sales that took place in your local government area.

Nationally, household sellers reported selling an average of 82 items. The items sold covered a wide range of everyday household goods, including clothing, homewares, toys, books and tools.

The survey also asked sellers what would have happened to these items if they had not taken part in Garage Sale Trail. 89% of sellers reported that participating helped them avoid sending items to landfill.

36% of sellers indicated that the items they sold would otherwise have been disposed of via a household bin, a council service or left on the kerbside. This suggests the program may help reduce pressure on council waste services and lower the risk of inappropriate disposal.

National survey data is also used to estimate the tonnes of material reused and the greenhouse gas emissions avoided through reuse, using the Charitable Reuse Australia Reuse Calculator[3]. This calculator applies standard item weights for textiles and household goods and is based on the National Reuse Measurement Guidelines developed by Monash University[4].

These reuse and emissions figures are conservative estimates. In future years, Garage Sale Trail will seek to collect more detailed information on product categories sold, to allow standard item weights to be applied with greater accuracy.

[3] Charitable Reuse Australia 2025: Reuse calculator.
[4] Charitable Reuse Australia 2024: Measuring Reuse Activity & Impacts 2022 - 2023.

Education & behaviour change

HOW THE CAMPAIGN REACHED & INFLUENCED RESIDENTS

143
Average number of people each seller told about Garage Sale Trail

4,097
Estimated number of people reached locally by seller promotions

2,982
Number of local residents who visited the Garage Sale Trail website

841
Estimated hours invested by local sellers

57%
Sellers who would **not** otherwise have hosted a garage sale

27%
Shoppers who would **not** otherwise have shopped at a garage sale

CAMPAIGN REACH
Google Analytics is used to track visits to local pages of the Garage Sale Trail website, including garage sale listings in your local government area and your council landing page.

Visits to local pages provide an indication of the reach of local community engagement activity. This data reflects visits to the Garage Sale Trail website only and does not capture residents reached through other channels.

In addition to council-led promotions, Garage Sale Trail engaged residents through social media, community partnerships, email, radio advertising and other traditional media. Campaign content focused on helping residents understand practical ways to extend the life of textiles and household items.

Local participants also play an important role in spreading awareness and building social norms around reuse and secondhand. National survey data shows that each household sale told an average of 197 people about their involvement in the program. This is an increase from 106 in 2024, suggesting sellers promoted their sales more extensively in 2025.

BEHAVIOUR CHANGE
Garage Sale Trail is designed to influence behaviour in both the short term (encouraging residents to take part in the two event weekends) and the longer term (supporting ongoing reuse behaviours after the event).

The following page explores potential longer-term outcomes in more detail. In the short term, national survey data indicates that a significant proportion of participants would not otherwise have hosted a garage sale or shopped secondhand.

Nationally, 60% of sellers reported that they would not otherwise have hosted a garage sale, while 27% of shoppers reported they would not otherwise have shopped at a garage sale.

Survey data also captures the time sellers invested in planning, promoting and running their garage sale, providing an indication of community effort and engagement. In 2025, each household sale invested an average of 24 hours.

Economy

MONEY MADE & SAVED BY RESIDENTS

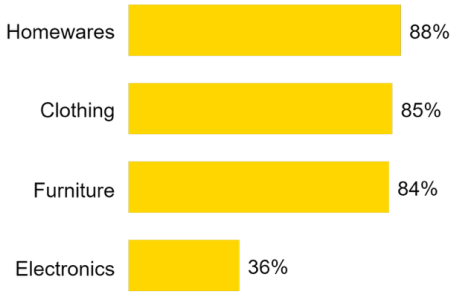
$835
Average takings at a household sale

$29,480
Estimated amount generated for local sellers

$40,700
Estimated community savings buying secondhand rather than new

87%
Now more likely to sell or reuse items they no longer need

72%
Now more likely to buy secondhand over new



"Somewhat" or "very likely" to now buy these items secondhand

COST OF LIVING RELIEF
Participant survey data provides information on the average amount made at garage sales nationally by participating sellers. This is used to estimate the economic impact of the program at a local level.

Overall, the average amount made per sale increased year on year. Each household sale made an average of $761 (up from $499). Survey data indicates that making money was a key reason sellers chose to participate in 2025, more so than in previous years. This is consistent with a rise in the average price of items sold, which increased to $8.93 per item.

On average, each $1 invested by a local government partner generated an estimated $12 in resale value for the local community.

Using the Reuse Calculator developed by Charitable Reuse Australia, estimated savings made by shoppers from switching to buying secondhand items instead of new have also been calculated for your local community.

GROWING THE SECONDHAND ECONOMY
Looking longer term, national survey data indicates how participation in Garage Sale Trail influences ongoing secondhand buying and selling behaviours.

Nationally, 85% of sellers reported that taking part in Garage Sale Trail made them more likely to sell or reuse items they no longer needed in the future. 81% of shoppers reported that participation made them more likely to buy secondhand in the future, with clothing and homewares the most common categories.

Among sellers participating for the first time, support to promote their event and being part of a national campaign were key factors influencing their decision to take part.

Get in touch councilmanager@garagesaletrail.com.au

Community

NEW COMMUNITY CONNECTIONS & ENGAGEMENT

1,251
Estimated number of residents who participated as a seller or shopper

59
Average number of people sellers met at their sale

89%
People met were **not** previously known to them

81%
Felt more connected to the local community after participating

92%
Sellers who may participate again

99%
Shoppers who may participate again

CONNECTING COMMUNITY
National survey data provides insight into the social connections formed through participation in Garage Sale Trail, including how many people sellers met and whether these connections were previously known to them.

Nationally, household sellers met an average of 49 people at their sale. The majority (90%) of these interactions were with people they had not previously met, indicating that participation helped residents make new local connections. In addition, 79% of survey respondents reported that taking part helped them feel more connected to their local community.

RESIDENT EXPERIENCE
Participation spanned a wide range of community members, including households, whole streets, schools, local businesses and community groups, helping to support connections across different parts of the community.

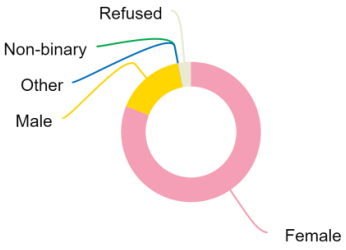
Overall feedback was positive, with 91% of sellers and 99% of shoppers indicating that they would consider taking part again.

While only 10% of participants reported signing up to meet their neighbours, qualitative feedback indicates that the social and community-building aspects of the program were a key driver of positive experiences. The informal, low-pressure nature of garage sales made it easier for residents to connect with others in their neighbourhood, bringing together people of different ages and cultural backgrounds who might not otherwise interact.

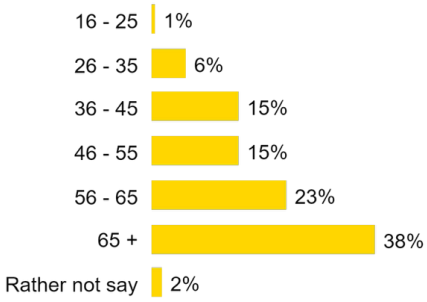
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Demographics

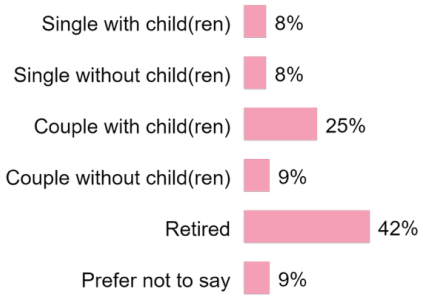
WHO GOT INVOLVED ACROSS THE COUNTRY



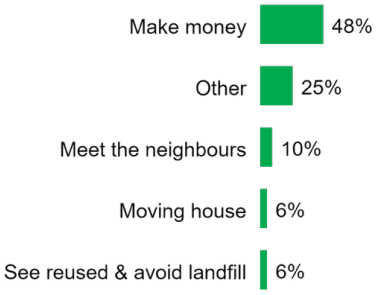
Gender of registered sellers



Age of registered sellers



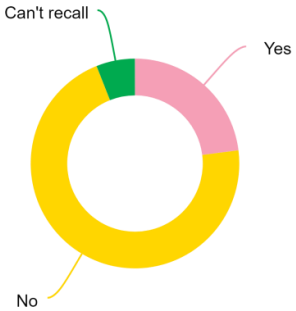
Household stage of registered sellers



Sellers - reason for participating



Shoppers - reason for participating



Have previously attended a council event

In 2025, sellers participating in Garage Sale Trail were primarily female, with many either retired or part of a couple with children.

While shoppers skewed younger nationally, 72% of sellers were aged 46 or over. Research by the Commonwealth Bank[5] indicates that people in this age group are less likely to resell items online, suggesting Garage Sale Trail may support reuse among residents who do not participate in digital secondhand marketplaces.

Survey data shows a shift in seller motivation in 2025. Making money was the primary reason sellers chose to participate, marking a shift from 2024 when decluttering and avoiding landfill were more prominent motivators. Shoppers were motivated by cost savings, with 82% stating they took part to save money.

27% of sellers reported having taken part in the program previously, indicating a mix of new and returning participants.

Survey data also provides insight into how participants heard about Garage Sale Trail. Among sellers, the most common source was social media (29%). Shoppers were most likely to hear about the program through email marketing (44%).

Importantly, 68% of respondents reported that they had not knowingly attended a council event previously, indicating that Garage Sale Trail reaches residents who may not typically take part in local government-led programs.

[5] Commonwealth Bank Consumer Insights 2022: Circular economy: the impact of business-led actions on future consumers.

Key learnings

OUTAKES FOR FUTURE CAMPAIGNS

PRACTICAL SUPPORT REMOVES BARRIERS

Survey data shows a high proportion of sellers would not otherwise have hosted a garage sale, with open-ended feedback highlighting the value of the guidance, tools and promotion provided to sellers.

Together they show how practical support can reduce uncertainty and remove common barriers, helping residents feel confident to take part and try selling secondhand.

A FIXED EVENT CREATES MOMENTUM

Registration data and seller feedback show that Garage Sale Trail acted as a catalyst for action. Many participants described the event weekends as the push they needed to finally declutter, with a clear and shared deadline helping turn good intentions into action.

COST OF LIVING SHAPES PARTICIPATION

Survey data shows financial motivations played a stronger role in 2025, with shoppers focused on saving money and sellers more focused on income generation than in previous years. Open-ended responses reinforce this, with many sellers describing how earnings helped with everyday expenses or enabled them to provide affordable goods to people in their community.



COMMUNITY CONNECTION ADDS VALUE

Seller feedback shows that meeting neighbours and forming new local connections was one of the most meaningful outcomes of taking part. Sellers spoke about conversations, chance encounters and a renewed sense of connection in their neighbourhoods that went far beyond financial outcomes.

This is supported by the data, with many participants reporting that taking part helped them feel more connected to their local community.

PARTICIPATION BUILDS CONFIDENCE

Taking part in Garage Sale Trail helped build residents' confidence to continue buying and selling secondhand. Open-ended feedback helps explain why.

Many sellers described how participating made reuse feel easier, more normal and less intimidating, giving them confidence to do it again beyond the event. These attitudes may support longer-term diversion from landfill, as residents rethink disposal and see reuse as a not just viable but enjoyable first option.

ENABLING COMMUNITY-LED ACTION

Survey data shows Garage Sale Trail reaches residents who do not typically engage in council-led programs, while seller feedback highlights the value of the program being shared with communities rather than delivered directly by councils.

Together, this points to the role councils can play as enablers - supporting reuse, shared responsibility and practical circular economy outcomes, without needing to run activities themselves.

Garage Sale Trail

Garage Sale Trail acknowledges and thanks every individual and organisation that participated in the program in 2025, including the 91 local government partners and regional groups and the following organisations:

STATE GOVERNMENT PARTNERS

This project is a NSW EPA Waste and Sustainable Materials Strategy initiative, funded from the waste levy

This initiative is supported by the **Queensland Government's Recycling and Jobs Fund**

COMMUNITY PARTNERS

DEBATE REPORT

7.4 Development and Community Services

7.4.4 RESIDENTIAL HARD WASTE PROGRAM 'DECLUTTER AND SAVE' - KERBSIDE COLLECTION AND VOUCHER SERVICE REVIEW

Author: Sustainability Officer
26/17622

PURPOSE

This report seeks endorsement of key recommendations following a review of the Residential Hard Waste Program ('Declutter and save') which includes kerbside collections and vouchers.

RECOMMENDATION

That Council:

(1) Commencing April 2026, extends the hard waste kerbside collection service (through the Waste Management Services Contract) from a township only service to include some rural properties, which includes no longer contracting small business operators to service the voucher service.

(2) To support this change:
   a. Increase the available number of hard waste kerbside collection services for 'Declutter and save' by 200 services per annum,
   b. Acknowledge a rural collection rate per service will be established with Solo Resource Recovery and aligned with the Waste Management Services Contract Rise and Fall Mechanism, and
   c. Approve a budget increase of $14,600 starting financial year 2026 – 2027. Noting that the undersubscription of hard waste vouchers from an earlier campaign this financial year will offset the additional funds needed for expanded service to commence in April 2026.

(3) Effective financial year 2026 – 2027 increases the hard waste voucher value to align with Springton Transfer Stations resident rate for *'Trailers, Utes & Tandem Trailers above water level (exceeding 6x4) with hurdle'* which means increasing budget 2026 – 2027 by an additional $21,000 plus yearly index.

REPORT

Background
Council implemented a residential hard and green waste voucher system in 2020 - 2021 financial year. The hard waste voucher value was set at $75 including GST and has remained the same value. The number of vouchers was set at 500 per campaign (1000 per year) and this has also not changed. Residents have been able to use their hard waste voucher at Springton Waste Transfer Station, Eco Waste Services Transfer

Station Willaston, or engage one of two smaller contractors to come and collect material from the resident's property.

In 2022 the program was extended to include residential hard waste kerbside collections performed by Solo Resource Recovery under the Waste Management Services Contract. The number of kerbside collections was set at 500 per campaign (1000 per year) and to date this has also not changed. The cost per service has varied in line with the Waste Management Services Contract's Rise and Fall Mechanism. Townships serviced by the kerbside program have included: Altona, Angaston, Cockatoo Valley, Eden Valley, Lyndoch, Mt Pleasant, Nuriootpa, Springton, Stockwell, Moculta, Tanunda, and Williamstown.

The program is marketed as 'Declutter and save' and is generally well utilised. There are always more vouchers claimed than redeemed in the end (average utilisation rate is about 60%). To date, we have not been oversubscribed in either program or turned any eligible properties away. Properties are eligible for one service per financial year subject to availability.

Hard waste voucher utilisation is represented over the last 3 years in the table below.

VOUCHERS				
01/01/2022 - 30/12/2025	Column Labels			
Program utilisation (Counts)	2023	2024	2025	Grand Total
Completed - Redeemed - Small business contractor 1	88	39	12	139
Completed - Redeemed - Small business contractor 2	117	63	38	218
Completed - Redeemed - Eco Waste Solutions	144	112	108	364
Completed - Redeemed - Springton Transfer Station	292	250	177	719
Completed - Voucher Generated. (Voucher claimed but not redeemed	379	267	294	940
Grand Total	1020	731	629	2380
Program utilisation (%)				
Completed - Redeemed - Small business contractor 1	8.63%	5.34%	1.91%	5.84%
Completed - Redeemed - Small business contractor 2	11.47%	8.62%	6.04%	9.16%
Completed - Redeemed - Eco Waste Solutions	14.12%	15.32%	17.17%	15.29%
Completed - Redeemed - Springton Transfer Station	28.63%	34.20%	28.14%	30.21%
Completed - Voucher Generated. (Voucher claimed but not redeemed)	37.16%	36.53%	46.74%	39.50%
	100%	100%	100%	100%

Figure 1- Voucher utilisation history 2022 - 2025

Discussion

A review of the Residential Hard Waste Program has been triggered because the value of the hard waste voucher has become uncompetitive with Springton Waste Transfer Station pricing for residents, and Council's Procurement Policy requires that we formally re-tender expression of interest for small business contractors that service the voucher system. Instead of re-tendering, it is proposed that the hard waste kerbside collection service facilitated twice yearly under the Waste Management Services Contract with Solo Resource Recovery is extended into some rural areas. Extension areas were identified by reviewing past voucher data and looking at town maps for opportunities.

Proposal to increase voucher value

The hard waste voucher value has been set at $75 including GST since the inception of the program 6 years ago. Over this time, both the Non-metropolitan Solid Waste Levy and wages costs have increased. It is recommended that moving forward the voucher value is aligned with Springton Transfer Station's residential fee for '*Trailers, Utes & Tandem Trailers above water level (exceeding 6x4) with hurdles'*. This means that the voucher value will never fall behind the cost to dispose at Springton Waste Transfer Station.

The 2025-2026 rate for proposed '*Trailers, Utes & Tandem Trailers above water level (exceeding 6x4) with hurdles'* is currently $98 including GST. This means a minimum $23 (31%) increase per voucher. The additional budget needed to sustain this at 100% redemption is $21,000 per annum plus yearly index for financial year 2026 - 2027. While it's important to budget for 100% utilisation, in practice previous data tells us that the real budget impact is more likely to be $14,600 (assumes 70% redemption).

The following table shows results previous financial year 2024 – 2025, and underspend to budget was also recorded in financial year 2023 – 2024.

2024 - 2025	budgeted					
Description	Count	cost per count	total	Actuals spend	Variance	Commentary
vouchers	1000	$68	$68,180	$26,703	$41,477	64% utilisation campaign 1, 54% utilisation campaign 2
Springton additional opening days	4	$2,500	$10,000	$8,800	$1,200	labour for 4 extra open days
		Totals	$78,180	$35,503	$42,677	Some underspend in 2024/ 2025 was reallocated to GISA green bin education grant per Council decision

Figure 2 - Voucher service budget and actuals previous financial year 2024 - 2025

If required though, the budget impact could be further lessened by undertaking a step increase over 2 financial years or fixing at a lower rate, for example '*trailers exceeding 6x4 trailers without hurdles*'.

While budget calculations are based on 2025-2026 rates, the proposal is to increase the hard waste voucher value for financial year 2026 – 2027. The budget impact of proposed voucher rate increase is further summarised in the table below.

VOUCHER RATE INCREASE PROPOSAL	Vouchers per annum	Cost per voucher - 2025/2026 rates (ex. GST)	total program cost	Additional budget required - 100% utilisation		Additional budget required - likely redemption rate (70%)	
				$	%	$	%
Current	1000	$68.18	$68,180	$0	0.00%	$0	0.00%
Proposal 1 - 6x4 no hurdles	1000	$72.73	$72,730	$4,550	6.67%	$3,185	4.67%
Proposal 2 (preferred) - 6x4 with hurdles	**1000**	**$89.09**	$89,090	**$20,910**	30.67%	$14,637	21.47%
Note - budgeted increases are calculated on 2025/2026. Rates for 2026/2027 will be plus yearly index.							

Figure 3 - Budget impact of voucher value increase proposal

Proposal to extend the hard waste residential kerbside collection service area and stop contracting small business operators to service the hard waste voucher system.

The hard waste residential kerbside collection service, performed by Solo Resource Recovery twice yearly as part of the Waste Management Services Contract, currently services township properties only. The hard waste voucher service has traditionally filled the gap for rural properties by giving these residents access to subsidised hard waste or garden waste disposal. Noting that some township properties have also opted for the voucher over the kerbside service.

Residents have been able to use their hard waste voucher at Springton Waste Transfer Station, Eco Waste Services Transfer Station Willaston, or engage one of two smaller contractors to come and collect material directly from their property. While the smaller contractors have other service offerings, the voucher conditions clearly communicates that Council only endorses the collection and disposal of hard waste or garden waste as part of the voucher program.

It has been identified that if we want to continue to have small business contractors as part of the hard waste voucher service delivery, an open market re-tender expression of interest is required. On review, these small business contractors make up the smaller part (15%, refer figure 1) of total vouchers claimed, administratively are more complex to manage, and data recording like of tonnages is often less accessible.

Consequently, an alternate proposal to extend the hard waste kerbside collection service to rural areas was investigated. Solo Resource Recovery has confirmed that service expansion to some rural properties is possible where a separate rural collection rate is negotiated. The separate rate acknowledges that more travel will be required between hard waste collections. The areas that have been identified for extension include Light Pass, Bethany, Vine Vale, Williamstown North, Kalbeeba and Sany Creek East. Extension areas were identified by reviewing past voucher data and looking at town maps for opportunities.

There will be a positive impact to service levels with more properties able to access a hard waste kerbside collection service through 'Declutter and save'. Residents will not be able to use the hard waste voucher moving forward to have a contractor come to their house and take away a trailer of garden waste. Solo's hard waste kerbside service does not accept garden waste. Residents will still be able to take a trailer load of garden waste themselves to a transfer station with a hard waste voucher for subsidised disposal. Similarly, there could be a small service level drop in the disposal of mattresses if the smaller contractors were collecting these too. There is no data available to quantify what percentage of the 15% of hard waste vouchers redeemed with the small business contractors were used for garden waste or mattress disposal. It is likely a smaller portion of the 15% of hard waste voucher users, but this cannot be verified with data.

Options are being explored to approve an additional drop off location for garden waste, but alternative avenues for a dedicated mattress collection service or drop-off program have been explored with investment per property returning significantly more that current residential hard waste service program allows.

It is proposed that if the hard waste kerbside service areas for 'Declutter and save' campaigns are expanded, an additional 200 kerbside services are added per annum

to the current service level - 1200 services instead of 1000 services per annum. The expected budget impact is an additional $14,600 per annum subject to indexation. The expanded service can commence in April 2026 however, with no adjustment to 2025 – 2026 budget. Vouchers in campaign 1 of 2025 – 2026 were under subscribed sufficiently to cover the increase for it to be actioned in April 2026.

There is a risk that removing the smaller operators from the program could negatively affect Council's reputation. The risk is considered low however, and the benefits of this change justify the risk level. If the community response to removing the small business contractors from the service delivery is negative, a re-tender process can be completed to consider reengaging this service option. This could not be achieved for the April 2026 hard waste campaign but could be facilitated for the first campaign for financial year 2026 - 2027.

While not the preferred model, if the budget increase was a barrier to change, the number of hard waste kerbside services added could be offset by reducing the number of vouchers available (currently 1000 per annum, could be reduced to 850).

Overall budget summary of proposals

The below table provides an overall summary of budget impacts for execution of both change proposals. The recommendation is that:

- The expansion of the hard waste kerbside service proposal is made effective April 2026 using reallocating budget underspend from undersubscribed vouchers from an earlier campaign this financial year, and
- The hard waste voucher rate increases effective next financial year (2026 – 2027). Budget increase ($21,000) is represented at 100% utilisation, but noting anticipated spend if actual utilisation remains closer to 70% ($14,700).

Change proposal	current number of services per annum	change in service numbers	Budget increase required from 2026 - 2027 (ex. gst)	Likely actual spend
1 - voucher rate increase	1000	no change	$21,000	$14,700
2 - expansion of kerbside service	1000	+200	$14,600	$14,600
		total	**$35,600**	$29,300

Figure 4 - Budget impact summary for both change recommendations.

Summary and Conclusion

The Residential Hard Waste Program, known as 'Declutter and save' and offered twice yearly, has been operating since 2021, initially as a hard waste voucher service then a hard waste kerbside collection service too. A recent review of the program has been completed with 2 key change recommendations.

Firstly, an increase in the hard waste voucher value commencing financial year 2026 – 2027 to make the voucher competitive with increasing costs to residents to dispose of hard waste, and secondly, expanding the contracted hard waste kerbside collection service area to include some rural properties.

Increasing the hard waste voucher value is a service level increase. Aligning with Springton Transfer Station's residential fee for '*Trailers, Utes & Tandem Trailers above water level (exceeding 6x4) with hurdles'* will mean that the voucher value will never fall behind the cost to dispose at Springton Waste Transfer Station.

Expanding the hard waste kerbside collection service is proposed effective April 2026 and will have a positive service level impact with more rural properties able to access a hard waste kerbside service through the 'Declutter and save' program. Small business' who have been servicing the hard waste voucher on behalf of Council though will stop servicing 'Declutter and save' as part of this expansion proposal.

Consequently, up to 15% of properties that used their hard waste voucher with a small business contractor may receive a reduced level of service if the contractor was used to remove garden waste or a mattress directly from their property. We anticipate that it will be the smaller portion of this 15% of users but cannot verify this with data. Properties will still be able to use the hard waste voucher for green waste disposal but will need to arrange to take it to a transfer station. If the community response to removing the small business contractors from the service delivery model is negative, a re-tender process can be completed to consider reengaging this service option for financial year 2026 - 2027.

The hard waste kerbside service expansion proposal can commence in time for Declutter and save April 2026 by reallocating underspend from an earlier voucher campaign this year (100% offset). Moving forward though, the anticipated budget increase to execute both proposals in 2026 – 2027 financial year is $35,000 plus yearly indexing. While budgeting is for 100% utilisation is important, the actual spend is likely closer to 70%.

If the budget is a barrier for change, there are some proposals contained within the report that could be modelled to reduce the impact.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Nil

Supporting references
Declutter and save • The Barossa Council , includes program terms and conditions.

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Community Plan

Our Environment

Supporting a sustainable Barossa.

Strategic Outcome

- We support actions that manage our environment for future generations.

Corporate Plan

CS22 Waste and Resource Recovery - Management of waste contract to ensure appropriate waste collection and disposal and operation of waste transfer station

Legislative Requirements
Nil

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY

Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

No impact to service delivery with regards to increasing the voucher value.

Expanding kerbside service areas will have a positive impact to service delivery - more properties able to access a direct kerbside collection service, and an additional 200 services per annum are proposed while maintaining the same number of voucher services available.

There will be a small reduction in service delivery with regards to using the voucher service for garden waste. Residents can still use the voucher for green waste disposal but will have to take it themselves to an approved facility as there will no longer be an option for green waste collection direct from property.

2. SUSTAINABILITY & ENVIRONMENT

Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

Increase in budget required to implement recommended changes.

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

There is a risk that removing the smaller operators from the program could negatively affect Council's reputation. The risk is considered low however, and the benefits of this change justify the risk level.

COMMUNITY ENGAGEMENT

Nil -

THE BAROSSA COUNCIL WASTE MANAGEMENT SERVICES POLICY 3.17.1 Council may offer residential hard waste (including green garden waste) programs. The extent and scope of these services is subject to service availability and budget allocation.

DEBATE REPORT

7.4 Development and Community Services

7.4.5 GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY (GRFMA) - 2026/2027 DRAFT ANNUAL BUSINESS PLAN AND DRAFT BUDGET

Author: Director Development and Community Services
26/17704

PURPOSE

To provide Elected Members with an opportunity to consider and provide feedback on the 2026/2027 Draft GRFMA Annual Business Plan and draft 2026/2027 Budget.

RECOMMENDATION

That Council having reviewed the Gawler River Floodplain Management Authority 2026/2027 Draft Annual Business Plan and draft 2026/2027 Budget and advise the Authority that it supports the draft Budget and Business Plan settings.

REPORT

Background
The Gawler River Floodplain Management Authority (GRFMA) is required to prepare an Annual Business Plan and Budget for the upcoming financial year. Prior to setting the draft Budget each year, the Authority must review its Annual Business Plan in consultation with constituent councils.

The GRFMA Board, at its meeting held 12 February 2026, considered a draft Annual Business Plan and draft 2026/2027 Budget and endorsed the following resolution:

1.1 Draft 2026/2027 GRFMA Annual Business Plan and Draft 2026/2027 Budget

GB7/26 Draft 2026/2027 GRFMA Annual Business Plan and Draft 2026/2027 Budget
Moved: *Cr Malcolm Herrmann*
Seconded: *Mr Greg Pattinson*

That the GRFMA:

1. *Endorses the Draft 2026/2027 GRFMA Annual Business Plan and Draft 2026/2027 Budget.*
2. *Following receipt of Constituent Council feedback, considers adoption of the GRFMA draft Annual Business Plan and Annual Budget at the June 2026 meeting.*

CARRIED UNANIMOUSLY

As such, Elected Members are now provided the opportunity to provide feedback on the draft Annual Business Plan and draft 2026/2027 Budget.

Discussion
The Draft Annual Business Plan indefinites the following priority actions:

- Completion of Gawler River Flood Management Business Case;
- Review of the GRFMA's Strategic Management framework; and
- Maintenance and Operations of the dam.

The 2026/27 draft budget has been drafted referencing the GRFMA Strategic Management Framework, with the following to note:

- GRFMA received $774,000 from the Federal Government Disaster Ready Fund to finalise the future investment business case.
- Allocation of $100,000 to facilitate a Dam Safety Review.

It is important to note there has been an increase in the contribution of constituent Councils by $111,092. For the Barossa Council this will see the contribution increase from $36,469 to $47,783 which will fund the dam safety review work.

The GRFMA has endeavoured to minimise cost increase in delivering its function, operations and project management required.

Summary and Conclusion
The draft GRFMA Annual Business Plan 2026/27 and Draft Budget 2026/27 have been provided to constituent Councils for consideration, in accordance with the GRFMA charter.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1 Gawler River Floodplain Management Authority draft Annual Business Plan and 2026/2027 Budget ⇩

Supporting references
Nil.

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Corporate Plan

CS7 Community Emergency, Hazard Planning and Management - Response to emergency management situations, from prevention through to emergency response and recovery, as well as building the resilience of communities to respond to emergencies.
CS17 Natural Resources - Regional development and management of the environment including natural resource management to ensure the region is managed sustainably and the environment is protected and enhanced

Legislative Requirements
Local Government Act 1999

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY

Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Nil

2. SUSTAINABILITY & ENVIRONMENT

Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL

Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

Increase in financial contribution of $11,314.

4. PEOPLE

Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

Increase in funding allows for dam safety review to be undertaken.

COMMUNITY ENGAGEMENT

The GRFMA Charter requires that the Annual Business Plan and Draft Budget are circulated to constituent councils seeking support, prior to their adoption by the Board. There is no legislative obligation for community consultation in relation to this item, however it will be included in the draft Annual Business Plan and Budget which is consulted upon with the community.

GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY
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Martin Mc Carthy
Chief Executive Officer
The Barossa Council
43-51 Tanunda Road
NURIOOTPA SA 5355
By email barossa@barossa.sa.gov.au
12/02/2026

Dear Martin,

Draft 2026/2027 GRFMA Annual Business Plan and Draft Budget.

I am writing to seek Council's consideration of the draft 2026/2027 GRFMA Annual Business Plan and Budget.

I would be pleased if this matter could be included in the next available council meeting agenda and subsequent indication of Councils approval or otherwise of the draft 20262027 GRFMA Annual Business Plan and Draft Budget being provided to eo@grfma.com by Monday 15th June 2026.

The GRFMA Charter requires the Authority to prepare an Annual Business Plan and Budget for the upcoming financial year. The plan and budget format reference the GRFMA Strategic Plan 2021-2026, the Long-Term Financial Plan 2022/23 - 2031/32, and the Asset Management Plan 2023-2032.

Each year, the Authority must review its annual business plan with the constituent councils before setting the draft budget. The annual budget must align with the Authority's business plan and be submitted in draft to each constituent council by 31 March for approval.

The Authority may adopt the budget between 31 May and 30 September and must provide a copy to each council within five business days of adoption.

The 2026/2027 Annual Business Plan and draft Budget were endorsed by the GRFMA Audit and Risk Committee on 2 February 2026 and the GRFMA on 12 February 2026.

2026-2027 GRFMA Draft Annual Business Plan
The format of the Annual Business Plan has been constructed referencing the GRFMA Strategic Plan 2021-2026, the GRFMA Long Term Financial Plan 2022/23 – 2031/32 and the GRFMA Asset Management Plan 2023-2032. It also refers to anticipated options identified by the Gawler River Stormwater Management Plan.

Priority actions for 2026/27 will focus on completion of the Gawler River Flood Management Business Case, review of the Authority's Strategic Management fFamework and Maintenance and Operations of the Bruce Eastick North Para Flood Mitigation Dam

Gawler River Flood Management Business Case
The State Government, through the Department of Environment and Water working with the GRFMA, delivered a business case on flood management strategies for the Gawler River environs.

The business case was presented to the GRFMA and other stakeholders in December 2023 and recommended a preferred strategy to cope with a 1:100-year flood event. The recommended option includes four elements:

- The raising by 10 metres of the Bruce Eastick North Para Dam
- A levee upgrade
- A community awareness program
- Planning Control amendments

The business case had been reviewed by a State agency, Infrastructure South Australia (ISA), and its report highlighted several areas that required further work before it could be recommended to State Cabinet for funding approval.

The key shortcomings of the business case were identified as:

- The need to confirm that a 10-metre raise is feasible considering the structural integrity of the dam
- The lack of a funding model to fund the works (with capital works estimated at $227 million)

The GRFMA endorsed the recommended option and agreed to lead the work required to complete the business case so that it could be presented to the State and Federal governments for a funding decision.

Completion of the business case has been the focus of the GRFMA over the last 18 months or so with several matters raised by the ISA already dealt with, such as undertaking further flood mapping investigations.

The GRFMA has recently received funding of a $774k grant from the Federal Government's Disaster Ready Fund (DRF), which, together with GRFMA resources, of around $290k, will assist the business case to be finalised.

The GRFMA will now work collaboratively with the SA Department of Housing and Urban Development, who have offered leadership in finalising the business case including resources that the State Government could offer as completion of the business case requires.

The key issue to ultimately resolve is funding of the infrastructure works.

There are multiple potential funding sources for the capital works that need to be considered such as:

- Federal and State Government grants.
- Property developer contributions who benefit from flood mitigation.
- Local beneficiaries such as residents and businesses.

The GRFMA will continue to engage with all stakeholders, including members of parliament, industry representatives and key State Government agencies to work through the funding options.

GRFMA Strategic Management Framework.
The GRFMA Charter provides

> 13.2.1 The Authority must prepare and adopt in consultation with the Constituent Councils a Strategic Plan for the conduct of its business which will identify the Authority's objectives

over the period of the Strategic Plan and the principal activities that the Authority intends to undertake to achieve its objectives.
13.2.2 The Authority must review its Strategic Plan in consultation with the Constituent Councils.
13.2.3 The Authority must undertake a comprehensive review of its Strategic Plan every four years.

Recognising the imminent and strategic importance of finalising the Gawler River Flood Management Business Case review of the GRFMA Strategic Management Framework will be undertaken in the latter part of the 2026/2027 financial year. The recommendations outlined in the Gawler River Stormwater Management Plan (2025) will be considered during the review of other relevant framework plans.

The GRFMA Strategic Management Framework consists of:

- GRFMA Strategic Plan 2021-2026
- GRFMA Long Term Financial Plan 2022/23 – 2031/32
- GRFMA Asset Management Plan 2023-2032.
- Gawler River Stormwater Management Plan (2025)

Maintenance and Operations of the Scheme during 2026 to 2027

- Work identified in the previously established, Bruce Eastick North Para Flood Mitigation Dam Maintenance Cost Analysis 2023-2032.
- Action recommendations from the *Intermediate Surveillance Report North Para Dam Gawler River Floodplain Management Authority 23 December 2025(GHD)*

  Principally.
  - Facilitate a Dam Safety Review*, which will document the overall performance of the dam assessed against contemporary dams guidance for Australia and summarise recommended actions to address any potential deficiencies.
  - Develop a Dam Safety Management Plan
  - Undertake a comprehensive update to the Dam Safety Emergency Plan (DSEP).
  - Undertake a comprehensive update the to the Operations Maintenance Manual (OMM)
- Scheduled inspections and environmental management of land associated with the Dam location. Routine (monthly), Intermediate (annually), Comprehensive (every 5 years due 2028/2029).
- In partnership with the Landscape SA Northern and York, implement year 3(of 3) of the revegetation program upon land associated with the Bruce Eastick North Para Flood Mitigation Dam.

*A Safety Review is typically completed at 20-year intervals after construction, which is timely for the Bruce Eastick North Para Flood Mitigation Dam which was constructed approximately 20 years ago. The completion of a Safety Review progresses toward GRFMA demonstrating that works are being undertaken to maintain and operate the dam in accordance with ANCOLD (2003). In South Australia, other dam owners (like SA Water) complete Safety Reviews for their dams at 20-year intervals.

2026/2027 Draft Budget

The scope of the GRFMA annual budget is small in comparison to the extensive undertakings by Constituent Councils and the 2026/2027 GRFMA Budget has been constructed by referencing the GRFMA Strategic Management Framework.

Revenue

The budget revenue is sourced from predetermined “formula based’ financial contributions by the six Constituent Councils, opportunistic funding applications and some interest from financial institutions. Recently any shortfalls in income (over expenditure) have been met from reserves.

The GRFMA has recently received funding of a $774k grant from the Federal Government’s Disaster Ready Fund (DRF), which, together with GRFMA cash resources, of around $290k, will assist the business case to be finalised.

Revenues of, Council Subscriptions $401,762, Grants $780,600 and Interest $1,000 = Total $1,183,362

Expenditure

Expenditure is budgeted on estimated costs of Executive Management and administrative and governance requirements of the Authority; and actions to co-ordinate the construction, operation and maintenance of flood mitigation infrastructure for the Gawler River.

Other costs are incurred with maintenance of the Bruce Eastick North Para River Flood Mitigation Dam site and access

Cost escalator

The basic assumptions in relation to the major drivers of GRFMA expenditure include inflation (Consumer Price Index), as well as several expenditure influencers and capital expenditure projections.

The underlying assumption is that the levels of service being provided are relatively unchanged. As indicated above some of these levels are externally determined. Others depend on GRFMA policy. For instance, if GRFMA wishes to increase the level of expenditure on renewal of assets or to construct new assets then that is an increase in service level. This increase must be accompanied by an increase in funding either from an increase in income such as constituent council contributions, state or federal government funding or borrowings.

The Consumer Price Index (CPI) is regarded as Australia’s key measure of inflation. It is designed to provide a general measure of price inflation for the Australian household sector. The CPI measures change over time in a wide range of consumer goods and services acquired by Australian metropolitan households and is measured quarterly.

The CPI rose 3.4% in the 12 months to November 2025, down from a 3.8% rise in the 12 months to October 2025.

For the GRFMA budget, an operational cost escalator of 3.4% has been applied, with separate specified increases for certain items.

Significantly, $100,000 was allocated for a Dam Safety Review, $7,000 for Cyber Insurance, and the forward estimate for costs associated with the Gawler River Flood Management Business Case increased from $20,000 to $30,000

Operational Contributions (Member Subscriptions)

Operational contributions are calculated to include the costs reflective of Administration of the GRFMA, plus general costs for the provision of consultancies to pursue outcomes envisaged in flood mitigation strategies (Business Case, Stormwater Management Plan) and does not include

capital works or maintenance of Assets. Interest received is deducted from total subscriptions required.

Key Budget Outcome Operational Items

- Administration of the GRFMA $132,952 and Business Case, $30,000 minus $1,000 interest = Total Member Subscriptions $161,952.

- Completion Business Case- Investment-Ready Business Plan for Gawler River Floodplain Flood Management
    - Project Duration: 16 months (March 2026 - June 2027)
    - Total Project Value: $1,644,278
    - DRF Funding Request: $774,000
    - Co-contribution: Total: $870,278 comprising $290,000 cash, $432,277 historical (since July 2023) and $148,001 in-kind contributions
    - Net budget movement = $ 1,064,000 Expenditure
      $ 774,000 Income Grant Funding
      $ 290,000 GRFMA cash

Operation cost $2,024,460 - $706,098 (depreciation) = $1,225,952

Maintenance Contributions (Council Subscriptions)

Maintenance contributions are calculated from the costs reflective of capital works or maintenance works for the Bruce Eastick Flood Mitigation Dam and any approved flood mitigation capital works.

Key Budget Outcome Maintenance Items

Maintenance and operations of the scheme during 2026 to 2027 will include:

- Facilitate a Dam Safety Review, which will document the overall performance of the dam assessed against contemporary dams guidance for Australia and summarise recommended actions to address any potential deficiencies. A Safety Review is typically completed at 20-year intervals after construction. $100,000.
- Work, as relevant identified in the previously established programmed budget allocation from the Bruce Eastick North Para Flood Mitigation Dam Maintenance Cost Analysis 2023–2032 (Chris Sale Consulting, 26 July 2022). $69,550
- Additionally, the following will also be undertaken within the Mitigation Dam Maintenance Cost Analysis 2023–2032.
    - Develop a Dam Safety Management Plan (DSMP) for the Dam. P2a Consultant $5,000 - $10,000
    - Undertake a comprehensive update to the Dam Safety Emergency Plan (DSEP) in consideration of the recommendations made in the 2025 Intermediate Surveillance Report. P2a Consultant $10,000 - $20,000
    - Undertake a comprehensive update to the Operations Maintenance Manual (OMM) P2a in consideration of the recommendations made in the 2025 Intermediate Surveillance Report. Consultant $10,000 - $15,000.
    - Site based maintenance and minor repairs. P1and P2a GRFMA facilitate $5,000 - $10,000.

- Continuation of the partnership with Landscape SA Northern and York, of year 3 (of 3) of the revegetation program upon land associated with the Bruce Eastick North Para Flood Mitigation Dam. $10,000
- Repayment of $70,000 (Principal and Interest) of the Cash Advance Debenture previously raised to fund Dam repairs in 2022.
- Rates and Levies $200
- Less the $6,600 grant funding from Landscape SA Northern and York

Total Maintenance $246,410 - $6,600 = $239,810(Council Subscriptions)

Depreciation of Assets

URS Australia Pty Ltd, Dam Designers, have previously advised that a concrete RCC dam wall (as per the Bruce Eastick North Para Flood Mitigation Dam) can be expected to have a life of 80 years after completion.

On that basis the Bruce Eastick North Para Flood Mitigation Dam wall has been depreciated at the rate of 1.25% annually.

The GRFMA Asset Management Plan 2023-2032 provides:

> *Funding (cash allocation) of annual depreciation calculations is not undertaken, rather the policy is ensuring the GRFMA is provided with sufficient cash flow to maintain the Dam at required service provision levels.*
> *This plan covers the infrastructure assets that provide Flood Mitigation comprising of: • Bruce Eastick North Para Flood Mitigation Dam • Associated land • Road Access*
>
> *The projected outlays necessary to provide the services covered by this Asset Management Plan (AM Plan) includes operations, maintenance, renewal and upgrade of existing assets over the 10-year planning period is $1,233,642.*

The Current Valuation for the Bruce Eastick North Para Flood Mitigation Dam is $53,559,054 based on 2023/2024 market conditions and the Written Down Value at 30/6/2025 is $41,423,845.

Annual depreciation of the Dam, land and road access is $706,098.

The net equity share (of annual depreciation costs) of each Constituent Council is subsequently reflected in the (Financial Statements) Schedule of Constituent Councils interest in net assets as at 30 June each year and a statement is prepared to meet the requirements of clause 16.6 of the GRFMA Charter.

Summary

The 2026/2027 draft Budget has been constructed referencing the GRFMA Strategic Plan 2021-2026, the GRFMA Long Term Financial Plan 2022/23-2031/32, the GRFMA Asset Management Plan 2023-2032 and the 2025/2026 GRFMA draft Annual Business Plan.

The draft Budget proposal has been formulated with an inclusive approach to identified service and project requirements for 2026/2027. This has been achieved through allocation of capital and maintenance expense estimates.

The Authority has endeavoured to minimise cost increases in delivering the functions, operations and project management required.

However, allocation(expense) of $100,000 to facilitate a Dam Safety Review, is a material addition. The completion of a Safety Review (as recommended by independent consulting dams engineer) progresses toward GRFMA demonstrating that works are being undertaken to maintain and operate the dam in accordance with ANCOLD (2003). In South Australia, other dam owners (like SA Water) complete Safety Reviews for their dams at 20-year intervals.

There are ongoing annual commitment costs of $69,550 towards the 10-year Bruce Eastick North Para Flood Mitigation Dam maintenance program and $70,00 for annual payback reduction of the existing Cash Advance Debenture which was secured to facilitate capital repair to the Bruce Eastick North Para Mitigation Dam in 2022.

Revenue requirement calculations for Constituent Council contributions, shown at Table 1, have been based on this inclusive approach. Any budget amendments directed by meeting considerations will subsequently be reflected in the quantum of revenue to be sought from Constituent Councils.

Constituent Council contributions will rise to $401,762 in 2026/2027, up $111,092 (38%) from $290,670 in 2025/2026. The main reason is a $100,000 allocation for a Dam Safety Review.

A net Operating Loss of ($941,098), as per the uniform presentation of finances, is forecast for 2026/2027. This is from use of cash reserves for the Business Case contribution and unfunded depreciation of $706,098.

Reconciliation with the MYOB presentation is a net operating loss of ($941,098) less $55,000 repayment of borrowings for CAD = ($996,098).

See below Table 1 – Constituent Council shares proposed as per draft 2026/2027 GRFMA Budget and further copy of details (MYOB format) of the GRFMA Budget functions which identifies the current 2025/2026 Budget BR2 against Year to Date (20/01/2026) income and expenditure and the 2026/2027 Draft Budget income and expenditure proposals.

See separate attachment copies of GRFMA 2026/2027 budgeted financial statements presented, in a manner consistent with the uniform presentation of finances, pursuant to section 123(10)(b) of the Local Government Act 1999.

Table 1

Constituent Council shares proposed as per draft 2026/2027 GRFMA Budget – Refer 1.1 Member Subscriptions ($161,952) and 3.1 Council Subscriptions ($239,810).

Council	2025/2026 Operation	2025/2026 Maint	2025/2026 TOTAL	2026 2027 Operationa	2026 2027 Maint	2026 2027 TOTAL
Adelaide Plains Council	$ 23,486	43,293	**$ 66,779**	$ 26,991	$ 69,329	**$ 96,320**
Adelaide Hills Council	$ 23,486	2,591	**$ 26,077**	$ 26,991	$ 4,149	**$ 31,140**
The Barossa Council	$ 23,486	12,983	**$ 36,469**	$ 26,991	$ 20,792	**$ 47,783**
Town of Gawler	$ 23,486	25,967	**$ 49,453**	$ 26,991	$ 41,583	**$ 68,574**
Light Regional Council	$ 23,486	12,983	**$ 36,469**	$ 26,991	$ 20,792	**$ 47,783**
City of Playford	$ 23,490	51,933	**$ 75,423**	$ 26,997	$ 83,166	**$ 110,163**
Total	140,920	149,750	**$290,670**	$ 161,952	$ 239,810	**$ 401,762**

Table 2 Percentage Share

Constituent Council	Capital Works	Maintenance of Assets	Operational Costs
	Percentage Share	Percentage Share	Percentage Share
Adelaide Plains Council	28.91%	28.91%	16.66%
Adelaide Hills Council	1.73%	1.73%	16.66%
The Barossa Council	8.67%	8.67%	16.66%
Town of Gawler	17.34%	17.34%	16.66%
Light Regional Council	8.67%	8.67%	16.66%
City of Playford	34.68%	34.68%	16.66%
Total	100%	100%	100%

Gawler River Floodplain Management Authority
Budget - Functions & Items
2025/2026 BR2 and 2025/2026 Budget

Code		2025/2026		2026/2027
		Budget	BR2 YTD	**Budget**
	REVENUE			
	Administration of the GRFMA			
1,1	Member Subscriptions	149,750	149,750	161,952
1,3	Interest LGFA	1,000	802	1,000
1,4	Interest BankSA			
1,5	Other		-75	
	Operations Flood Mitigation Scheme			
2,1	Council Subscriptions			
2,3	State Grant	10,000	10,000	6,600
2,4	Commonwealth Grant			774,000
2,5	Sale of Land			
2,6	Other			
	Maintenance Flood Mitigation Scheme			
3,1	Council Subscriptions	140,920	140,920	239,810
3,3	Other			
	Total			
	TOTAL INCOME	**301,670**	**301,398**	**1,183,362**
	EXPENDITURE	**2025/2026**		**2026/2027**
		Budget	**YTD**	**Budget**
	Administration of the GRFMA			
6,1	Executive Officer Contract	62,000	32,017	64,000
6,2	Advt, Print, Stat, Postage	1,000	269	1,000
6,3	Travelling Expenses	4,200		4,200
6,4	Insurance - PL & PI	16,000	13,499	17,500
6,41	Audit Committee	2,600	1,950	3,250
6,5	Audit Fees	6,500	6,005	6,700
6,6	Bank Fees	120	102	102
6,7	Legal Advice	2,000	0	2,000
6,8	Honorarium Chairperson	20,000	10,589	20,800
6,10	Other	13,0000	2,905	13,400
	Total	**127,420**	**67,336**	**132,952**
	Business Case			

9,7	Consultancies	20,000	0	30,000
9,8	EO Supervision			
9.9	Business Case			1,064,000
	Maintenance Flood Mitigation Scheme			
10,2	Maintenance Contractors	0	0	100,000
10,3	BENPFM Dam Maintenance	79,550	37,782	76,210
10,31	Rates - GST Free	200	134	200
10,4	Depreciation Dam	706,098		706,098
	Other Expense Finance **	70,000	137	70,000
	ALL EXPENDITURE	**$1,003,268**	**$105,388**	**2,179,460**
	SURPLUS/DEFICIT	**-706,096**	**196,010**	**996,098**

** MYOB cash format representing Interest and principal payments.
Local Government Model Financial Statements represent interest payments of $15,000 as operational expenditure and finance repayment $55,000, CAD, as reduction in liability (Balance Sheet).
*Rounding

Yours Sincerely

David Hitchcock, Executive Officer

Executive Officer

GRFMA ANNUAL BUSINESS PLAN

2026-2027

Draft February 2026

Gawler River Floodplain Management Authority

Constituent Councils:

Adelaide Hills Council
Adelaide Plains Council
The Barossa Council
Town of Gawler
Light Regional Council
City of Playford

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Business Plan 2026-2027

Gawler River Floodplain Management Authority (GRFMA)

The Gawler River

The Gawler River is formed by the confluence of the North Para and South Para in the town of Gawler and is located in the Adelaide Plains district of South Australia. The district surrounding the river produces cereal crops and sheep for both meat and wool, as well as market gardens, almond orchards and vineyards. The farm gate output of the Gawler River floodplain horticultural areas is estimated to be at least $500 million.

History

The river is subject to periodic flood events.



Desirable Levels of Protection Cost of Flooding

Flood Frequency (ARI)	Total Estimated Damages Direct and Indirect
1 in 20	$66.7m
1 in 50	$189m
1 in 100	$439.2m
1 in 200	$627.1m
Average Annual Damage	$14.7m

GRUMP Mitigation Options Analysis Report, Table7 January 2022

Properties at Risk

Flood Frequency (ARI)	Number of residential properties within each hazard rating			
	Low	Medium	High	Extreme
1 in 50	1056	785	483	236
1 in 100	1559	1451	1179	457
1 in 200	1814	1652	1419	615

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Purpose of the GRFMA

The Gawler River Floodplain Management Authority (GRFMA) was formed as a Regional Subsidiary under Section 43 and Schedule 2 of the Local Government Act 1999 on 22 August 2002. The Constituent Councils are the Adelaide Hills Council, The Adelaide Plains Council, The Barossa Council, The Town of Gawler, Light Regional Council, and the City of Playford.

The Authority has been established for the following purposes:

- to co-ordinate the construction, operation and maintenance of flood mitigation infrastructure for the Gawler River. This purpose is the core business of the Authority;
- to raise finance for the purpose of developing, managing and operating and maintaining works approved by the Board;
- to provide a forum for the discussion and consideration of topics relating to the Constituent Council's obligations and responsibilities in relation to management of flood mitigation for the Gawler River; and
- upon application of one or more Constituent Councils pursuant to clause 12.4:
    - to coordinate the construction, maintenance and promotion and enhancement of the Gawler River and areas adjacent to the Gawler River as recreational open space for the adjacent communities; and
    - to enter into agreements with one or more of the Constituent Councils for the purpose of managing and developing the Gawler River.

Numerous factors have a significant influence on the operations of the Authority. These include arrangements for managing stormwater in South Australia are very complicated, reflecting incremental changes over time in legislation, guidelines, structures, and funding arrangements.

For the Authority, specific concerns are:

- There is no clear definition of the responsibilities of levels of government for managing stormwater.
- Floodplain management is not well recognised in the current framework for stormwater management.
- Responsibilities for different aspects of managing the Gawler River sit with various (mostly SA Government) agencies, yet there is no overarching structure, body, or plan to ensure an integrated approach to managing it.
- Most of the Gawler River is located on private land (a common situation in South Australia) which restricts the ability of the Authority (and other bodies) to carry out its functions.
- Most flood management initiatives within the Gawler River catchment and floodplain are beyond the capacity of Constituent Councils to fund and State and Federal Government engagement and funding support will be required before any such initiatives are to be realised.
- The effects of flooding on intensive food production and residential properties on the Northern Adelaide Plains.
- Impacts of climate change on the timing, frequency, and volumes of flows into the river.
- Changes in stormwater flows and the risks of flooding associated with new residential development in the Gawler River catchment.

- The level of community understanding of the risks of flooding within the entire catchment and how individuals can reduce the risks.
- Signs of growing interest in the concept of water cycle management with greater integration of different aspects of water management, including stormwater and floodwater.
- Differences in perspectives and priorities between upstream and downstream Constituent Councils in relation to beneficiaries, funding arrangements, and priorities.
- The limited resource base of the Authority, which is supplemented on an ad-hoc basis through partnering with Constituent Councils.

Governance

The Authority is governed by the Board of Management. The Board comprises of:

- One independent person, who is not an officer, employee or elected member of a Constituent Council, to be appointed as the Chairperson of the Board of Management of the GRFMA for a term of two years.
- Two persons appointed from each of the six Constituent Councils (12 members in total). Council appointees comprise of the Council CEO, or delegate and one Elected Member.
- Deputy Board members as appointed by each Constituent Council.

The Board

The Members of the Board are:

Council	Board Members	Deputy Board Members
Chairperson and Independent Member	Mr Lino Dilernia	
Adelaide Hills Council	Cr Malcolm Herrmann Ms Jade Valentine	Cr Leith Mudge Ms Sharon Leith
Adelaide Plains Council	Cr Terry Anne Keen Mr James Miller	Cr Mel Lawrence Mr Tom Jones
The Barossa Council	Cr Tony Hurn Mr Jake Mc Vicar	Mr Ben Clark
Town of Gawler	Cr Brian Sambell Mr Ashley Curtis	
Light Regional Council	Cr Bill Close Mr Mark Mc Shane	
City of Playford	Cr Clinton Marsh Mr Greg Pattinson	Cr Peter Rentoulis Mr Dale Welsh

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A Technical Assessment Panel has been appointed to support the decision-making processes of the Board with delegated powers to provide advice and manage the technical aspects of the design, assessment and construction of the various parts of the Scheme.

The Members of the Panel are:

- Mr Lino Di Lernia , Independent Chair
- Ms Ingrid Franssen, Manager Flood Management, DEW
- *Vacant*, SA Water
- 1 Constituent Council representative Philip Kuhn , City of Playford
- 1 Constituent Council representative, Mr. Ben Clark, The Barossa Council
- Mr David Hitchcock, Executive Officer

An Audit and Risk Committee has been appointed to review:

- The annual financial statements to ensure that they present fairly the financial state of affairs of the Board; and
- The adequacy of the accounting, internal control, reporting and other financial management systems and practices of the Authority and reporting to the Board on a regular basis.

The Members of the Audit and Risk Committee are:

- Mr. Peter Brass, Independent Member and Chair
- Cr Malcolm Herrmann, Adelaide Hills Council
- Mr. Greg Pattinson, City of Playford



A suite of Policies has been adopted to provide management guidelines for the day-to-day business of the GRFMA.
Policies include.

- Fraud, Corruption, Misconduct and Maladministration Prevention
- Public Consultation
- Procurement and Procedures
- Code of Practice for Meeting Procedures
- Internal Review of Decisions
- Freedom of Information Statement
- Work Health and Safety
- Anti-Discrimination/Fair Treatment
- Dam Valuation
- Treasury Management
- Internal Review of Decisions
- Information Asset Management Manual and Policy

To meet the statutory and operational responsibilities the Authority maintains appointment of a part time Executive Officer, and External Auditor, on a contract basis.

The GRFMA has engaged LUVROK Pty Ltd to undertake GRFMA Executive Officer services, in accordance with the agreed contract for service, for the term 1 July 2025 to 31 December 2027. Mr David Hitchcock is identified as the key person providing the services pursuant to agreed terms.

Dean & Newbery Pty Ltd was appointed as GRFMA External Auditor for a term of three plus two years, effective 1 July 2024.

The Authority has also facilitated the appointment of a part time administrative assistant on a contract basis.

The Authority is required to hold a minimum of 6 meetings per year and to provide the required Business Plans, Budgets Reports and Audited Statements to its Constituent Councils required by the Charter and Local Government 1999.

The format of the Annual Business Plan has been constructed referencing the GRFMA Strategic Plan 2021-2026, the GRFMA Long Term Financial Plan 2022/23 – 2031/32 and the GRFMA Asset Management Plan 2023-2032.

The Authority will conduct two reviews each year of its performance against the targets set in this Annual Business Plan that will form part of the report to its Constituent Councils and will be included in its Annual Report.

Cost of Operations

The budget revenue is sourced from predetermined “formula based’ financial contributions by the six Constituent Councils, opportunistic funding applications and some interest from financial institutions. Recently any shortfalls in income (over expenditure) have been met from reserves.

Expenditure is budgeted on estimated costs of executive management and administrative and governance requirements of the Authority according to its charter. Other costs are incurred with maintenance of the Bruce Eastick North Para River Flood Mitigation Dam site and access.

Work, in partnership with the Department for Environment and Water, to facilitate the Gawler River Flood Mitigation Business Case continues to progress. This is an important and complementary project to the Gawler River Stormwater Management Plan and collaborative approaches will be of benefit to all parties. There is an expectation by the state Government that the GRFMA (including Constituent Councils) will contribute to the development and completion of the business case.

The contributions of the Constituent Councils are based on the following percentage shares for capital works, maintenance of Scheme assets and operational costs of the Authority. (GRFMA Charter Clause 10).

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Constituent Council Shares for Contributions

Constituent Council	Capital Works	Maintenance of Assets	Operational Costs
	Percentage Share	Percentage Share	Percentage Share
Adelaide Hills Council	1.73%	1.73%	16.66%
Adelaide Plains Council	28.91%	28.91%	16.66%
The Barossa Council	8.67%	8.67%	16.66%
Town of Gawler	17.34%	17.34%	16.66%
Light Regional Council	8.67%	8.67%	16.66%
City of Playford	34.68%	34.68%	16.66%
Total	100%	100%	100%

Priority Actions 2026/2027

Priority actions for 2026/27 will focus on completion of the Gawler River Flood Management Business Case and review of the Authority's strategic management framework,

Gawler River Flood Management Business Case

The State Government, through the Department of Environment and Water working with the GRFMA, delivered a business case on flood management strategies for the Gawler River environs.

The business case was presented to the GRFMA and other stakeholders in December 2023 and recommended a preferred strategy to cope with a 1:100-year flood event. The recommended option includes four elements:

- The raising by 10 metres of the Bruce Eastick North Para Dam
- A levee upgrade
- A community awareness program
- Planning Control amendments

The business case had been reviewed by a State agency, Infrastructure South Australia (ISA), and its report highlighted a number of areas that required further work before it could be recommended to State Cabinet for funding approval.

The key shortcomings of the business case were identified as:

- The need to confirm that a 10-metre raise is feasible considering the structural integrity of the dam
- The lack of a funding model to fund the works (with capital works estimated at $227 million)

The GRFMA endorsed the recommended option and agreed to lead the work required to complete the business case so that it could be presented to the State and Federal governments for a funding decision.

Completion of the business case has indeed been the focus of the GRFMA over the last 18 months or so with several matters raised by the ISA already dealt with, such as undertaking further flood mapping investigations.

The GRFMA has recently received funding of a $774k grant from the Federal Government's Disaster Ready Fund (DRF), which, together with GRFMA resources, of around $290k, will assist the business case to be finalised.

The GRFMA will now work collaboratively with the SA Department of Housing and Urban Development, who have offered leadership in finalising the business case including resources that the State Government could offer as completion of the business case requires.

The key issue to ultimately resolve is funding of the infrastructure works.

There are multiple potential funding sources that need to be considered such as:

- Federal and State Government grants.
- Property developer contributions who benefit from flood mitigation.
- Local beneficiaries such as residents and businesses.

The GRFMA will continue to engage with all stakeholders, including members of parliament, industry representatives and key State Government agencies to work through the funding options.

GRFMA Strategic Management Framework

Recognising the imminent and strategic importance of finalising the Gawler River Flood Management Business Case review of the GRFMA Strategic Management Framework will be undertaken in the latter part of the 2026/2027 financial year. The recommendations outlined in the Gawler River Stormwater Management Plan (2025) will be taken into account during the review of other relevant framework plans.

The GRFMA Strategic Management Framework consists of:

- GRFMA Strategic Plan 2021-2026,
- GRFMA Long Term Financial Plan 2022/23 – 2031/32
- GRFMA Asset Management Plan 2023-2032.
- Gawler River Stormwater Management Plan (2025)

GRFMA Strategic Plan 2021-2026 is arranged under three themes, each with its own objective, related to the outcomes to be pursued.

- Theme 1: Design, build, and maintain physical flood mitigation infrastructure.
  Objective: To have in place an agreed extent of physical flood mitigation infrastructure that is fit for purpose and achieves the targeted levels of performance.
- Theme 2: Develop and evolve key relationships.
  Objective: To maintain key relationships that are most important to the Authority achieving its purpose.
- Theme 3: Ensure good governance and ongoing financial sustainability.

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Objective: To ensure that the Authority meets legislative requirements and contemporary standards of governance and is financially sustainable for the long term.

GRFMA Long Term Financial Plan 2022/23 – 2031/32
The purpose of the long-term financial plan (LTFP) is to guide the future direction of Gawler River Floodplain Management Authority (GRFMA) in a sustainable manner. It describes the way that GRFMA is responding to requirements of its charter and flood mitigation investment. The Long-Term Financial Plan is linked with GRFMA's strategic objectives, goals and desired outcomes and is expressed in financial terms.

The GRFMA Asset Management Plan 2023-2032 is a comprehensive process to ensure delivery of services from infrastructure is provided in a financially sustainable manner. This plan covers the infrastructure assets that provide Flood Mitigation comprising of:

- Bruce Eastick North Para Flood Mitigation Dam
- Associated land
- Road Access

Gawler River Stormwater Management Plan (2025)
The main findings and recommendations from the development of the Gawler River SMP are:

- The flood risk remains and the recommended approach to mitigate that flood risk is to repair / reinstate the existing levees (and ensure ongoing maintenance) and raise the height of the Bruce Eastick Flood North Para Mitigation Dam.
- Revisit and determine the most effective way forward regarding the complicated land ownership and
- responsibility arrangements along the length of the Gawler River including the channel itself and the
- associated levee banks.
- The communities are continually changing within the catchment area and there are many opportunities (and needs) for ongoing community education and awareness programs covering many topics including flooding, climate change, benefits of river systems and opportunities to be involved in the protection and enhancement of the local environment.

Maintenance and operations of the scheme during 2026 to 2027

- Work identified in the previously established, Bruce Eastick North Para Flood Mitigation Dam Maintenance Cost Analysis 2023-2032.
- Action recommendations from the *Intermediate Surveillance Report North Para Dam Gawler River Floodplain Management Authority 23 December 2025(GHD)*
  Principally
  - Facilitate a Dam Safety Review, which will document the overall performance of the dam assessed against contemporary dams guidance for Australia and summarise recommended actions to address any potential deficiencies. A Safety Review is typically completed at 20-year intervals after construction.
  - Develop a Dam Safety Management Plan
  - Undertake a comprehensive update to the Dam Safety Emergency Plan (DSEP).



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- Undertake a comprehensive update the to the Operations Maintenance Manual (OMM)

➢ Scheduled inspections and environmental management of land associated with the Dam location. Routine (monthly), Intermediate (annually), Comprehensive (every 5 years due 2028/2029).

➢ In partnership with the Landscape SA Northern and York, implement year 3(of 3) of the revegetation program upon land associated with the Bruce Eastick North Para Flood Mitigation Dam.

GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY
CONSOLIDATED DRAFT BUDGET 2026/2027

STATEMENT OF COMPREHENSIVE INCOME

2025/2026 FULL YEAR REVISED ESTIMATE $		2026/2027 DRAFT BUDGET $
	INCOME	
290,670	Subscriptions	401,762
10,000	Grants Subsidies and Contributions	780,600
1,000	Investment Income	1,000
-	Other	-
301,670	TOTAL REVENUES	1,183,362
	EXPENSES	
227,170	Materials, Contracts and Other Expenses	1,403,362
15,000	Finance Costs	15,000
706,098	Depreciation, amortisation & impairment	706,098
948,268	Total Expenses	2,124,460
(646,598)	**OPERATING SURPLUS/(DEFICIT) BEFORE CAPITAL AMOUNTS**	(941,098)
-	Net gain (loss) on disposal or revaluation of assets	-
-	Amounts specifically for new or upgraded assets	-
-	Physical resources received free of charge	-
(646,598)	**TOTAL COMPREHENSIVE INCOME**	**(941,098)**

3/02/2026

GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY
CONSOLIDATED DRAFT BUDGET 2026/2027

CASH FLOW STATEMENT

2025/2026 FULL YEAR REVISED ESTIMATE $ Inflows (Outflows)		2026/2027 DRAFT BUDGET $ Inflows (Outflows)
	CASHFLOWS FROM OPERATING ACTIVITIES	
	RECEIPTS	
300,670	Operating Receipts	1,182,362
1,000	Investment Receipts	1,000
	PAYMENTS	
(309,170)	Operating payments to suppliers & employees	(1,403,362)
(15,000)	Finance Payments	(15,000)
(22,500)	**Net Cash provided by (or used in) Operating Activities**	(235,000)
	CASH FLOWS FROM INVESTING ACTIVITIES	
	RECEIPTS	
-	Grants specifically for new or upgraded assets	-
0	Sale of Assets	0
	PAYMENTS	
-	Capital Expenditure on renewal/replacement of assets	-
-	Capital Expenditure on new/upgraded assets	-
-	**Net Cash provided by (or used in) Investing Activities**	-
	CASH FLOWS FROM FINANCING ACTIVITIES	
	RECEIPTS	
-	Proceeds from Borrowings	300,000
	PAYMENTS	
27,000	Repayment of Borrowings	(55,000)
27,000	**NET CASH USED IN FINANCING ACTIVITIES**	245,000
4,500	**NET INCREASE (DECREASE) IN CASH HELD**	10,000
24,685	**CASH AT BEGINNING OF YEAR**	29,185
29,185	**CASH AT END OF YEAR**	39,185

3/02/2026

GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY
CONSOLIDATED DRAFT BUDGET 2026/2027

BALANCE SHEET

2025/2026 FULL YEAR REVISED ESTIMATE		2026/2027 DRAFT BUDGET
	ASSETS	
$	**CURRENT ASSETS**	$
29,185	Cash and cash equivalents	39,185
53,432	Trade & other receivables	53,432
-	Inventories	-
82,617	**TOTAL CURRENT ASSETS**	92,617
	NON-CURRENT ASSETS	
-	Financial Assets	-
41,194,747	Infrastructure, Property, Plant & Equipment	40,488,649
41,194,747	**TOTAL NON-CURRENT ASSETS**	40,488,649
41,277,365	**TOTAL ASSETS**	40,581,267
	LIABILITIES	
	CURRENT LIABILITIES	
17,486	Trade & Other Payables	17,486
32,404	Borrowings	277,404
-	Short-term Provisions	-
49,890	**TOTAL CURRENT LIABILITIES**	294,890
	NON-CURRENT LIABILITIES	
-	Long-term Borrowings	-
-	Long-term Provisions	-
-	**TOTAL NON-CURRENT LIABILITIES**	-
49,890	**TOTAL LIABILITIES**	294,890
41,227,475	**NET ASSETS**	40,286,377
	EQUITY	
10,863,155	Accumulated Surplus	9,922,057
30,364,320	Asset Revaluation	30,364,320
-	Other Reserves	-
41,227,475	**TOTAL EQUITY**	40,286,377

3/02/2026

GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY
CONSOLIDATED DRAFT BUDGET 2026/2027

STATEMENT OF CHANGES IN EQUITY

2025/2026 FULL YEAR REVISED ESTIMATE $		2026/2027 DRAFT BUDGET $
	ACCUMULATED SURPLUS	
11,509,753	Balance at end of previous reporting period	10,863,155
-646,598	Net Result for Year	-941,098
0	Transfer From Reserves	0
0	Transfer To Reserves	0
10,863,155	**BALANCE AT END OF PERIOD**	9,922,057
	ASSET REVALUATION RESERVE	
30,364,320	Balance at end of previous reporting period	30,364,320
0	Gain on revaluation of infrastructure, property, plant & equipment	0.00
0.00	Transfer to Accumulated Surplus on sale of infrastructure, property, plant & equipment	0.00
30,364,320	**BALANCE AT END OF PERIOD**	30,364,320
41,227,475	**TOTAL EQUITY AT END OF REPORTING PERIOD**	**40,286,377**

3/02/2026

GAWLER RIVER FLOODPLAIN MANAGEMENT AUTHORITY
CONSOLIDATED DRAFT BUDGET 2026/2027

UNIFORM PRESENTATION OF FINANCES

2025/2026 FULL YEAR REVISED ESTIMATE $		2026/2027 DRAFT BUDGET $
301,670	Operating Revenues	1,183,362
(948,268)	less Operating Expenses	(2,124,460)
(646,598)	**Operating Surplus / (Deficit) before Capital Amounts**	(941,098)
	Less Net Outlays in Existing Assets	
-	Capital Expenditure on renewal and replacement of Existing Assets	-
(706,098)	less Depreciation, Amortisation and Impairment	(706,098)
-	less Proceeds from Sale of Replaced Assets	-
(706,098)		(706,098)
	Less Net Outlays on New and Upgraded Assets	
-	Capital Expenditure on New and Upgraded Assets	-
-	less Amounts received specifically for New and Upgraded Assets	-
-	less Proceeds from Sale of Surplus Assets	-
-		-
59,500	**Net Lending / (Borrowing) for Financial Year**	(235,000)

3/02/2026

3/02/2026

DEBATE REPORT

7.4 Development and Community Services

7.4.6 DOG AND CAT MANAGEMENT (BREEDER REFORMS) AMENDMENT REGULATIONS 2025

Author: Manager Health Services and Community Safety
26/18852

PURPOSE

To seek Councils endorsement for the draft submission on the Breeder Reforms and Regulations for Dog and Cat Breeders, and Dog and Cat Regulations.

RECOMMENDATION

That Council endorses the draft submission on the Breeder Reforms and Regulations for the Dog and Cat Breeders and Dog and Cat Regulations as contained within Attachment 4.

REPORT

Background
Staff have previously prepared a report for Council (24/42117) to endorse the draft submission prepared in response to the proposed Dog and Cat Management (Breeder Reforms) Amendment Bill 2024 to amend the Dog and Cat Management Act 1995 (the Act), Council endorsed the draft Submission in September 2024.

In addition to that Bill, in the same year, the State Government released the Dog and Cat Management (Cat Management) Amendment Bill 2024 to amend the Dog and Cat Management Act 1995 with reference to cat management provisions. Staff subsequently prepared a report for Council (24/62449) to endorse the draft Submission.

After considering the relevant feedback, the Dog and Cat Management (Breeder Reforms) Amendment Act was passed in June 2025. The amendments included the powers to implement breeder licensing. These amendments replaced the current breeder registration category and need to be supported by relevant Regulations.

Introduction
State Government are now seeking feedback on the Dog and Cat Management (Breeder Reforms) Amendment Regulations 2025.

These Draft regulations support breeder licensing, cat management and recognition of interstate dog control orders (see Attachment 1)

Discussion
The Dog and Cat Management (Breeder Reforms) Amendment Act 2025 requires all those wanting to breed to meet specific criteria. This will now replace the existing

breeder registration. The draft standard and guidelines can be reviewed in Attachment 2. Furthermore, a broader breeder reforms explanatory guide is contained as attachment 3.

In essence these reforms include, but are not limited to:

- Fertile female limits, including 20 fertile females per breeding facility and 50 fertile females per breeding program.
- Breeders requirement to provide any information or records the Dog and Cat Management Board requires.
- Include Management Plans to care for all dog or cats.
- Adequate training to be provided to staff involved in the breeding of animals.

Overall, staff are generally supportive of the proposed breeder reforms. What remains unclear is the level of obligation placed on local Council's as the Dog and Cat Management Board (the Board) will be administering and enforcing the breeder licensing system. This has been highlighted by staff in the draft submission (Attachment 4).

In relation to feedback regarding the proposed dog and cat regulations there are two changes that relate to cats which have been implemented to support the amendments introduced by the Dog and Cat Management (Breeder Reforms) Amendment Act 2025.

As Council continues to maintain the view that overall cat management needs to be a statewide approach, one amendment to the regulations has been addressed in our submission.

Section 64 of the Dog and Cat Management (Breeder Reforms) Amendment Act 2025 outlines the power for Councils to seize and detain cats. Section 64(1)(b) outlines the circumstances as set by regulation. The applicable regulation 16 provides the power to council to seize cats (including identified cats), but only if council has a cat by-law. A response to the proposed regulation 16 has been provided as part of the submission.

Summary and Conclusion

Broadly staff are supportive the breeder license amendments. These amendments will assist in introducing a statewide approach to this practice and will strengthen animal welfare and provide better clarity for the breeding industry.

However, as highlighted in the submission, we have suggested that cat management needs to be a statewide approach. Should the current cat management regulations be implemented, substantial amendments would need to occur to Councils current cat by-law.

ATTACHMENTS OR OTHER SUPPORTING REFERENCES

Attachment 1	Dog and Cat Management Act 1995 - Dog and Cat Management (Breeder Reforms) Amendment Regulations 2025 ⇩
Attachment 2	DRAFT Standards and Guidelines for Breeding Dogs and Cats 2026 ⇩
Attachment 3	Explanatory Guide - Dog and Cat Management - Breed Reforms - Amendment Regulations ⇩

Attachment 4 Draft Submission - Dog and Cat Management- Breeder Reforms - Amendment Regulations 2025

Supporting references
Nil.

COMMUNITY PLAN / CORPORATE PLAN / LEGISLATIVE REQUIREMENTS

Corporate Plan

CS1 Animals - Management of animal issues including attacks, harassment, complaints, lost companion animals, registration, cage hire and collection, wandering animals, breeders

Legislative Requirements
Local Government Act 1999

RISK MANAGEMENT CONSIDERATIONS

These statements are qualitative in nature and designed to provide an indication of Council's general position when deciding to take or retain risk in pursuit of its objectives.

1. SERVICE DELIVERY
Refers to the delivery of services to the community, which includes the systems and physical assets that enable provision of these services, including structures (such as roads, buildings and facilities) as well as IT infrastructure, plant, vehicles & other equipment.

Nil

2. SUSTAINABILITY & ENVIRONMENT
Relates to measures to preserve, protect and minimise impact on the natural environment, including sacred and indigenous lands, flora, fauna, heritage, water, waste, hazardous materials and pollution.

Nil

3. FINANCIAL
Refers to planning and control of Council's budget to align with the sustainable achievement of the desired outcomes articulated in its Community Plan.

Nil

4. PEOPLE
Relates to recruitment, retention, wellbeing and safety of employees and volunteers and engagement and management of contractors as well as the wellbeing and safety of the community.

Nil

5. REPUTATION

Relates to policy, decisions, actions and circumstances that may cause Council to lose credibility with the community, ratepayers, key stakeholders, other levels of government and its own employees and contractors.

Nil

COMMUNITY ENGAGEMENT

The general community has had the opportunity to provide feedback via the government's consultation portal.

Draft for comment

South Australia

Dog and Cat Management (Breeder Reforms) Amendment Regulations 2025

under the *Dog and Cat Management Act 1995*

Contents

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15 Amendment of regulation 18—Requirement that dog or cat be microchipped and desexed before sale—section 70 of Act
16 Amendment of regulation 19—Information to be given to buyers
17 Amendment of regulation 20—Guard dogs

Draft

Part 1—Preliminary

1—Short title

These regulations may be cited as the *Dog and Cat Management (Breeder Reforms) Amendment Regulations 2025*.

2—Commencement

(1) Subject to this regulation, these regulations come into operation on the day they are made.

(2) Regulation 3(1) comes into operation on the day that section 4(5) of the *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* comes into operation.

(3) Regulation 4 comes into operation on the day that section 11(2) of the *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* comes into operation.

(4) Regulations 6 and 7 come into operation on the day that section 15 of the *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* comes into operation.

(5) Regulation 10(1) and (3) come into operation on the day that section 43 of the *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* comes into operation.

(6) Regulation 11 comes into operation on the day that section 36 of the *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* comes into operation.

(7) Regulations 14 to 15 (inclusive) come into operation on the day that section 43 of the *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* comes into operation.

(8) Regulation 16 (other than subregulation (5)) comes into operation on the day that section 43 of the *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* comes into operation.

(9) Regulation 17 comes into operation on the day that section 15 of the *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* comes into operation.

Part 2—Amendment of *Dog and Cat Management Regulations 2017*

3—Amendment of regulation 3—Interpretation

(1) Regulation 3, definition of ***registered breeder***—delete the definition

(2) Regulation 3, definition of ***notice of extension***—delete the definition

4—Amendment of regulation 6—Payments into and out of Fund

(1) Regulation 6(1) and (2)—delete subregulations (1) and (2) and substitute:

(1) For the purposes of section 26(5) of the Act, the scheme is as follows:

(a) in the case of a prescribed council—any money paid under this Act in relation to the registration of dogs in the area of a prescribed council is to be distributed as follows:

(i) 76% is to be paid to or retained by the prescribed council;

(ii) 24% is to be paid into or retained in the Fund.

(b) in any other case—any money paid under this Act in relation to the registration of dogs is to be distributed as follows:

(i) 88% is to be paid to or retained by the council in whose area the dog is kept;

(ii) 12% is to be paid into or retained in the Fund.

(2) Regulation 6(3)—delete "to a council under subregulation (2)" and substitute:

referred to in subregulation (1)(a)(i) and (1)(b)(i)

5—Amendment of regulation 7—Dogs held in custody of certain persons and bodies not required to be registered

Regulation 7(d)—delete "registered veterinary surgeon" and substitute:

veterinarian

6—Deletion of regulation 8

Regulation 8—delete the regulation

7—Amendment of regulation 9—Dogs to wear registration disc

Regulation 9(1)(b)—delete paragraph (b)

8—Amendment of regulation 10—Requirements relating to microchipping dogs and cats—section 42A of Act

(1) Regulation 10(1)(b)(iii)—delete subparagraph (iii)

(2) Regulation 10(1)(d)—delete "registered veterinary surgeon" wherever occurring and substitute in each case:

veterinarian

(3) Regulation 10(3)—delete subregulation (3)

9—Amendment of regulation 12—Requirements relating to desexing dogs and cats—section 42E of Act

(1) Regulation 12(1)(a)(iii)—delete subparagraph (iii)

(2) Regulation 12(1)(b)—delete "registered veterinary surgeon" and substitute:

veterinarian

(3) Regulation 12(6)—delete subregulation (6)

10—Amendment of regulation 13—Exemption from sections 42A, 42E and 70 of Act

(1) Regulation 13, heading—delete "70" and substitute:

71H

(2) Regulation 13—delete "registered veterinary surgeon" wherever occurring and substitute in each case:

veterinarian

(3) Regulation 13(1)—delete "70" and substitute:

71H

11—Substitution of regulation 14

Regulation 14—delete the regulation and substitute:

14—Recognition of certain interstate orders

For the purposes of section 59C(2) of the Act, a prescribed interstate order is to be registered by the Minister entering the order on the register kept by the Board for the purposes of that section.

12—Substitution of regulation 15

Regulation 15—delete the regulation and substitute:

15—Power to destroy cats

(1) For the purposes of section 63(1)(f)(ii)(B) of the Act, a person or body approved by the Board is specified.

(2) For the purposes of section 63(2) of the Act, the following circumstances are prescribed:

(a) if the authorised person finds the cat—

(i) in a reserve or sanctuary (within the meaning of the *National Parks and Wildlife Act 1972*) or a wilderness protection area or zone (within the meaning of the *Wilderness Protection Act 1992*); or

(ii) in an area declared to be a designated area under section 63(4) of the Act;

(iii) in a place that is more than the prescribed distance (within the meaning of section 63(6) of the Act) from any genuine place of residence; or

(b) the circumstances referred to in section 63(1)(a), (b) or (c) of the Act (being circumstances in which the authorised person could, if they were a person performing functions under an Act referred to in those paragraphs, lawfully destroy or injure a cat).

13—Amendment of regulation 16—Power to seize and detain cats

Regulation 16—delete the regulation and substitute:

16—Power to seize and detain cats

(1) For the purposes of section 64(1)(b), an authorised person may seize and detain a cat (including, to avoid doubt, an identified cat) if—

(a) the council for the area in which the cat is seized and detained has made a by-law that is in force requiring cats to be controlled, secured or confined in a specified manner or in specified circumstances; and

(b) the cat is not controlled, secured or confined as required by the by-law.

(2) For the purposes of section 64(2)(b)(iii) of the Act, a person or body approved by the Board is specified.

14—Substitution of regulation 17

Regulation 17—delete the regulation and substitute:

17—Meaning of to breed and bred

(1) For the purposes of section 68(2) of the Act, the following circumstances are prescribed:

(a) where a puppy or kitten is birthed by a dog or cat surrendered to an animal welfare organisation or a council (being a dog or cat that was pregnant when so surrendered);

(b) where a puppy or kitten is sired by a dog or cat surrendered to an animal welfare organisation or a council (being a puppy or kitten sired before the dog or cat was so surrendered):

(c) where a puppy or kitten is sired or birthed by a dog or cat surrendered to an animal welfare organisation or a council (being a puppy or kitten sired or birthed in the facility operated by the animal welfare organisation or council where the organisation or council has taken reasonable steps to prevent such an occurrence).

(2) For the purposes of section 68(3)(e) of the Act, an act or omission, or acts or omissions of a class, determined by the Board is prescribed.

17A—Prescribed circumstances—section 70

For the purposes of section 70(2) of the Act, such circumstances as may be determined by the Board are prescribed.

17B—Exemption

(1) Pursuant to section 91(2)(e) of the Act, the Board may, on an application made in accordance with this regulation and by notice in writing, exempt a specified person, or persons of a specified class, from the operation of section 70(1) of the Act.

(2) An application for an exemption must—

(a) be made in a manner and form determined by the Board; and

(b) be accompanied by the prescribed fee; and

(c) contain such information and be accompanied by such records as the Board may require to determine the application.

(3) The Board may refuse to grant an exemption for any reason the Board thinks fit.

(4) After determining an application under this section, the Board must—

(a) notify the applicant in writing of the Board's decision; and

(b) if the Board refuses to grant the application, provide reasons for the decision.

(5) An exemption may be conditional or unconditional.

(6) A person must not, without reasonable excuse, contravene a condition of an exemption.

Maximum penalty: $10 000.

Expiation fee: $750.

17C—Prescribed offences—section 71

For the purposes of section 71(3)(b) of the Act, the following offences are prescribed:

(a) an offence under Part 3 of the *Animal Welfare Act 1985*;

(b) contravention of a prohibition order under section 59A of the Act;

(c) contravention of a Control (Dangerous Dog) order under section 50(3) of the Act.

17D—Prescribed offences—section 71D

For the purposes of section 71D(1)(c)(ii) of the Act, the following offences are prescribed:

(a) an offence under Part 3 of the *Animal Welfare Act 1985*;

(b) contravention of a prohibition order under section 59A of the Act;

(c) contravention of a Control (Dangerous Dog) order under section 50(3) of the Act.

17E—Dealing with dogs and cats where breeder's licence suspended or cancelled

(1) For the purposes of section 71E of the Act, any dog or cat owned by the holder of a breeder's licence that is suspended or cancelled is to be dealt with in accordance with the scheme determined by the Board.

(2) Without limiting any other provision of the Act, an authorised person may seize and detain a dog or cat referred to in subregulation (1).

(3) Without limiting the generality of subregulation (1), an authorised person may, by notice in writing, give such directions to the holder of the breeder's licence as the authorised person considers necessary or appropriate.

(4) A direction under this section—

(a) must be made in the manner and form required by the Board; and

(b) must be recorded by the authorised person in a manner and form approved by the Board; and

(c) takes effect when the authorised person first gives the written notice to the person; and

(d) may be conditional or unconditional; and

(e) may relate to 1 or more dogs or cats.

(5) A direction given under subregulation (3) may be revoked by the authorised person or the Board by written notice to the person to whom the direction was given.

(6) A person who contravenes a direction under subregulation (3) is guilty of an offence.

Maximum penalty: $5 000.

Expiation fee: $500.

(7) If a person contravenes a direction under subregulation (3), the authorised person or the Board may take any action required under the direction.

(8) The cost of taking action under this regulation may be recovered from the person to whom the direction was given as a debt due to the Board.

17F—Offence to sell etc dogs of prescribed breed

For the purposes of section 71G(2)(c) of the Act, the following bodies and persons are prescribed:

(a) a council;

(b) a person or body approved by the Board.

15—Amendment of regulation 18—Requirement that dog or cat be microchipped and desexed before sale—section 70 of Act

(1) Regulation 18, heading—delete "70" and substitute:

71H

(2) Regulation 18(1)—delete "70(1)" and substitute:

71H(1)

(3) Regulation 18(2)—delete "70(2)" and substitute:

71H(2)

(4) Regulation 18(3)—delete "70" and substitute:

71H

(5) Regulation 18(4)—delete "70(5)" and substitute:

71H(5)

(6) Regulation 18(4)(a)—delete paragraph (a) and substitute:

(a) in respect of the requirement under section 71H(2) of the Act—the dog or cat from one licensed breeder to another licensed breeder;

16—Amendment of regulation 19—Information to be given to buyers

(1) Regulation 19(1)—delete "71(1)(a)" and substitute:

71I(1)(a)

(2) Regulation 19(2)—delete "71(1)(b)" and substitute:

71I(1)(b)

(3) Regulation 19(2)(b)—delete paragraph (b) and substitute:

(b) if a breeder is a licensed breeder—any other information required by the Board.

(4) Regulation 19(3)—delete "71(1)(c)" and substitute:

71I(1)(c)

(5) Regulation 19(3)(b)(i)—delete "registered veterinary surgeon" and substitute:

veterinarian

(6) Regulation 19(4)—delete "71(1)(d)" and substitute:

71I(1)(d)

(7) Regulation 19(5)—delete "71(1)(e)'" and substitute:

71I(1)(e)

(8) Regulation 19(5)(b)—delete paragraph (b)

(9) Regulation 19(6)—delete "71(2)(a)" and substitute:

71I(2)(a)

(10) Regulation 19(7)—delete "71(2)(b)" and substitute:

71I(2)(b)

(11) Regulation 19(7)(b)—delete paragraph (b) and substitute:

(b) if a breeder is a licensed breeder—any other information required by the Board.

(12) Regulation 19(8)—delete "71(3)" and substitute:

71I(3)

(13) Regulation 19(8)(a)(i)—delete "registered breeder" wherever occurring and substitute in each case:

licensed breeder

17—Amendment of regulation 20—Guard dogs

Regulation 20(1)—delete "or, if the dog is used in a business registered under the Act, the owner or operator of the business"

Editorial note—

As required by section 10AA(2) of the *Legislative Instruments Act 1978*, the Minister has certified that, in the Minister's opinion, it is necessary or appropriate that these regulations come into operation as set out in these regulations.

Made by the Governor

following the giving of notice to the Board, and consideration of submissions, by the Minister and with the advice and consent of the Executive Council
on

No of 2025

Government of South Australia

Dog and Cat Management Board

DRAFT

Standards and Guidelines for Breeding Dogs and Cats 2026



DRAFT: Standards and Guidelines for Breeding Dogs and Cats 2026

Published by the Dog and Cat Management Board
DATE

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DRAFT: Standards and Guidelines for Breeding Dogs and Cats 2026

1. Introduction

1.1 Purpose and overview

The purpose of the *South Australian Standards and Guidelines for Breeding and Trading Dogs and Cats 2026* is to ensure the welfare of dogs and cats which are bred for fee or reward by:

- setting standards of conduct for those who breed and trade in dogs and cats; and
- specifying standards and guidelines for the care of these dogs and cats to ensure their health, safety and welfare.

By complying with the standards, people involved in breeding and trading dogs and cats demonstrate to the general community their commitment to maintain the welfare of the animals in their care.

This document draws upon the *South Australian Standards and Guidelines for the Breeding and Trading of Companion Animals 2017*. This document reflects nationally consistent standards, developed through benchmarking to ensure they are suitable and appropriate. It draws on national comparisons and similar approaches adopted in other states and territories to uphold a high standard of animal welfare in line with public expectations.

The *South Australian Standards and Guidelines for Breeding Dogs and Cats 2026* aims to set standards which are consistent with the strictest standards across Australia for the breeding and trading of dogs and cats.

These standards and guidelines are neither a complete manual on animal management, nor a static document. They will continue to be revised from time to time to take into account new knowledge of animal physiology and behaviour, technological advances, developments in standards of animal welfare and changing community attitudes and expectations about the humane treatment of animals.

1.2 Structure of this document

Each section of this document contains an objective, standards and guidelines.

Objective

The objective is the intended outcome(s) for each section of the standards.

Standards

The *Standards and Guidelines for the Breeding of Dogs and Cats 2026* are adopted under the *Dog and Cat Management Act 1995*.

The standards described in this document are the minimum requirements that must be met under law for licenced breeders of dogs and cats. Failure to meet a standard may result in an expiation notice (fine) or a prosecution under the *Dog and Cat Management Act 1995*.

Standards are identified by the heading “Standards” and use the word ‘must’. Standards

- are necessary for the welfare of dogs and cats,
- are practical for owners, clients and government to implement.

Guidelines

Guidelines provide recommendations on how to achieve the required standards. A guideline may provide examples of practices which are consistent with a standard and may describe recommended best practices.

Guidelines are identified by the heading "Guidelines" and use the word 'should.' They are designed to complement the standards. Guidelines are not mandatory: non-compliance with one or more guideline does not necessarily constitute an offence under law. Guidelines provide further detail on how to comply with the standards.

1.3 Other relevant legislation

In addition to these Standards, a person who breeds and/or trades dogs and cats must comply with the *Dog and Cat Management Act 1995* and Dog and Cat Management Regulations 2017, and comply with all South Australian and Commonwealth legislation, including:

- *Animal Welfare Act 1985* and Animal Welfare Regulations 2012 (SA);
- *Veterinary Services Act 2023* (SA);
- *South Australian Public Health Act 2011 (SA);*
- *Local Nuisance and Litter Control Act 2016 (SA);*
- *Environment Protection Act 1993* (SA);
- *Work, Health and Safety Act 2012* (SA);
- *Competition and Consumer Act 2010* (Cth); and
- *Local Government Act 1999* (SA).

It is the duty of the person to which these standards apply to be aware of their legislative responsibilities.

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2. Application and definitions

2.1 Application

These standards and guidelines apply to a licensed breeder as defined by Part 7 of the *Dog and Cat Management Act 1995*.

2.2 Definitions

Adult dog/cat	means a dog or cat six months of age or older.
Animal	means any dog or cat kept at the facility.
Assistant	means any person over the age of 16 years, who assists the owner in the breeding, rearing or trading of cats or dogs. It includes family members, employees and volunteers that participate in the management or handling of the animals, whether working full or part time and whether or not for fee or reward.
Authorised officer	means: a police officer; or A person appointed as an authorised person under section 25A of the *Dog and Cat Management Act 1995;* or means an inspector under section 3 of the *Animal Welfare Act 1985*.
Biosecurity	means procedures or measures designed to protect dogs and cats against harmful biological or biochemical substances.
Bitch	means an adult female dog which is not desexed.
To breed/breeding	means breeding an animal for trade.
Breeder	means a person who breeds a dog or cat.
Cat	means an animal of the species Felis catus.
Cattery	means a structure with one or more open, meshed sides dedicated for the purpose of housing cats.
Client	means the potential, intended or actual recipient of an animal.
Dam	means an adult bitch or queen that gave birth to puppies or kittens, or one that is pregnant.
Dog	means an animal of the species Canis familiaris.
Enclosure	means a cage, pen, transport crate, kennel, cattery or similar used to confine an animal.
Enrichment	means the provision of stimuli such as toys, sights, smells, sounds and human contact, which promote appropriate physical and mental activity.
Euthanasia	means the act of inducing death using a method appropriate to the species which results in a rapid loss of consciousness without recovery and minimum pain and/or distress to the animal.
Exercise	means encouraging the animal to undertake physical movement.
Facility	means any property, premises or part thereof used for the accommodation or shelter of animals for the purpose of breeding, rearing or trading them. A facility can include a shop, an animal shelter, a breeding establishment or a private home.
Fertile Female	means a female dog or cat aged six months or older, that has not been desexed.

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Heritable defect	means a defect or disease inherited from the genes acquired from the parent generation and may be present at birth or develop later on in life.
House dog/ House cat	means a dog or cat which has unfettered access to one or more rooms of the breeder's bona-fide residence for at least fourteen hours per day.
Isolation	means kept in a secure area in which an individual animal or group of animals are separated from other animals.
To keep an animal	means the act of raising, caring for, and maintaining control over a cat or dog.
Kennel	means a structure with one or more open, meshed sides dedicated for the purpose of housing dogs.
Kitten	means an animal of the species Felis catus up to six months of age.
Large facility	means a facility with between five to a maximum of fifty fertile females at any one time.
Microchip	microchip means an electronic device that is capable of being permanently implanted in an animal and that is designed to record information in a manner that can be electronically retrieved; microchipped or to microchip—an animal is microchipped if a microchip is implanted in the animal.
microchipped or to microchip	means to implant a microchip in the animal;
To own	means to have custody and control of an animal as defined in the Animal Welfare Act 1985.
Owner	means the person(s) who has/have custody and control of the animal as defined in the Animal Welfare Act 1985. A reference in these standards and guidelines to the owner of an animal is a reference to each and all owners of the animal. An assistant may act on behalf of the owner.
Prescribed breed	means (as per the *Dog and Cat Management Act 1995*): a. American Pit Bull Terrier; b. Dogo Argentina; c. Fila Brasiliero; d. Japanese Tosa; or e. Presa Canario.
Puppy	means an animal of the species Canis familiaris up to six months of age.
Queen	means an adult female cat which has not been desexed.
Licenced breeder	means a person licenced as a breeder under Part 7 of the *Dog and Cat Management Act 1995*.
Run	means that part of a kennel or cattery which is not the sleeping compartment.
To sell	includes: (a) auction, barter or exchange; or (b) offer for sale, auction, barter or exchange; or (c) cause or permit to be offered for sale, auction, barter or exchange; or (d) possess for the purposes of sale, auction, barter or exchange;
Serious heritable defect	means a defect or disease that causes suffering and disability in an animal, which is inherited from the genes acquired from the parent generation and may be present at birth or develop later on in life. Serious heritable defects include: Cats: • Polycystic Kidney Disease, • Folded ears associated with osteochondrodystrophy, • Aplasia or hypoplasia of long bones. Dogs: • Progressive Retinal Atrophy,

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	• Hereditary cataract, • Neuronal Ceroid Lipofuscinosis (CL), • Von Willebrand's disease, • Collie Eye Anomaly.
Shop	means a building inside which animals are housed for the purpose of trade and transactions are conducted from that building. It includes pet shops, fodder stores and similar commercial retail outlets that trade in dogs and cats.
Sleeping compartment	means a dedicated area in which it is intended that an animal will sleep. This may be part of a kennel or cattery.
Tether	means any physical device, other than an enclosure, used to control or contain an animal.
Trade	means the act or process of transferring, or offering to transfer, the ownership of an animal. This includes to: (a) sell, auction, barter or exchange; or (b) offer for sale, auction, barter or exchange; or (c) cause to permit to be offered for sale, auction, barter or exchange; or (d) possess for the purpose of sale, auction, barter or exchange. For the purposes of clarity, in this document, 'trade' includes: (e) giving the animal away subject to the purchase of other goods or services (f) seeking a donation for an animal; but does not include the unfettered gift of an animal (including the gifting of an animal by a council to an organisation or person).
Transfer of ownership	means to move an animal from its owner and usual place of residence to a new owner and place of residence with the intention of this being a long term or permanent arrangement. The transfer may be the result of a sale, auction, barter or exchange. Transfer of ownership includes consigning, delivering and receiving the animal in pursuance of the transfer. It does not, however, include a transfer of ownership to a pound, shelter or rescue organisation. (This is to ensure that if a person finds a stray animal on their property, they are not prevented from giving the animal to a shelter and are not bound by the provisions of these standards and guidelines).
Unauthorised people	means people who are on the premises without lawful authority or the permission of the owner or occupier of the premises.
Veterinarian	means a person who is registered as a veterinary surgeon in any Australian jurisdiction.
Welfare	means the physical and mental state of an animal in relation to the conditions in which it lives and dies.
Working livestock dog	means a dog— (a) usually kept, proposed to be kept or worked on rural land by a person who is— (i) a primary producer; or (ii) engaged or employed by a primary producer; and (b) kept primarily for the purpose of herding, droving, protecting, tending or working stock, or training for herding, droving, protecting, tending or working stock and includes a guardian dog.
Yard	means an enclosed area (for example a suburban backyard, a dedicated holding yard or a home paddock).
Zoonotic diseases	means an infectious disease of humans caused by a pathogen that can spread between animals to humans.

3. Responsibilities and competencies of owners and assistants

Objective

All people involved in the breeding and trading of dogs and cats are competent and aware of their responsibilities, and comply with the standards in this document, the *Animal Welfare Act 1985* and all other applicable legislation.

3.1 Responsibilities

Standards

S3.1.1 A person who breeds or trades in dogs or cats is responsible for the animals kept and must ensure that the standards in this document are met.

S3.1.2 A person who breeds or trades in dogs or cats must ensure that their assistants are aware of their obligations in accordance with these standards and the assistants comply with these standards.

3.2 Staffing

Standards

S3.2.1 A person who breeds or trades in dogs or cats must have sufficient assistants to meet these standards and to ensure the welfare of the animals being kept.

S3.2.2 All facilities must have an appropriately knowledgeable and competent person in attendance with sufficient frequency to meet the requirements of these standards.

S3.2.3 At any time the facility is open to the public, there must be at least one person with appropriate knowledge and experience in attendance.

3.3 Competencies and Training

Standards

S3.3.1 A person who breeds or trades in dogs and cat must be knowledgeable and competent to provide for animals' care and welfare.

S3.3.2 Licensed breeders[1] must comply with any education requirements set as a condition of their breeder licence.

S3.3.3 Adequate training must be provided to any person involved in the facility's breeding operation. Training must be relevant to species held and include:

a) the feeding and watering of animals;
b) the protection of animals from distress or injury caused by other animals or interference by people;
c) cleaning and ensuring proper hygiene in the facility where the animals are kept;
d) identification of signs of ill health which require prompt veterinary attention, including signs of common diseases;
e) procedures for the care of sick and injured animals;
f) procedures for the care of pregnant animals and birthing dams;
g) special requirements of old or young animals;
h) exercise, behavioural and social needs of the animals kept;
i) handling and control;
j) transport of animals;
k) disease and parasite control and prevention, including zoonotic diseases;
l) isolation protocols;
m) awareness and understanding of breed selection and serious heritable defects;
n) emergency management and evacuation procedures;
o) the keeping of records.

S3.3.4 All persons caring for animals should be aware of the risk of transfer of infectious disease and microbial contamination (including diseases that are transmissible to people) which could occur when handling animals or cleaning enclosures, and the practices that will reduce or eliminate these risks. Owners and assistants should follow the SA Health guidelines in relation to the risk of illnesses associated with animal contact.

Guidelines

G3.1 Owners should read this document and keep it accessible at the facility. Each assistant should be provided with a copy of this document.

G3.2 A person who breeds or trades in dogs and cats should engage at least one assistant per six fertile females, or per 20 other dogs and/or cats (in addition to the owner themselves).

[1] It is an offence under section 70 of the *Dog and Cat Management Act 1995* for a person to sell a dog or cat they have bred unless the person is the holder of a breeder's licence that authorises the person to breed dogs or cats.

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G3.3 Owners and assistants employed to care for animals should have formal qualifications received through an Australian Government accredited course (see www.yourcareer.gov.au) and have appropriate experience in animal care and management.

G3.4 Any training received by owners and staff should be recorded in a training register kept at the facility.

G3.5 All persons involved in the breeding program should undergo refresher training on a biennial basis.

G3.6 Protective clothing such as closed shoes, gloves, face masks and eye protection should be provided.

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4. Animal facilities and accommodation

Objective

The accommodation, environment and security of animals are of a standard that ensures their welfare, security, safety, health and behavioural needs are met.

4.1 General requirements

Standards

S4.1.1 All facilities must be designed, constructed and maintained in a way that:

- provides for the physical and mental welfare of the animals
- minimises the risk of the transmission of infectious diseases
- minimises the risk of escape or theft of animals
- minimises the risk of illness and injury to animals and people.

S4.1.2 All facilities must have a clean and adequate water supply, sufficient to meet the daily requirements of the animals.

S4.1.3 All potential poisons and harmful substances, whether in storage or in use, must be kept inaccessible to animals.

S4.1.4 Animals must not be in extended contact with wet floors and must not be kept exclusively on wire flooring or bare concrete.

4.2 Minimisation of stress

Standards

S4.2.1 Animals must be protected, as far as is practicable, against stress or injury of any cause.

S4.2.2 All facilities must be designed to enable incompatible animals to be sufficiently separated or otherwise isolated to minimise stress.

S4.2.3 Noise from animals must be managed to minimise stress to animals and must comply with noise regulations and workplace health and safety requirements.

S4.2.4 Animals that may be distressed by the presence of other animals (of the same or a different species) must be housed in a manner that prevents visual contact and minimises or reduces their ability to hear and to smell the other animals.

S4.2.5 Animals that may be distressed by excessive handling or human interference must be placed in an area which limits or removes such interference.

Guidelines

G4.2.1 Retreat areas should be provided for individual animals known to become distressed by being visible for extended periods.

G4.2.2 Animals that may be easily stressed should be located away from high usage areas.

G4.2.3 Animals should not be displayed in shop windows or shop fronts.

G 4.2.4 Facilities should be located away from sources of excessive noise or pollution that could stress or injure animals in the facility.

G 4.2.5 Human contact, in moderation, may be important for socialisation of timid or easily stressed animals and its frequency and duration should be carefully considered.

4.3 Enclosure design

Standards

S4.3.1 Enclosures must be designed and maintained to meet the health, physical and behavioural requirements of the species held and be appropriate for the health and welfare of each individual animal.

S4.3.2 Outdoor enclosures must provide protection from rain and wind, direct sunlight or other adverse or extreme weather conditions.

S4.3.3 Outdoor enclosures must have solid sides, and a roof constructed to provide protection from sun, wind and rain over a sufficient proportion of the enclosure to allow the animal to avoid inclement weather.

S4.3.4 Aggressive, sick and injured animals must be housed in a manner that minimises risks to themselves, other animals and the public; and in a manner that protects them from other animals and people.

S4.3.5 Enclosures must be constructed of materials that are durable, non-toxic and easily cleaned.

S4.3.6 Enclosures must be maintained in a clean state.

S4.3.7 Whether kept individually or in groups, animals must have space to feed, sleep, sit, stand, lie with limbs extended, stretch and move about and undertake a range of natural behaviours.

S4.3.8 Animal enclosure sizes must be:

a) a. no less than the size set out in Part 9, Table 1 (dogs) or Part 10, Table 2. (cats)

and

b) b. appropriate to the requirements of the individual animal to ensure its health and welfare, taking account of the animal's characteristics, including its species, size, breed, age, health, and daily time spent in the enclosure.

S4.3.9 Animals must be provided with clean, dry sleeping areas appropriate to their species. The sleeping areas must:

a) provide sufficient protection from sun, wind and rain to allow the animal to avoid inclement weather while sleeping or resting, and

b) provide dry bedding appropriate to the species and breed, sufficient for the number of animals held, and sufficient to insulate them from the floor, unless bedding is not appropriate for the animal.

Guidelines

G4.3.1 Enclosures should provide sufficient space for each animal to withdraw.

G4.3.2 Examples of when the provision of bedding is not appropriate for an animal include:

- When animals do not use bedding when offered.
- Guardian dogs generally do not require bedding.

4.4 Light, shade, temperature and ventilation

Standards

S4.4.1 Enclosures must provide protection from strong draughts and be maintained at a temperature and humidity for the comfort and welfare of the animals held.

S4.4.2 Outdoor enclosures must provide shade and protection from the elements. Exercise areas must have areas of shade.

S4.4.3 Temperature of indoor areas must be maintained within the range of 10 to 32 degrees Celsius.

S4.4.4 Ventilation of animal housing must be sufficient to keep them free of odours, moisture, condensation and dampness.

S4.4.5 Fully enclosed animal housing must

- have an air change rate of 8–12 changes per hour to prevent the build-up of foul odours.
- have ventilation devices that distribute fresh air evenly to all of the housing areas.
- have an air change rate sufficient to distribute fresh air evenly to all animals.

S4.4.6 Where forced ventilation is the only form of air, such as in enclosed cattery pods, each of the following are required:

- air recirculation units incorporating effective air cleaning and filtration to ensure the removal of infectious organisms and chemicals.
- a back-up and maintained alarm system in case of power failures or breakdown of ventilation and temperature control mechanisms.

S4.4.7 Sufficient lighting must be available in the facility to enable the proper inspection and observation of animals.

S4.4.8 Animals must be protected from excessive light at night, including from outside the facility (e.g. streetlights or security flood lights). Any such light must be extinguished or dimmed, or other light protection measures must be used (e.g. cage covers or window blinds).

S4.4.9 Animals must not be exposed to continuous light or darkness for more than sixteen hours in any twenty-four-hour period.

S4.4.10 Where purpose-built animal housing is constructed indoors, (such as in a kennel or cattery building), natural daylight during daylight hours must be provided.

S4.4.11 Whelping or queening and lactating areas must have access to natural daylight.

Guidelines

G4.4.1 Environmental temperature should be controlled to minimise distress to animals. This should include the provision of heating or cooling particularly for old, young, pregnant or infirm animals. For outdoor facilities, this may include wetting the animals or their housing in hot weather or providing additional insulation or bedding in cold weather.

G4.4.2 Particular attention should be given to protecting short faced (brachycephalic) breeds, especially against heat.

G4.4.3 Ventilation should be in compliance with AS1668 *The Use of Ventilation and Air Conditioning Part 2 – Mechanical Ventilation in Buildings* and Part 4 *Natural Ventilation in Buildings*.

G4.4.4 Lighting should mimic the prevailing natural light cycles.

4.5 Isolation facilities

Standards

S4.5.1 There must be an area provided at the facility or at another location such as a veterinary hospital, where animals can be kept in isolation.

S4.5.2 An isolation area must be separated from general animal housing by an impervious barrier or be at least 10 metres from other types of animal housing.

S4.5.3 Drainage from the isolation area must not run from the isolation area to or through other types of animal housing.

S4.5.4 A facility must create and maintain a biosecurity plan, and ensure that isolation areas are used strictly in accordance with the procedures outlined in that plan.

Guidelines

G4.5.1 A veterinarian should be consulted in the design of the facility's isolation area.

4.6 Security

Standards

S4.6.1 The facility must be able to be reasonably secured to prevent access by unauthorised people.

S4.6.2 Animal housing, other than that provided for guardian dogs, must be fitted with a secure closing device that cannot be opened by the animals.

S4.6.3 The public must not have access to animals unless under the supervision of the owner or an assistant.

S4.6.4 Tethers must only be used when reasonably required, for the least amount of time necessary, and must be appropriate for the species and age of the animal. Tethers must not cause distress, injury or discomfort to any animal.

S4.6.5 An electronic shock collar must not be placed on an animal to confine it.

Guidelines

G4.6.1 Any security methods used should allow for ready access to animals and ready exit for the owner, assistants and animals in the event of an emergency.

G4.6.2 Tethers should not be used unless they are the best available option to restrain the animal whilst ensuring its health and welfare.

G4.6.3 Double barriers are recommended to assist in preventing animals from escaping.

4.7 Cleanliness, hygiene and waste management

Standards

S4.7.1 All facilities must be cleaned and maintained to a level that ensures the health and welfare of the species being kept.

S4.7.2 Kennels and catteries must be cleaned at least once daily or more frequently if required. This includes the removal of faeces, waste food and soiled bedding and, in the case of kennels, hosed or treated in some other manner to remove urine and faeces.

S4.7.3 The surrounds of all enclosures must be regularly cleaned to minimise dirt, animal litter and faeces.

S4.7.4 Dog and cat exercise areas must be maintained in a clean and hygienic state and cleaned before new animals are introduced to the area.

S4.7.5 Litter must be fresh and bedding, containers and other furniture must be clean when animals are introduced to a vacant enclosure. [Note litter change requirements for cat enclosures in Part 10]

S4.7.6 Pens must be disinfected prior to the introduction of a new animal. When no new animals are introduced, pens holding animals must be disinfected at least weekly.

S4.7.7 Enclosures must be thoroughly cleaned and decontaminated after the removal of animals and before placing newly acquired animals in them.

S4.7.8 If an animal is known or suspected to be suffering a disease or infection which is likely to harm other animals, its housing and exercise yards must be disinfected and decontaminated with an appropriate product, bedding must either be cleaned and disinfected or discarded and replaced, and watering and feeding utensils must be disinfected before another animal is introduced to the housing or yard.

S4.7.9 Bedding and environmental enrichment items must be cleaned by washing in hot soapy water at least once per week, and must be immediately changed or discarded if soiled with faeces or other organic matter.

S4.7.10 Food preparation and storage areas and food containers, utensils and other equipment used in the preparation of food must be cleaned and disinfected after use.

S4.7.11 Collection drains must be cleaned daily or more frequently as required to ensure their use does not cause discomfort or pose a health risk for animals or people.

S4.7.12 Animal waste and food scraps must be removed at least daily and as soon as practicable to ensure any waste does not cause discomfort or pose a health risk to animals or people.

S4.7.13 Equipment must be provided to ensure the sanitary disposal of animal wastes, food scraps and similar materials.

S4.7.14 Organic waste products such as faeces and food wastes must be handled and stored in accordance with the requirements of the relevant authority.

S4.7.15 General waste disposal must be in accordance with the requirements of the local government authority, the relevant government department or other authorities.

S4.7.16 Animals that die must be removed from the sight and vicinity of other animals as soon as they are observed. Remains must be disposed of in accordance with the requirements of the relevant government authority.

S4.7.17 Dead animals must be disposed of as soon as possible unless a necropsy is required, in which case the body must be stored in a hygienic manner (e.g. bagged and chilled).

S4.7.18 Hand sanitisers and hand washing facilities, with soap provided, must be available for use by the owner, assistants and the public before and after handling animals.

4.8 Vermin and parasite control

Standards

S4.8.1 A facility must have a documented pest control program appropriate to the size and nature of the facility. The documented program must be kept at the facility and all assistants must be able to access it and be familiar with its content. Pest control includes the control of insects (e.g. flies and ants), external parasites (e.g. fleas, lice, ticks) and vertebrate pests (e.g. rats or mice).

S4.8.2 The documented pest control program must be produced to an authorised officer on request.

S4.8.3 The pest control program must be implemented to prevent and, if necessary, control and eliminate any pest infestation.

Guidelines

G4.8.1 Cleaning and decontaminant chemicals and materials should be used on the basis of their suitability, safety to the species and effectiveness, and only in accordance with the manufacturer's instructions.

G4.8.2 Bedding of pregnant or lactating animals should be monitored to check if it requires more frequent changing and cleaning than the required weekly minimum, depending on the needs of the animal.

G4.8.3 Special attention should be given to cleaning areas where new animals are to be introduced, or an animal is about to give birth.

G4.8.4 Animal waste and food scraps should be disposed of in an environmentally appropriate way, using a compost system or organic recycling where possible.

G4.8.5 Specialist advice should be sought before pest control operations are conducted in order to protect the health and safety of the owner, assistants and the animals kept.

G4.8.6 Decontaminants which may be toxic to some species, (for example some common decontaminants containing coal and wood tar products such as pine oil, phenol, cresol and chloroxylenols), should not be used in areas housing that species or in food preparation areas.

G4.8.7 Strong chemicals that could cause nasal irritation in dogs or cats must only be used in the absence of animals, and sufficient time should be allowed for any residual odours to dissipate before reintroducing animals to the area.

G4.8.8 The pest control program should be regularly reviewed to assess its effectiveness.

4.9 Emergency management

Standards

S4.9.1 All facilities must have functioning firefighting equipment that is appropriate to the size of the facility, and readily available. All staff must know how to use the equipment.

S4.9.2 A facility must have a documented and readily available Emergency Management Plan appropriate to its size and scale, including provision for the swift removal of animals from the site (when necessary and if practical), in the event of emergencies such as fire, flood, power blackouts etc.

S4.9.3 The Emergency Management Plan must be produced to an authorised officer on request.

S4.9.4 At least one person with sufficient knowledge and experience in the care of the animals kept must be available to attend the facility after hours in case of emergency.

Guidelines

G4.9.1 An Emergency Management Plan is readily available if it is kept in a common area accessible to all staff. For example, a simple plan may be laminated and displayed on a wall in a staff common room or kitchen.

G4.9.2 The Emergency Management Plan should be periodically reviewed by the owner. The period from the last review should not exceed two years.

G4.9.3 The detail and content of the Emergency Management Plan should be commensurate with the size of the enterprise.

G4.9.4 Firefighting equipment should comply with Australian Standard AS 2444.

G4.9.5 Emergency evacuation drills should be conducted on a regular basis.

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5. Animal Management

Objective

Animal management supports quality of life where animals are protected from distress, injury, illness and disease, and provided with appropriate food, water, exercise, living conditions and are allowed freedoms to express normal behaviours. The health of animals is monitored regularly to detect signs of disease, injury and distress. Treatment is provided if necessary, including appropriate veterinary treatment. If euthanasia of an animal is required, it is conducted in an effective and humane manner. Mating, breeding, birthing and rearing processes are managed in accordance with standards.

5.1 Animal Health Management Plan

Standards

S5.1.1 All facilities must have a documented Animal Health Management Plan appropriate to the size and scale of the breeding operation.

S5.1.2 The facility's Animal Health Management Plan must include:

a) a disease and parasite prevention and treatment plan
b) an animal exercise program
c) animal enrichment, socialisation and handling programs
d) contact details for the facility's regular veterinarians, including the details of any emergency veterinarian.

Guidelines

G5.1.1 The Animal Health Management Plan should be periodically reviewed by the owner. The period from the last review should not exceed two years.

G5.1.2 The owner should consult with a veterinarian when creating or reviewing the facility's Animal Health Management Plan.

G5.1.3 The detail and content of the Animal Health Management Plan should be commensurate with the size of the enterprise.

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5.2 Animal care

Standards

Identification

S5.2.1 All animals must be individually identified by use of written records, microchipping[2] and external identifiers such as collars and tags or other identifying mechanisms.

Equipment

S5.2.2 All equipment that may affect the welfare of the animals held must be designed and maintained to minimise the risk of illness or injury.

Exercise, environmental enrichment and socialisation

S5.2.3 Animals must be provided with adequate daily exercise, in accordance with their animal health management plan, appropriate to their physiological status and individual needs, taking into account the age, health, breed and individual characteristics of the animal (Refer to Part 9 for specific guidelines applicable to dogs and Part 10 for standards and guidelines applicable to cats).

S5.2.4 Unless dogs and/or cats are known to be compatible they must be supervised while sharing an exercise area and appropriate measures must be implemented to minimise the risk of distress or injury.

S5.2.5 Incompatible animals must be sufficiently physically separated.

S5.2.6 Exercise areas must be wide enough to allow animals to turn freely and must be fenced in a manner which prevents escape.

S5.2.7 Exercise areas must meet the minimum dimensions in the specified definition of 'Yard' in Part 2. This does not apply to a working livestock dog that is being rested or to guardian dogs.

S5.2.8 Animals must receive daily appropriate environmental enrichment and socialisation, in accordance with their animal health management plan, recognising the physiological status and special needs of differing ages and species, to ensure good psychological health (Refer to Part 9 for specific guidelines applicable to dogs and Part 10 for standards and guidelines applicable to cats).

Animals kept in isolation

S5.2.9 Animals in isolation must be kept in a quiet, hygienic area as appropriate for their species, size and health.

S5.2.10 The following categories of animals must be isolated (either individually or in a compatible group of animals):

[2] Dogs and cats must be microchipped in accordance with *Dog and Cat Management Act 1995*.

- animals with dependent young
- animals about to give birth
- animals in season
- sick or injured animals
- aggressive animals
- animals requiring isolation for welfare reasons
- animals suspected of having or being exposed to an infectious disease.

S5.2.11 Animals that are isolated must be provided additional attention and socialisation as appropriate to the species and individual.

Newly acquired dogs and cats

S5.2.12 Newly acquired dogs and cats which have not been bred by the owner must not be mixed with existing animals until they have been health checked by a person such as a veterinarian, veterinary nurse or experienced animal attendant.

S5.2.13 If newly acquired dogs or cats are housed with existing animals they must be monitored. If bullying or attacking occurs, the newly acquired animals must be housed separately.

Grooming

S5.2.14 Animals must be groomed by brushing or clipping at a frequency which ensures that their health and comfort is maintained. Coats must not be left dirty or matted.

Guidelines

G5.2.1 Every person involved in the breeding program should be able to recognise and identify each animal kept at the facility.

G5.2.2 The name, description, breed, sex, and microchip number of each animal in a pen/cage should be displayed clearly on every pen/cage in the form of an identification card.

G5.2.3 Each identification card should also indicate whether the animals are receiving additional care and the type of care and, for females, the number, birth date, sex and details of offspring.

G5.2.4 Efforts should be made to socialise dogs and cats to people (including children), other species of animals and their environment, and to acclimatise them to the normal sights and sounds of living with people. This should be done in a safe and controlled environment. Enrichment and socialisation should be considered together and should be appropriate to the animal's developmental stage and age.

G5.2.5 Species-appropriate toys and other environmental enrichments should be provided.

G5.2.6 Puppies and kittens should not be kept in isolation where any practical alternative is available.

G5.2.7 Newly acquired animals should not be mixed with existing animals for a minimum of 48 hours.

G5.2.8 When grooming a dog or cat particular attention should be given to their eyes, nose, ears, breech, claws, teeth and anal glands.

5.3 Food and water

Standards

Food

S5.3.1 Animals must receive a balanced and complete diet which allows them to maintain health and growth. Food must be appropriate to the species, age and condition of the animal.

S5.3.2 Adult dogs and cats must be fed at a frequency appropriate to their individual needs.

S5.3.3 The body condition of group-housed animals should be monitored regularly to ensure each individual is maintaining optimal body weight.

S5.3.4 Puppies and kittens must be monitored when first offered solid food to ensure that the food is acceptable and palatable.

S5.3.5 From three weeks of age puppies and kittens under four months must be offered a sufficient quantity of balanced and complete solid food at least three times daily, and must not be left without access to food for more than 12 hours. For example, a puppy that receives its third feed, and final feed, for the day at 5pm should receive its first feed for the next day no later than 5am the following morning.

S5.3.6 Animals over four months of age must be provided with food at least once daily.

S5.3.7 The diet of debilitated animals must be at the direction of a veterinarian or a person of acknowledged experience in their care.

S5.3.8 Animals that are unable to feed themselves must only be kept where adequate facilities and expertise is available for artificial rearing.

S5.3.9 Food must be prepared hygienically.

S5.3.10 Spoiled, stale or contaminated food must be removed promptly.

S5.3.11 Food must be stored appropriately and hygienically to minimize spoilage.

Food Reserves

S5.3.12 At all times the facility must hold a minimum of 5 days' food supply, sufficient to feed all animals kept at the facility, in order to ensure food is available for the animals in the case of any emergency event, such as illness, accident or large-scale emergency.

Water

S5.3.13 All animals must have access to sufficient cool, clean drinking water at all times.

Food and Water Containers

S5.3.14 Animals must be able to reach their food and water containers easily. The equipment must be stable, non-toxic, and of a material and construction which can be cleaned, decontaminated or replaced.

S5.3.15 Water containers must be positioned to minimise the risk of spillage and faecal contamination.

S5.3.16 Food and water containers must be cleaned with sufficient frequency to ensure that food and water provided in them is safe and palatable; and must be removed, cleaned and replaced promptly if contaminated by urine, faeces, vomitus or other matter.

Guidelines

G5.3.1 Food should be kept in sealed and vermin-proof containers. Wet and raw food should be refrigerated.

G5.3.2 Animals that are group-housed and not maintaining optimal body weight should be supervised, and if necessary separated, when fed to ensure that each animal receives the required amount of food.

G5.3.3 Solid food for puppies and kittens should be moistened or softened when necessary.

G5.3.4 Puppies and kittens under four months of age should be weighed at least twice per week to monitor their normal growth and general health.

G5.3.5 Puppies and kittens between four and six months of age should be offered a sufficient amount of a balanced and complete diet at least twice daily.

5.4 Animal health

Standards

Daily health and welfare checks

S5.4.1 All animals must be inspected by the owner or an assistant at least once daily and more if required as appropriate to the size, age, breed, and health or the animal, to monitor their health and welfare. The person who is inspecting must check for abnormal:

- eating and drinking (in the case of neonatal puppies and kittens not drinking milk);
- defecating and urinating;
- behaviour and movement;
- appearance of the animal's coat;
- any signs of pain, injury, illness, distress or change in body condition.

S5.4.2 Appropriate action must be taken promptly in response to an animal's change in health status.

S5.4.3 Any issues identified by health and wellbeing checks must be recorded in each dog or cat's individual animal health record.

Veterinary checks and treatment

S5.4.4 The owner must establish a relationship with a veterinarian who is able to attend to their animals and/or advise on disease prevention measures.

S5.4.5 The contact details for the veterinarian must be known or be available to assistants.

S5.4.6 All animals must have a general health examination by a veterinarian at least annually.

Diseased, deformed or injured animals

S5.4.7 Prompt veterinary or other appropriate treatment must be provided for an animal which is injured, deformed or suspected to be diseased to protect the health of the individual and prevent the spread of disease.

S5.4.8 When an animal is suspected to have a contagious disease:

a) the animal, and those in the same enclosure, must be strictly isolated (individually or as a group); and
b) their housing and exercise yards must be disinfected and decontaminated with an appropriate product; and
c) bedding must either be cleaned and disinfected or discarded and replaced; and
d) watering and feeding utensils must be disinfected.

S5.4.9 The disinfection and decontamination measures in S5.4.6 must occur before another animal is introduced to the housing or yard.

Treatment for parasites and other diseases

S5.4.10 The facility's Animal Health Management Plan must include a parasite treatment and prevention plan, and include fungal, bacterial, and viral infection management.

S5.4.11 Internal and external parasites including fleas, lice, ticks, mites and gastrointestinal worms must be controlled through routine and preventative treatment as appropriate to the species. (This does not include heartworm treatment for dogs.)

S5.4.12 Facilities must include specific measures for the prevention, early detection, and treatment of ringworm within their Animal Health Management Plan.

S5.4.13 Assistants who are responsible for the administration of veterinary treatments or routine husbandry procedures must be trained in the required treatment regimes.

S5.4.14 Details of the treatments given to each animal, including dates and types of treatment given, must be recorded in each animal's animal health record.

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Guidelines

G5.4.1 Signs of illness or injury for which veterinary treatment should be sought is species dependant but may include:

- runny nose
- runny, discharging or inflamed eyes
- repeated sneezing
- coughing
- vomiting
- severe diarrhoea, especially if bloodstained
- lameness
- bleeding or swelling of body parts
- inability to stand, walk, urinate or defecate
- loss of appetite
- weight loss, particularly if severe or sudden
- apparent pain
- fits, staggering or convulsions
- bloating of the abdomen
- difficulty or inability to urinate or defecate
- red or brown coloured urine
- patchy hair loss
- depression
- fever
- presence of external parasites
- any other serious physical or behavioural abnormality.

G5.4.2 Puppies and kittens should be checked at least twice every 24 hours (see Part 5.6 for further specific guidelines re puppies and kittens).

G5.4.3 Veterinary advice should be obtained in the event of an animal's unexplained illness or death.

G5.4.4 Leasing contracts for dogs and cats should include arrangements in case of a medical emergency; the preferred veterinarian in non-urgent situations and responsibility for payment of veterinary costs.

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5.5 Euthanasia

Standards

S5.5.1 Euthanasia must be undertaken by a veterinarian, except in emergency situations, when an owner must first obtain the approval of a veterinarian and conduct the euthanasia according to the veterinarian's directions. The owner must obtain a written certificate from the veterinarian within 7 days of carrying out the euthanasia, with the certificate stating that permission was given, when the permission was given, why permission was given, and the approved form of euthanasia.

S5.5.2 Euthanasia must be done in a manner which causes death or unconsciousness as rapidly as possible and must be carried out in a way that does not cause unnecessary harm, pain or distress to the animal. The person euthanising the animal must ensure that it does not recover consciousness before it dies and must confirm that it is dead. Drowning is not an acceptable method of euthanasia.

S5.5.3 Puppies and kittens 8 weeks and under requiring euthanasia must be euthanised by a veterinarian.

S5.5.4 Euthanasia must not be conducted in the presence or sight of any other animals.

Guidelines

G5.5.1 If a healthy dog or cat can no longer be kept and it is behaviourally sound the owner should sell or give it away rather than euthanise it.

5.6 Breeding of dogs and cats, care of dams and rearing of young

Standards

Age of Breeding

S5.6.1 All animals must be physically mature and at least 12 months old prior to mating.

S5.6.2 A bitch or queen must not be mated after reaching six (6) years of age.

*(For the maximum number of litters permitted for dogs see **Part 9** and for cats see **Part 10**)*

Suitability for breeding

S5.6.3 Animals known or suspected to be suffering from a significant infectious disease must not be used for breeding, or be accepted for breeding under lease.

S5.6.4 If the owner knows, or reasonably ought to know, that a particular mating has a high probability of resulting in a serious hereditary defect which is likely to compromise the health or welfare of offspring, the owner must not allow that mating to occur unless the mating is approved by an animal ethics committee established in accordance with the *Animal Welfare Act 1985* (see definitions in Section 2 for "serious hereditable defect").

S5.6.5 Dogs or cats that are excessively nervous, aggressive or are otherwise of poor temperament must not be bred.

S5.6.6 Breeding mates must not be closely related to one another (that is; father and daughter; brother and sister; mother and son).

S5.6.7 A person must not breed a dog of a prescribed breed.

Mating

S5.6.8 Dogs and cats must be physically and mentally fit, healthy and free of disease at the time of mating or artificial insemination.

S5.6.9 Surgical artificial insemination (SAI) must not be performed on bitches or queens under any circumstances for the purpose of breeding.

S5.6.10 A bitch or queen must not be mated again after undergoing three caesarean sections.

S5.6.11 During mating, breeding pairs must be isolated from other animals, and monitored by the owner or a competent assistant.

Pregnant and lactating dams

S5.6.12 Dams which are in the latter stages of pregnancy or lactating must be provided with additional food and water at frequent intervals.

S5.6.13 Obviously pregnant or lactating dams must not be offered for sale.

Birthing and postnatal care

S5.6.14 During birthing, dams must be isolated from other animals and monitored by the owner or a competent assistant on a regular basis to ensure that the birth proceeds in a normal manner.

S5.6.15 If there are any abnormalities observed or concerns for the welfare of the dam or puppies or kittens during the birthing process, veterinary advice must be immediately sought.

S5.6.16 Lactating dams must be housed in such a manner that they are able to move around and escape their young or be separated from their litter for short periods on a regular basis.

S5.6.17 If weight gain in puppies and kittens is not observed during the first 7 days of life, veterinary advice must be sought and action taken as directed by the veterinarian.

S5.6.18 Bitches and queens and their offspring must have a post-partum health check by a veterinarian no more than 8 weeks following delivery of a litter.

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Rearing puppies and kittens

S5.6.19 Kittens or puppies must not be permanently separated from their litter or their lactating dam until they are weaned, unless it is in the best interests of the puppy or kitten, or their dam.

S5.6.20 Puppies and kittens must be monitored when first offered solid food to ensure that the food is acceptable and palatable.

S5.6.21 Puppies and kittens must be observed to ensure they achieve a steady weight gain every week.

S5.6.22 Puppies and kittens must be appropriately socialised according to their intended lifestyle.

Retirement of animals used for breeding

S5.6.23 Retired female animals previously used for breeding must be prevented from further breeding.

S5.6.24 Retired animals must be desexed in accordance with the *Dog and Cat Management Act 1995* and either remain with the breeder as a companion animal, or re-homed to a suitable home.

Guidelines

G5.6.1 Breeding dogs and cats should be provided with the best quality of life possible, and litters should only be produced if there is a reasonable expectation that they will find appropriate homes.

G5.6.2 Breeding practices should ensure that dams and sires and their offspring are as physically and behaviourally sound and healthy as possible

G5.6.3 Breeding dogs and cats should be selected to eliminate undesirable behaviours, such as poor mothering or aggression.

G5.6.4 Second degree related animals (for example, grandfather and granddaughter) should not be mated without appropriate prior expert advice.

G5.6.5 If a heritable disease is recognised in a breed, and if there is a screening procedure or test for that disease, before breeding a dog or cat of that breed the owner should:

- obtain for the animal a current official evaluation or test result for the hereditary disease;
- provide the official evaluation or test result to the owner in the event that the screened or tested animal is to be mated to another animal not owned by the breeding facility;
- provide the official evaluation or test result of both parents to clients considering any puppy or kitten;
- endeavour to ensure that the genetic make-up of both parents will not result in an increase in the frequency or severity of known inherited disorders.

G5.6.6 If a breeder is notified that an animal sold by them has been diagnosed by a veterinarian to have a heritable disease/defect, or is provided with reasonable evidence of the animal having a heritable disease/defect, the breeder should stop breeding from the parents of this animal until the parents of

the animal are tested, or if a test is not available, have the parents assessed by a veterinarian for the defect. The breeder should also test any existing offspring of those parents kept at the facility.

G5.6.7 If any breeding animals are identified as having a heritable defect, genetic counselling should be obtained from a veterinarian prior to continuing to breed with those animals, and a plan should be developed in conjunction with a veterinarian for any offspring who also have the defect for their sale, or if suffering, their euthanasia.

G5.6.8 Breeders should not select for breed characteristics (such as protruding eyes, dish faces etc.) to such a degree that it may impact on the viability, health or welfare of the resultant puppies or kittens.

G5.6.9 The welfare of breeding sires and dams should be considered when deciding on the best time to re-breed or to cease breeding.

G5.6.10 Both male and female animals should have a general health check by a veterinarian prior to first mating to assess whether they are physically mature enough to be bred with.

G5.6.11 Bitches and queens should be examined by a veterinarian within 4 weeks prior to each mating to identify any factors that could impact on the health and welfare of the dam or resultant puppies or kittens.

G5.6.12 Correct documentation including mating dates, the sire's pedigree and any service agreements or litter registration forms should be supplied to the owner/lessee of the dam when she is collected after the mating, or on payment of an agreed fee.

G5.6.13 Dams in the last week of pregnancy should be inspected at regular intervals and any health or welfare concerns should be addressed.

G5.6.14 Birthing dams should be provided with a heat source in cool or cold weather.

G5.6.15 After birth, puppies and kittens should be monitored every 6 hours until lactation and feeding are established.

G5.6.16 Once lactation and feeding are established, puppies and kittens should be checked at least twice every 24 hours.

G5.6.17 For the first week post birth, dams should be examined twice daily for mastitis and treatment provided immediately upon diagnosis.

G5.6.18 After delivery of a litter the birthing area should be cleaned and decontaminated.

G5.6.19 Solid food for puppies and kittens should be moistened or softened when necessary.

G5.6.20 Puppies and kittens under four months of age should be weighed at least twice per week to monitor their normal growth and general health.

G5.6.21 Puppies and kittens between four and six months of age should be offered a sufficient amount of a balanced and complete diet at least twice daily.

G5.6.22 All reasonable steps should be taken to ensure that puppies and kittens kept are physically and behaviourally healthy.

G5.6.23 Any puppy or kitten that does not achieve a regular weight gain should be referred to a veterinarian. (Note that a veterinary check is mandatory for any puppy or kitten that does not achieve weight gain within the first 7 days after birth. *See Standard **5.6.4***)

G5.6.24 Puppies and kittens should be encouraged to urinate and defecate away from the nesting area as animals with good toileting practices are more manageable and responsive to training.

G5.6.25 Prevention of breeding of retired animals kept as companion animals should be discussed with a veterinarian and may be achieved by either de-sexing of the animal, by contraception or by appropriate separation from other animals.

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6. Transport

Objective

Animals are fit for their journey, adequately prepared and transported in a manner that ensures their safety, security and welfare whether that journey be by road, air or water.

6.1 General requirements

Standards

S6.1.1 All animals must be transported in a manner appropriate for their species, size, age and individual characteristics.

S6.1.2 Animals must be transported for the minimum time practicable.

S6.1.3 Prior to transport, all animals must be fit for the intended journey.

6.2 Restraint

Standards

S6.2.1 All animals must be placed in a container or adequately restrained to ensure their security, protection and welfare during transport.

S6.2.2 Incompatible animals must be physically separated and restrained or individually enclosed by a compartment or cage that is both escape-proof and prevents the protrusion of head and/or limbs of any animal carried.

S6.2.3 Dogs transported on the back of a truck or utility must be tethered or caged in accordance with the *Dog and Cat Management Act 1995*.

S6.2.4 Dogs must not be transported in the cabin of a vehicle unless restrained or enclosed in a compartment or cage.

S6.2.5 Cats must be transported in a cage or container when being transported.

6.3 Containers

Standards

S6.3.1 Containers must be suitable for the size of the animal and protect the animal from serious injury, other animals, extreme temperature and excessive stress.

S6.3.2 Containers must provide adequate ventilation and protection from rain, wind, direct sunlight and other adverse weather conditions.

S6.3.3 Containers must be sufficiently strong to withstand stacking and general handling and constructed to exclude most light, whilst not prejudicing adequate ventilation including when stacked.

S6.3.4 Containers must be secured to the vehicle to prevent movement of the container.

6.4 Food, water and exercise during transport

Standards

S6.4.1 Food must be provided for animals undertaking an extended journey and at least every 12 hours, this includes loading, unloading and waiting time.

S6.4.2 Animals must be provided with clean, fresh water during transport at intervals appropriate to their species, age, and health status, to ensure adequate hydration.

S6.4.3 The requirement that animals must be provided with adequate daily exercise appropriate to their needs applies on days on which animals are transported.

6.5 Vehicles used to transport animals

Standards

S6.5.1 All vehicles used to transport animals must provide the animals adequate ventilation and shade, sufficient to maintain good health and to avoid distress.

S6.5.2 A vehicle which is specially designed or predominantly used for transporting animals must:

a) protect them from injury through being free from protrusions or sharp edges in the carrying area;
b) provide easy and safe access for handlers;
c) prevent unauthorised release or escape;
d) prevent the protrusion of head and/or limbs of any animal carried in the vehicle;
e) be easy to clean and decontaminate;
f) be fitted with an operational air conditioning system or provides; adequate ventilation to the section of the vehicle where the animals are; held to protect against extremes of temperature, even when stationary.

S6.5.3 All vehicles used predominantly for the purpose of transporting animals must be thoroughly cleaned and decontaminated after use to minimise the possibility of transmission of infectious diseases between consignments of animals.

S6.5.4 Animals must not be transported in the boot of a sedan vehicle or in the rear of a utility under a tonneau cover (soft or hard).

Guidelines

G6.5.1 All consignments of animals should comply with the recommendations and requirements of the current *International Air Transport Association (IATA) Live Animals Regulations* in relation to animal behaviour and labelling of containers.

G6.5.2 The requirements of the individual animal being transported and the nature of the journey undertaken should be the primary guide to food provision during the journey.

G6.5.3 The weather, the age and individual characteristics of the animal should be considered in the amount and frequency of water provided during transport. In some situations, it is necessary to provide water even for relatively short journeys.

G6.5.4 The driver of a vehicle transporting animals should stop to inspect those animals at least every two hours.

G6.5.5 An animal should have the opportunity for at least 30 minutes of exercise every 24 hours when confined for transport.

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7. Requirements of Sale

Objective

The transfer of ownership of animals occurs only when the animal is old enough and ready for transfer. The transfer of ownership is used as an opportunity to promote responsible pet ownership to the client, to provide them with information about the animal and to advise on the care and management of the animal.

7.1 Minimum age at sale

Standards

S7.1.1 Owners must not transfer the ownership of puppies or kittens unless they are at least eight weeks old.

S7.1.2 All animals must be fully able to feed independently (i.e. without a parent) when their ownership is transferred to a client.

S7.1.3 Prior to the transfer of ownership to a client, puppies and kittens must have been on an established diet for at least a week.

S7.1.4 Unweaned animals must not be accepted by facilities unless the facility has adequate resources and expertise for their artificial feeding and care or euthanasia.

7.2 Parasite treatments

Standards

S7.2.1 Animals must be treated for internal and external parasites as appropriate to their species (other than heartworm in dogs) prior to transfer of ownership to safeguard the health of the animals and of people who might handle them.

7.3 Information to be provided to clients and disclosure of characteristics

Standards

S7.3.1 All animals being sold must be accompanied with an Animal Health Declaration, which must include the following information:

- date of last health check, name of person who conducted the health check, and outcomes of the check;

- details of injury or physical abnormality (including congenital disease) at the time of sale, and how that abnormality may affect the short and long-term health and welfare of the animal;
- details of any known heritable defect identified by a veterinarian or as a result of genetic testing.

Note: At the time of, or prior to, the transfer of ownership of a dog or cat, clients must be provided with information required by Section 71 of the *Dog and Cat Management Act 1995*. The information in required to be provided in this Standard must be provided in addition to the information required by Section 71.

S7.3.2 The ownership of an animal known or suspected of being aggressive, poorly socialised or pregnant can only be transferred if, prior to transfer, there is full verbal and written disclosure of its condition or characteristics.

S7.3.3 If a previous owner has traded, returned after sale or surrendered the animal, this fact, and the reason for it, must be disclosed to the client at the time of, or prior to sale.

S7.3.4 The characteristics of an animal must not be misrepresented, and any pertinent information must not be withheld.

S7.3.5 At the time of, or prior to, the transfer of ownership the client must be offered information at no charge regarding the care of animals purchased and must be permitted to ask reasonable questions of the seller and receive accurate responses. The information offered must include:

- parasite and disease detection, prevention and treatment;
- what future vaccinations will be required and how often;
- the responsibilities inherent in companion animal ownership;
- the general care, housing and management of the animal
- the appropriate diet for the animal;
- the legal requirements of keeping the animal;
- any particular breed requirements or characteristics, which may impact on its welfare and suitability in the intended home as well as any individual requirements or characteristics.

7.4 Prescribed breeds not to be sold

Standards

S7.4.1 In accordance with section 71G of the *Dog and Cat Management Act 1995*, a dog of a prescribed breed must not be sold or given away, or advertised for sale or to be given away.

Guidelines

G7.1 In addition to the Information required by Standard 7.3 the following information should also be provided:

- usual life span of the animal;
- minimum requirements for humane shelter and accommodation;
- minimum requirements for security;
- minimum requirements for social contact with people and other animals;
- procedures for seeking emergency treatment and the value of establishing a relationship with a veterinarian and/or experienced persons;
- the estimated costs associated with providing food and shelter;
- routine grooming that may be required;
- maximum time the animal should be left unattended;
- expected behaviours, for example digging, chewing or scratching;
- information regarding desexing;
- minimum exercise requirements and limitations on exercise e.g. short-faced (brachycephalic) dogs in hot weather;
- detailed medical history;
- the benefits of reward-based training for dogs;
- how to identify and appropriately manage common diseases.

G7.2 If the animal is suffering from an illness, injury or physical abnormality (including congenital abnormality) at the time of sale, the Animal Health Declaration referred to in Standard 7.3 should include the following details:

- symptoms of the condition;
- the appropriate management of the condition;
- any likely change in longevity of the animal;
- a realistic estimate of the cost of managing the condition;
- information from the animal's treating veterinarian regarding the condition and any recommended treatments.

G7.3 If the weather is very hot or very cold, it should be recommended that the client collect their animal when conditions improve if the client does not have access to climate-controlled transport or housing.

G7.4 Policies and procedures should be implemented to encourage clients to obtain suitable animals. Such matching should consider the characteristics and lifestyle of the client, the type and behavioural attributes of the animal and the environment of the new home, including yard size and presence of children.

G7.5 All persons involved in the breeding and trading of dogs and cats should assist in promoting socially responsible pet ownership in the community.

G7.6 Sellers should make themselves reasonably available to clients after transfer of ownership to answer any questions or provide advice on the health, care and training of the animal and to assist with any difficulties the client may be experiencing.

G7.7 Clients should be encouraged to seek advice about animal care, management and training from veterinarians or other people with appropriate expertise.

G7.8 At the time of transfer of ownership, the client should be provided with a vaccination certificate signed by a veterinarian.

8. Record keeping

Objective

Facilities operate in a transparent, professional and systematic manner, utilising record keeping and other documentation to ensure that standards of animal welfare are maintained that meet community expectations.

8.1 Retention, production and accessibility

Standards

S8.1.1 Records required by these standards which relate to individual animals must be retained for no less than five years after the death or disposal of the animal.

S8.1.2 Records required by these standards must be produced at the request of an authorised officer.

S8.1.3 Records relevant to the health and welfare of animals being held must be accessible by assistants.

8.2 Individual animal health records

Standards

S8.2.1 Individual animal health records must be kept for each animal and must include:

(a) for each animal in their possession:
- sex (including whether desexed);
- species, breed and colour;
- microchip number;
- any special medical and dietary requirements;
- the name (if named) or reference number of the animal;
- the history of the animal, including;
- date of birth (if known);
- date of acquisition;
- vaccination status;
- details of preventative and veterinary treatment, for example routine husbandry procedures such as worming or parasite control;
- details of medical history;
- details of any known heritable defect identified by a veterinarian or as a result of genetic testing;
- observations of the temperament of the animal;
- if the animal is leased or on consignment:
  a. name, address and telephone number of the person from whom the animal is leased or consigned

b. name and telephone number of the veterinarian who normally attends the animal (if requested by the person from whom the animal is being leased or consigned).

(b) for each litter bred:
- name and microchip number of the dam or queen
- date of birth
- the number of puppies or kittens in the litter

(c) a copy of all of the information given to buyers in satisfaction of the requirements of Section 71 of the *Dog and Cat Management Act 1995*

(d) a copy of the Animal Health Declaration

(e) name and contact details of the new owner of each animal traded and the date of transfer to the new owner.

(f) if an animal is euthanised the date, reason and method for euthanasia, and if euthanised by a person other than a veterinarian, the written certificate of permission obtained from a veterinarian as required by Standard 5.5.

(g) if an animal dies, the date of death, whether or not a necropsy was performed and the cause of death (if known).

Guidelines

G8.1 Individual animal records kept should include, in addition to the above:

- all notes and observations on individual animals, including weight recorded at the time of health checks;
- any significant change in the animal's condition or behaviour;
- distinguishing features or markings;
- date of mating;
- name and microchip number of the sire of all litters (if known);
- a grooming program for each animal.

G8.2 Recorded observations of an animal's temperament should include whether the animal has exhibited:

- signs of aggression;
- signs of timidity, anxiety or whether the animal is easily stressed;
- any excessive negative behaviours including barking, clawing, chewing, scratching.

G8.3 The detail and content of the records should be commensurate with the size of the enterprise.

G8.4 For the purpose of these standards, records (including programs, plans and procedures) may be either paper-based or in electronic form or both. Records should be recorded in the manner and form determined by the Board.

9. Requirements specific to dogs

In addition to Parts 1 to 8, the following standards and guidelines apply to dogs.

Objective

A person who breeds or trades in dogs is aware of specific requirements for dogs to ensure their health and wellbeing. A person who breeds or trades in working livestock dogs, including guardian dogs, is aware of specific requirements and exemptions applicable to this group of dogs.

9.1 General

Standards

S9.1.1 The owner of a dog must be aware of the provisions of the *Dog and Cat Management Act 1995*.

9.2 Transport

Standards

S9.2.1 Dogs transported on the back of a truck or utility must do so in accordance with the requirements under Section 45 of the *Dog and Cat Management Act 1995*.

S9.2.2 Dogs must not be transported in the cabin of a vehicle unless restrained or enclosed in a compartment or cage.

9.3 Accommodation

Standards

S9.3.1 House dogs must be provided with a means to escape inclement weather conditions (such as a dog door providing entry to a house). They are not required to have kennels or sleeping compartments.

S9.3.2 Dogs must be sufficiently contained to ensure that they do not wander at large[3].

S9.3.3 Dog sleeping compartments must be of sufficient size for each dog to simultaneously lie down, turn around and fully stretch.

[3] Under sections 7 and 43 of the *Dog and Cat Management Act 1995*, it is an offence to permit a dog, other than a working livestock dog, to wander at large.

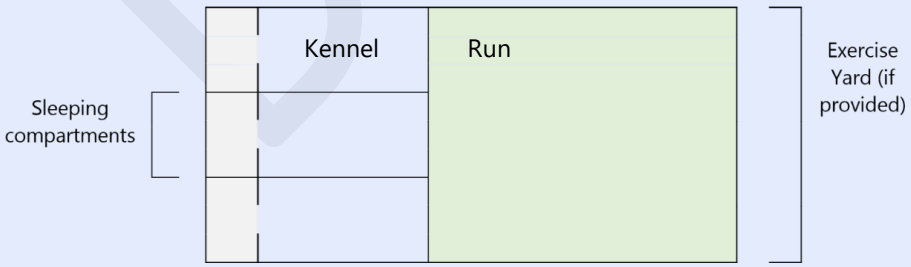
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S9.3.4 Kennels, other than those for working livestock dogs housed in elevated kennels, must meet the minimum sizes shown in Table 1. Also see Figure 1.

Table 1: Minimum sizes for dog kennels (not including external exercise areas)

Dogs	Min height (m)*	Min width (m)	Min floor area (sq m)**
Puppy/ies (+/– bitch)	1.7	1.2	3.5
1 dog < 40 cm height at shoulder	1.7	0.9	1.5
2 dogs < 40 cm height at shoulder	1.7	0.9	2.5
1 dog 40–60 cm height at shoulder	1.7	0.9	2.4
2 dogs 40–60 cm height at shoulder	1.7	0.9	3.6
1 dog > 60 cm height at shoulder	1.7	1.2	3.5
2 dogs > 60 cm height at shoulder	1.7	1.2	5.2
* This height is to ensure that there is sufficient space to allow the owner and assistants to easily access the kennel ** Minimum floor area includes the sleeping compartment.			

Figure 1: Housing and exercise requirements for dogs



9.4 Breeding

Standards

S9.4.1 A bitch must not be permitted to have more than five litters over her lifetime.

S9.4.2 A bitch must not be permitted to have more than two litters every eighteen months.

S9.4.3 Birthing bitches, with the exception of guardian dogs, must be provided with a suitable whelping box lined with clean bedding, which is changed or replaced if soiled. This does not apply to bitches that refuse to accept a whelping box or that will not tolerate or not use bedding, or if they place their offspring at risk through interference with bedding.

9.5 Working Livestock Dogs

The following standards apply only to working livestock dogs and apply in place of the specified general standards.

Standards

S9.5.1 All working livestock dogs, on days when they are not being used for working/guarding livestock or training, must be provided with adequate daily exercise, in accordance with their Animal Health Management Plan, appropriate to their physiological status and individual needs, taking into account the age, health, breed and individual characteristics of the animal. However, on days when working livestock dogs are working, there are no additional exercise or enrichment requirements.

S9.5.2 Working livestock dogs must have a sleeping location appropriate to the needs of the dog to ensure health and comfort but do not require a purpose-built enclosure.

S9.5.3 All working livestock dogs must be provided with a means to escape inclement weather conditions.

S9.5.4 A working livestock dog that is due to give birth must be provided with an appropriate shelter which provides protection from other dogs, predators, wind, rain and extremes of temperatures.

Guidelines – All dogs

G9.1 Noise from barking dogs may be reduced by one or more of the following methods:

- use of sound proofing or suitable construction materials which reduce noise;
- care with dog placement to avoid unnecessary arousal;
- limiting external stimulation e.g. by partitioning enclosures, use of blinds or suitable design to prevent dogs from seeing other dogs;
- holding dogs in compatible pairs;
- taking care to exercise dogs out of sight of kennelled dogs.

G9.2 In general, minimum daily exercise for dogs should be of the following duration:

- dogs over 16 weeks of age - two sessions of at least 30 minutes each session,
- puppies 8 to 16 weeks of age - two sessions of at least 20 minutes each session
- pregnant bitches - 2 sessions of at least 20 minutes each session.

G9.3 Dogs may be exercised by providing access to an exercise area, or by walking, playing, training or work activities.

G9.4 Exercise periods should be reasonably spaced throughout the day with socialisation being accomplished during exercise and handling periods.

G9.5 Measures should be put in place to minimise the deterioration of exercise areas to bare earth.

G9.6 The minimum recommended amount of handling for puppies is as follows:

(a) Pups 0-4 wks.: from 7 days, 5 mins handling daily per pup.
(b) Pups 4-8 wks.: 30 mins handling per litter daily
(c) Pups 8-16 wks.: 30 mins daily handling
(d) 16 wks. + daily 30 mins handling plus play/exercise with other vaccinated dogs.

G9.7 For dogs, daily enrichment includes training, access to toys, mental stimulation, social interaction, sniffing, appropriate introduction to new textures and smells.

G9.8 One feeding bowl should be provided per animal for each dog or weaned puppy.

G9.9 Dogs should be vaccinated against distemper, canine infectious hepatitis, canine parvovirus and kennel cough with an Australian Pesticides and Veterinary Medicines Authority approved vaccine, in accordance with the manufacturer's recommendations.

G9.10 Heartworm should be controlled through routine and preventative treatment.

G9.11 Male dogs more than six years of age should not be mated unless it is appropriate to do so. A veterinary practitioner should provide guidance for the use in a breeding program of any male dog more than 6 years of age.

G9.12 Male dogs over 6 years of age should be assessed for prostatic disease as part of the annual health check and castrated where assessment indicates castration is required.

G9.13 Male dogs should not mate with more than one female dog at a time and should have at least 2 rest days every 60 days.

G9.14 Whelping boxes should be large enough for the bitch to both lie comfortably while whelping and afterwards to accommodate the bitch and her puppies for at least the first 4 weeks after whelping. The whelping box should be of a height that will allow the bitch to exit readily but that will prevent puppies from falling out.

G9.15 Whelping boxes should provide the bitch with visual separation from all other animals.

G9.16 The ownership of a dog should not be transferred unless the dog is vaccinated against distemper, hepatitis, parvovirus and kennel cough in accordance with the manufacturer's recommendations.

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Guidelines – Working Livestock Dogs

G9.17 In general, working dog breeds will require more exercise and mental stimulation than non-working breeds.

G9.18 Working livestock dogs transported on the back of a truck or utility are not required to be tethered or caged. Guardian dogs are exempt from the requirements for socialisation and handling

G9.19 Shelter for working livestock dogs may be natural (e.g. shrubbery, trees etc.) or purpose built. They are not required to have kennels or sleeping compartments.

G9.20 If housing is provided for guardian dogs, it is not required to be fitted with a secure closing device.

G9.21 Guardian dogs should be reared and trained in accordance with the Guardian Dogs Best Practice Manual for the use of Livestock Guarding Dogs.

Note: All dogs are subject to the provisions which prohibit dogs being permitted to wander at large. However, under s 7(2) of the *Dog and Cat Management Act 1995,* working dogs, including guardian dogs, are not taken to be wandering at large if the dog is being used in the droving or tending of stock or is going to or returning from a place where it will be, or has been, used to drove or tend stock.

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10. Requirements specific to Cats

In addition to Parts 1 to 8, the following standards and guidelines apply to cats.

Objective

A person who breeds or trades in cats is aware of specific requirements for cats, to ensure their health and wellbeing.

10.1 General

Standards

S10.1 1 The owner of a cat must be aware of the provisions of the *Dog and Cat Management Act 1995* and must be aware of any local government regulations relating to cats in their local government area.

S10.1.2 Cats and kittens must receive appropriate exercise and enrichment in the form of climbing or scratching activities appropriate to their physiological status and individual needs, taking into account the age, health, breed and individual characteristics of the animal, as detailed within their Animal Health Management Plan.

10.2 Transport in cages

Standards

S10.2.1 Cats must be transported in a cage or container when being transported.

10.3 Litter trays

Standards

S10.3.1 Each cat must be provided with an individual litter tray (or one per litter of kittens with or without the queen) that contains a sufficient depth of litter material such as commercial cat litter, sawdust, shavings, sand or shredded paper.

S10.3.2 Litter trays must be:

- checked, scooped and replenished daily;
- changed promptly if they are saturated with urine;
- changed, washed and disinfected and litter replaced before being allocated to a new cat;
- changed, washed and disinfected at least once every 3 days, or more often as required, depending on the needs of the cat.

10.4 Accommodation

Standards

S10.4.1 House cats must be provided with a means to escape inclement weather conditions (such as a cat door providing entry to a house). They are not required to have catteries or sleeping compartments.

S10.4.2 Cat housing must be designed and constructed to minimise the risk of disease transmission.

S10.4.3 If cats are kept outside, soft, warm bedding must be provided in all housing and changed weekly or more often if required. Bedding must be raised off the ground, able to be kept dry at all times, be weatherproof, protected from the elements, and not made of concrete or metal.

S10.4.4 When multiple cats are together, each cat older than 12 weeks of age must be provided with a separate bed/hide/nest of sufficient bedding material that all animals can sleep comfortably.

S10.4.5 The sleeping compartment provided for cats must be of sufficient size for each cat to simultaneously lie down, turn around and fully stretch.

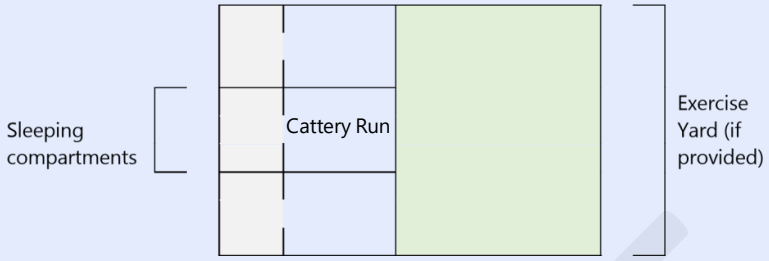
S10.4.6 Cats should be managed and housed to prevent cats from freely wandering from the property.

S10.4.7 Catteries must meet the specifications in Table 2. Also see Figure 2.

Table 2: Minimum sizes for catteries*/** (not including external exercise areas)

Cats	Min width (m)	Min floor area (sq m)	Min Height (m)
Kitten/s (+/– queen)	0.60	0.75	1.70
Single cat	0.60	0.75	1.70
Cats (max 2)	0.60	0.75	1.70
Socially compatible group of cats housed as a colony in a cattery	0.60	0.75 per cat	1.70

Figure 2: Housing and exercise requirements for cats



10.5 Breeding

Standards

S10.5.1 A queen must not be permitted to have more than five litters over her lifetime.

S10.5.2 A queen must not be permitted to have more no more than three litters every two years.

S10.5.3 Birthing queens must be provided with a covered kittening box lined with clean bedding, which is changed or replaced if soiled.

Guidelines

G10.1 Cat housing areas should have multiple levels and built-in hiding spots to allow cats to climb, hide, and feel safe and secure.

G10.2 Where individual enclosures or cages are positioned facing one another, a minimum distance of 1.5 metres must be maintained between enclosures to reduce the spread of airborne pathogens, such as those transmitted through sneezing. Alternatively, solid physical barriers must be installed between facing cages to prevent direct transmission of infectious agents.

G10.3 Noise from tom cats or calling queens may be reduced by one or more of the following methods:

- providing lockable soundproof quarters in which a tom cat is held at night.
- locating the tom cats' enclosure inside another building, or by taking advantage of as much shielding by existing walls and buildings as possible.
- providing the tom cat with compatible companion cats, a more interesting environment, or more companionship such as relocation to where people, other cats and other animals can be regularly seen.
- removing a calling queen from an outside enclosure and placing her in an indoor enclosure, which can also be further covered over at night.
- taking the queen promptly to the stud.

G10.4 If cats are housed as groups, each cat should be given an area in which it can be free from interference by other cats.

G10.5 Cats' exercise requirements include the provision of opportunities for climbing and scratching. Large facilities should use exercise colony cages.

G10.6 For cats, there should be one feeding bowl per adult and one feeding bowl per three kittens.

G10.7 Cats and kittens should be vaccinated against feline infectious enteritis and feline respiratory disease with an Australian Pesticides and Veterinary Medicines Authority approved vaccine in accordance with the manufacturer's instructions.

G10.8 The ownership of a cat should not be transferred unless the cat is vaccinated against feline infectious enteritis and feline respiratory disease in accordance with the vaccine's manufacturer's instructions.

G10.9 A program should be in place as part of the Animal Health Management Plan to maintain a feline leukaemia virus and feline immunodeficiency virus free cat population in the facility.

G10.10 Environmental enrichment for cats should include access to toys, mental stimulation, social interaction, sniffing, scratching, and appropriate introduction to new textures and smells.

G10.11 Male cats more than ten years of age should not be mated unless it is appropriate to do so. A veterinarian should provide guidance for the use in a breeding program of any male cat more than 10 years of age.

G10.12 When cats are housed together for the purposes of mating, owners or assistants should ensure that the queen and stud:

- are both eating and using their litter tray;
- have separate beds;
- have actually mated and that the stud has an easily accessible shelf on which to jump after mating with the queen to enable him to escape her claws.

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Explanatory guide
Breeder reforms
Standards and guidelines, limits on fertile females, and the Dog and Cat Management Regulations
Government of South Australia
Department for Environment and Water

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Acknowledgement of Country

The Department for Environment and Water acknowledges Aboriginal people as the First Peoples and Nations of the land and waters we live and work upon and we pay our respects to their Elders past and present. We acknowledge and respect the deep spiritual connection and the relationship that Aboriginal and Torres Strait Islander people have to Country.



Introduction

The South Australian Government made a commitment to ban puppy factories and improve confidence in the state's dog and cat breeding sector.

To achieve this, amendments were proposed to the *Dog and Cat Management Act 1995*, which informs how we manage cats and dogs in South Australia. Consultation on these amendments was undertaken in 2024, with feedback received from stakeholders, local government, RSPCA SA, Animal Welfare League, veterinarians and the public.

The *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* was passed in June 2025, and introduces significant reforms including:

- A new breeder licensing scheme – to replace the existing registration process and require dog and cat breeders to apply for a licence (subject to approval processes).
- Stronger penalties for dog attacks as a tougher deterrent for irresponsible owners.
- Improved powers to support councils to undertake compliance activities and enforce the Act.
- Amendments to improve the operation and administration of the Act.

In November 2025, some of these changes came into effect including:

- Increased penalties for dog attack and safety offences.
- Amended greyhound muzzle requirements.
- Amended council powers (in part).
- Revised powers to destroy cats.
- Updated Dog and Cat Management Board membership.

Other key elements, including breeder licensing, will be implemented in 2027 to allow time for the development of systems and processes to support the changes.

We're now seeking your feedback on a range of elements – including standards and guidelines, and updated regulations – which will help to implement the new licensing scheme and the remainder of the Amendment Act.



Have YourSAy

Before South Australia's new breeder licensing scheme and other changes to the Act can take effect, several supporting frameworks are needed.

We want to know what you think about:

- New standards and guidelines for breeding dogs and cats
- Limits on the number of fertile females held as part of a breeding licence
- Updated regulations

Your feedback will help us understand community views and shape how these reforms are implemented.

Read about the changes and complete the online questionnaire via **YourSAy** by **13 February 2026**.



Overview

South Australia's new breeder licensing scheme

The *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* introduces a new comprehensive licensing scheme, requiring all breeders to be assessed against set criteria to obtain a licence. This will replace the current breeder registration system.

The new licensing scheme is designed to ensure breeders meet high standards of care, and that puppies and kittens are not bred from animals that have been inadequately housed, poorly cared for, or bred excessively. Robust monitoring and enforcement will apply, with new penalties for non-compliance.

Under the new licensing scheme, breeders (individuals and organisations) will be required to apply to the Dog and Cat Management Board (the Board) and be approved to hold a breeder licence. Large-scale breeders will need to meet higher compliance requirements and licence conditions may also include inspections (as required).

Breeders who apply for a licence must:

- Pay the **prescribed fee;** and
- Provide all information and records the Board requests (this may include details about the facilities, animal management and care practices, knowledge of breeding practices and relevant history)
- Have management plans in place to care for animals responsibly.

Prescribed Fee

Licence fees will be set closer to the launch of licensing and will follow a **cost-neutral** fee model.

A cost-neutral fee model charges just enough to cover service costs.

The Board will only grant a licence if it is satisfied that:

- The person applying or renewing is not disqualified from breeding under any corresponding Australian laws.
- Neither the applicant or current spouse/ partner has been convicted of **prescribed offences** in the past 5 years.

Breeding without a licence can attract penalties of up to $10,000, and serious welfare breaches may also lead to criminal charges under the *Animal Welfare Act 1985*.

Prescribed offences

See draft regulation 17C and 17D for the proposed list of offences.

We're seeking your views on

1 Standards and Guidelines for Breeding Dogs and Cats

The *Dog and Cat Management (Breeder Reforms) Amendment Act 2025* requires the Dog and Cat Management Board to publish new standards and guidelines. These intend to provide greater public confidence in the breeding sector.

These standards and guidelines are a distinct set of requirements developed specifically for those holding a breeder licence. They build on existing standards under the *Animal Welfare Act 1985* and draw on national comparisons and similar approaches used in other jurisdictions to promote a high level of animal welfare.

The standards and guidelines have been informed by sector engagement and feedback received through previous consultations, and we're now seeking your feedback on the draft document.

2 Limit on number of fertile females

The breeder licensing scheme introduces stricter controls to promote animal welfare and responsible breeding practices. Building on the existing cap of 50 fertile female dogs per owner or premises, the new policy will require breeders to declare the number of fertile females they breed from during the licensing process.

Key proposed limits include a maximum of 50 fertile females (dogs and cats combined) per breeding program and 20 per breeding facility. These measures, informed by benchmarking against other states, also account for animals sold under 'breeder's terms' where animals may be homed with families but are brought back to the breeder for breeding.

3 Dog and Cat Management Regulations

Following the introduction of the Amendment Act, a review of the *Dog and Cat Management Regulations 2017* has been undertaken to ensure the regulations support the implementation of the new breeder licensing scheme and other changes to the *Dog and Cat Management Act 1995.*

While most regulations will remain the same, we're seeking your feedback on some proposed updates and new regulations.

1 Standards and Guidelines for Breeding Dogs and Cats

The Standards and Guidelines for Breeding Dogs and Cats set clear, enforceable minimum requirements for licensed breeders

The Dog and Cat Management Board will publish or adopt a new standalone set of standards and guidelines as part of the introduction of the new breeder licensing scheme.

The Standards and Guidelines for Breeding Dogs and Cats set minimum requirements for licensed breeders - including housing, animal care, record keeping, veterinary treatment, and the management of breeding animals and their offspring.

The revised document builds on the existing standards and guidelines for breeding companion animals (under the *Animal Welfare Act 1985*). The document has been drafted to draw on national comparisons and similar approaches used in other jurisdictions, ensure animal welfare protections, provide clear guidance for dog and cat breeders and the community, and support compliance.

We hear you!

Many of the inclusions in the draft standards and guidelines were informed by your feedback during the previous consultation process.

Key differences between existing standards and guidelines under the *Animal Welfare Act 1985* and the proposed *Standards and Guidelines for Breeding Dogs and Cats* under the *Dog and Cat Management Act 1995* include:

- **Breeding age and frequency** - maximum breeding age and limits on how often animals can have litters.
- **Caesarean section limit** - a female dog or cat cannot be bred again after three caesarean sections.
- **Veterinary exemptions removed** - Vets will no longer be able to approve breeding of animals beyond limits set for maximum breeding age, maximum number of litters, and frequency of litters.
- **Ban on Surgical Artificial Insemination (SAI)** - licensed breeders cannot use SAI.

Key requirements for dogs and cats are detailed below.

Proposed Standards for Breeding Dogs and Cats		
	Dogs	**Cats**
Breeding age (minimum)	12 months	12 Months
Breeding age (maximum)	6 years (female)	6 years (female)
Litter limits (maximum)	5 litters 3 caesarean section	5 litters 3 caesarean section
Frequency of litters	2 litters per 18 months	3 litters per 24 months
Age before sale (minimum)	8 weeks and fully weaned	8 weeks and fully weaned
Vet exam and health checks	Annual vet exam and post-partum check for mother and puppies within 8 weeks of delivering a litter.	Annual vet exam and post-partum check for mother and kittens within 8 weeks of delivering a litter.
Exercise and Enrichment	Must receive: • appropriate and adequate exercise daily, detailed within animal management plan. • adequate environmental enrichment daily, detailed within animal management plan.	Must receive: • appropriate and adequate exercise daily and must be allowed to climb or scratch, detailed within animal management plan. • adequate environmental enrichment, detailed within animal management plan.

Once a breeder is issued a licence, the breeder must comply with the standards and guidelines as an enforceable condition of their licence.



Failure to comply with the standards can result in penalties (including fines), licence suspension or cancellation, and in serious cases, prosecution. If a licence is suspended or cancelled, authorised persons will have powers to issue directions, and where necessary seize animals.

The standards and guidelines include the following document sections:

Introduction, application and definitions

- Overview and context for the document
- Explains structure, objectives and sections
- Defines key terms used within the standards

Responsibilities and competencies of owners and assistants

- Sets out the responsibility of breeders to ensure standards are met
- Adequate staffing and training is required to meet standards.
- Knowledge, competency and training requirements for animal and facility management

Animal facilities and accommodation

- Details requirements for facilities
- Provide clean water and safe, suitable housing
- Include isolation areas, security measures and emergency plans
- Follow hygiene and pest control programs

Animal management

- Require a documented Animal Health Management Plan
- Adequate exercise, enrichment and socialisation
- Health checks and vet visits
- Compliance with breeding rules (breeding age, suitability, rearing and retirement)

Transport

- Animals must be transported safely in line with requirements
- Food and water provided on long journeys
- Vehicles are safe, clean and temperature-controlled
- Animals must be fit for travel and transported for the shortest time possible

Requirements of sale

- Offspring must be 8 weeks and fully weaned before sale
- Animals must be parasite-treated
- Sellers must provide an Animal Health Declaration and full disclosure of health, temperament and history

Record keeping

- Breeders must keep detailed records for each animal (health, treatments, breeding history, sale details) for at least five years
- Produce records upon request

Requirements specific to dogs

- Dogs must be managed appropriately to ensure they do not wander at large
- Must not exceed litter limits or frequency
- Specific requirements for working livestock dogs

Requirements specific to cats

- Cats must be managed to ensure they can't wander
- Must not exceed litter limits and frequency
- Must be provided suitable housing



2 Limits on the number of fertile females

Maximum limits on the number of breeding females will apply to breeding programs and breeding facilities.

The Dog and Cat Management Board's current Breeder Registration Policy sets a cap of 50 fertile female dogs that can be kept on a single premises or by one owner for breeding purposes.

Under the new licensing scheme, breeders will be required to declare the number of fertile females they breed from as part of the licensing process. Setting limits on the number of fertile females, the number of litters per animal, and the minimum age for breeding are important measures to safeguard animal welfare and ensure responsible breeding practices.

Benchmarking against other states suggests that two key limits should apply to breeding operations.

Proposed limits

Maximum number of fertile females (dogs and cats combined) per breeding program **– 50**

Maximum number of fertile females (dogs and cats combined) per breeding facility **– 20**

This considers where dogs or cats are sold on breeder's terms and may still be used for future breeding. Breeder's terms mean the breeder sells an animal under specific conditions that continue after the sale. Often, the breeder retains breeding rights to allow for the animal to return to the breeder for a certain number of litters.

A breeder's licence will specify the number of fertile females that breeder is licensed to keep as part of their breeding program or facility. This approval will be based on the facilities, staffing and management plans in place as part of the breeding application.

Definitions

- **Breeding program:** the number of fertile females available to the breeder for breeding, but not kept in one location
- **Breeding facility:** the number of fertile females at a property
- **Fertile female:** female dog or cat above six months of age and not desexed

3 Dog and Cat Management Regulations

Regulations under the *Dog and Cat Management Act 1995* need to be updated to support the implementation of the new breeder licence scheme and other amendments.

The draft *Dog and Cat Management (Breeder Reforms) Regulations 2025* were developed following review of the existing *Dog and Cat Management Regulations 2017*. While most of the regulations remain consistent, some updates and new regulations are proposed to support the implementation. The proposed amendments to the regulations are set out below.

	Updated regulation	Explanation
⊗	3—Amendment of regulation 3—Interpretation Removal of definitions no longer required	Definition of **registered breeder** is removed. This definition is replaced with a definition for licensed breeder in the Amendment Act. Definition of **notice of extension** is removed as powers to grant an extension of time are also removed from the regulations (see regulation 11—Substitution of regulation 14).
✎	4—Amendment of regulation 6—**Payments into and out of Fund**	Following amendments to section 26(5) of the Act, the language under 'payments into and out of Fund' has been updated. These updates do not propose a change to the percentage provided into and out of fund.
✎	5—Amendment of regulation 7—Dogs held in custody of certain persons and bodies not required to be registered	All references to "registered veterinary surgeon" have been **amended to "veterinarian"** to align with current terminology used in the *Veterinary Services Act 2023*.
⊗	6—Deletion of regulation 8 **Removal of business registration**	Regulation 8 set out requirements for holders of business registration. The regulation is deleted as business registration is being removed from the Act as part of the reforms.
✎	7—Amendment of regulation 9—Dogs to wear registration disc	Regulation 9 is proposed to be amended to **remove references to business registration,** as this is being removed from the Act.
✎	8—Amendment of regulation 10 9—Amendment of regulation 12 **Requirements relating to microchipping and desexing dogs and cats**	Amendments to regulation 10 and 12 are proposed to reflect • Removal of powers to grant an extension of time • Updated terminology – veterinarian

Regulation update iconography							
⊕	New	✎	Amended	⊗	Removed	⇄	Substituted

	Updated regulation	Explanation
	10—Amendment of regulation 13—Exemption from sections 42A, 42E and 70 of Act	Updates to regulation 13 are required to refer to new breeder licensing provisions. The term veterinarian is also updated in this regulation.
	11—Substitution of regulation 14 **Deletion of regulation 14**—Board may grant extension of certain time periods	Regulation 14 (Board may grant extension of certain time periods) is proposed to be removed as it is not required. Should an animal require an exemption for desexing or microchipping, this can be provided by a veterinarian under regulation 13.
	11—Substitution of regulation 14 Insertion of regulation 14—**Recognition of certain interstate orders**	In South Australia, if a dog behaves dangerously or causes problems - such as attacking, chasing, or threatening people or animals - the council can issue an order under the *Dog and Cat Management Act 1995*. These orders are designed to keep the community safe and make sure owners take responsibility for their dogs. New section 59C of the Act enables the minister to recognise a prescribed interstate order. This means that if a control order applies to a dog that moves from another state to South Australia, the same order can apply here. **New regulation 14** states that the minister must add the interstate order into the Board's official register (Dogs and Cats Online). When this is done, the interstate order is formally recognised.
	12—Substitution of regulation 15—**Power to destroy cats**	Amendments were made to section 63 of the Act (power to destroy cats) to clarify powers and circumstances where cats may be lawfully destroyed. The updated regulation 15 **specifies circumstances where an authorised person may destroy a cat.** Previously, these circumstances were outlined in the legislation but have been moved to regulations to provide greater clarity and enable future modifications if required.
	13—Amendment of regulation 16—**Power to seize and detain cats**	Currently, under the Act, only an unidentified cat may be seized. Regulation 16 has been drafted to provide that a council may seize an identified cat if: • the council has a by-law requiring cats to be controlled, secured or confined; and • the cat is not controlled, secured or confined as required by the by-law. This section supports local councils in enforcing cat control by-laws.

	Updated regulation	Explanation
⊕	14—Substitution of regulation 17—Meaning of to breed and bred **Breeder licensing regulations** 17—Meaning of to breed and bred 17A—Prescribed circumstances—section 70 17B—Exemption	Previous regulation 17 is removed as this regulation is replaced by the new breeder licensing provisions. Under the new breeder licensing provisions, owners will require a licence to breed a dog or cat. Definition of 'to breed' and 'bred' is established in the new licensing provisions. Draft regulation 17(1) identifies exemptions where an animal welfare organisation (as defined in the Act) or council will not be considered to have bred a dog or cat where: • the animal was already pregnant; or • the puppy or kitten had already been sired by the animal At the time the animal came into care. This means that in these circumstances, the animal welfare organisation or council would not require a breeder licence. Regulation 17(2), 17A and 17B states that the Board may prescribe additional circumstances where a person is not required to hold a breeder licence.
⊕	14—Substitution of regulation 17 **Breeder licensing regulations** 17C—Prescribed offences—section 71 17D—Prescribed offences—section 71D	New breeder licensing provisions outline that a licence will only be granted or renewed if the Board is satisfied neither the applicant, nor a current spouse or domestic partner of the applicant, has been found guilty of a prescribed offence within the previous five years. Additionally, the Board may suspend or cancel the breeder's licence if the licence holder is found guilty of a prescribed offence. A new regulation has been drafted to identify which offences will disqualify an applicant from being granted a breeder licence. The proposed offences are: • Any offence under Part 3 of the *Animal Welfare Act 1985*, including: ○ Ill-treatment of animals. ○ Participation in prohibited activities such as organised animal fights, live baiting or jumps racing. ○ Possession or use of certain items, and failure to take certain steps in the case of vehicle accidents involving animals. • Contravention of a prohibition order under section 59A of the Act. Prohibition orders are issued in serious circumstances and prevent an individual from owning or being responsible for a dog. • Contravention of a Control (Dangerous Dog) Order. Dangerous Dog Orders are issued when dogs have been identified as dangerous and require owners to take certain steps to manage the dog.

	Updated regulation	Explanation
⊕	14—Substitution of regulations 17 **Breeder licensing regulations** 17E—Dealing with dogs and cats where breeder's licence suspended or cancelled	New breeder licensing provisions outline that if a breeder's licence is suspended or cancelled, any dogs or cats owned by that breeder must be managed according to a process set by the Dog and Cat Management Board. Regulation 17C states that an authorised person can seize and hold these animals - if needed - and can also issue written directions to the breeder (for example, instructions on food, housing, rehoming or vet care). Breaching these directions would be considered an offence with a maximum penalty of $5,000.
⊕	14—Substitution of regulation 17 **Breeder licensing regulations** 17F—Offence to sell etc dogs of prescribed breed	The Act states that a person who advertises, sells or gives away a dog of a prescribed breed is guilty of an offence, except if the dog is surrendered to the Royal Society for the Prevention of Cruelty to Animals (RSPCA)(SA) or the Animal Welfare League (SA). This regulation expands on this and includes that the offence does not apply if a prescribed breed is surrendered to a council, or person / body approved by the Board.
✎	15—Amendment of regulation 18—Requirement that dog or cat be microchipped and desexed before sale—section 70 of Act **Breeder licensing regulations**	The existing regulations detail microchipping and desexing requirements prior to the sale of dogs or cats. These regulations are updated to reference the new breeder licensing provisions. The requirements for animals to be microchipped and desexed in accordance with the Act remain unchanged.
✎	16—Amendment of regulation 19—Information to be given to buyers **Breeder licensing regulations**	The existing regulations identify the information that must be given to buyers of dogs or cats. These regulations are also updated to reference the new breeder licensing provisions. Information required to be given to buyers remains unchanged.
✎	17—Amendment of regulation 20—Guard dogs	The existing regulation is amended to **remove the reference to business registration**, as business registration is being removed from the Act.

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Government of South Australia

Department for Environment and Water

Reference: TRIM

6 March 2026

Lisien Loan

Director Conservation & Wildlife

Department for Environment & Water

GPO Box 1047

Adelaide SA 5001

Dear sir / Madam

The Barossa Council at its general Council meeting 17 March 2026, considered the Breeder Reforms: Standards and Guidelines, Limits and Regulations for dog and cat breeders, and the Dog and Cat Management (Breeder Reforms) Amendment Regulations 2025.

Council endorses and supports the following:

- The draft Standards and Guidelines for breeding of Dogs and Cats.
- The updated regulations supporting breeder licencing.
- The proposed limits on fertile females.

However, clarity needs to be given as to what level of resourcing needs to be provided and a local government level for the monitoring and compliance of this licensing scheme.

In principle cat control moving forward is imperative. Council has supported the proposed changes. However, in saying this, before expanding legislation there needs to be consideration on the impacts to Councils, especially regional Councils.

We understand there were workshops being offered for selected Councils across the state.

The purpose of these workshops was to form a strategy for the statewide approach to cat management. However, this strategy is yet to be released.

Councils are being encouraged to develop bylaws for the ongoing management of cats within their local area. Consideration needs to occur allowing funds to be released to Councils (regional Councils in particular), pursuant to section 25(4) of the Dog and Cat

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Management Act. community expectations are growing, therefore, Councils will need to fund the expansion of facilities and the services they will be expected to deliver.

Sincerely,

Name
Position, The Barossa Council

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COVER SHEET

CONFIDENTIAL REPORT

17 March 2026

Council Meeting

8.1 Office of the Mayor and CEO

8.1.1 SUPREME COURT CASE MATTER - QUARTERLY UPDATE

There is strong public interest in enabling members of the public to observe Council's transparent and informed decision-making. This helps to ensure accountability, maintain transparency of public expenditure, facilitate public participation, assist public awareness and allow for the scrutiny of information. Attendance at a Council meeting is one means of satisfying this interest. The public will only be excluded from a Council meeting when the need for confidentiality pursuant to Section 90(2) of the Act outweighs the public interest of open decision-making.

In this matter, the reasons that receipt, consideration or discussion of the information or matter in a meeting open to the public would be contrary to the public interest are that it contains informatioin that is related to the Supreme Court Case between Councils and TTEG.

On balance, the above reason which supports the need for confidentiality pursuant to Section 90(2) of the Act outweighs the factors in favour of the public interest of open decision-making.

RECOMMENDATION

That Council:

(1) Under the provisions of Section 90(2) of the *Local Government Act 1999*, make an order that the public be excluded from the meeting with the exception of the Chief Executive Officer, Director Corporate Services, Strategy and Innovation, Director Development and Community Services, Director Infrastructure and Environmental Services and the Minute Secretary, in order to consider in confidence a report relating to being information that must be considered in confidence pursuant to:

Section 90(3)(i) of the *Local Government Act 1999:*

information relating to actual litigation, or litigation that the council or council committee believes on reasonable grounds will take place, involving the council or an employee of the council;

(2) Accordingly, on this basis, Council is satisfied that public interest in conducting meetings in a place open to the public has been outweighed by the need to keep the information and discussion confidential in order that it contains informatioin that is related to the Supreme Court Case between Councils and TTEG.

COVER SHEET

CONFIDENTIAL REPORT

17 March 2026

Council Meeting

8.2 Corporate Services, Strategy and Innovation

8.2.1 SALE OF PROPERTY FOR NON-PAYMENT OF COUNCIL RATES - SETTING OF RESERVE PRICE FOR SALE

There is strong public interest in enabling members of the public to observe Council's transparent and informed decision-making. This helps to ensure accountability, maintain transparency of public expenditure, facilitate public participation, assist public awareness and allow for the scrutiny of information. Attendance at a Council meeting is one means of satisfying this interest. The public will only be excluded from a Council meeting when the need for confidentiality pursuant to Section 90(2) of the Act outweighs the public interest of open decision-making.

In this matter, the reasons that receipt, consideration or discussion of the information or matter in a meeting open to the public would be contrary to the public interest are that it would result in unreasonable disclosure of the personal affairs of the people who own the properties included in the report.

On balance, the above reason which supports the need for confidentiality pursuant to Section 90(2) of the Act outweighs the factors in favour of the public interest of open decision-making.

RECOMMENDATION

That Council:

(1) Under the provisions of Section 90(2) of the *Local Government Act 1999*, make an order that the public be excluded from the meeting with the exception of the Chief Executive Officer, Deputy Chief Executive Officer and Director Corporate Services, Strategy and Innovation, Director Development and Community Services, Director Infrastructure and Environmental Services, Manager Financial Services and the Minute Secretary, in order to consider in confidence a report relating to being information that must be considered in confidence pursuant to:

Section 90(3)(a) of the *Local Government Act 1999:*

information the disclosure of which would involve the unreasonable disclosure of information concerning the personal affairs of any person (living or dead);

(2) Accordingly, on this basis, Council is satisfied that public interest in conducting meetings in a place open to the public has been outweighed by the need to keep the information and discussion confidential in order that it would result in unreasonable disclosure of the personal affairs of the people who own the properties included in the report.