

3.10. REFUSE - SPECIAL CHARGE

GENERAL MANAGER: Darryl Crees, General Manager Corporate Services
DEPARTMENT: Corporate Services

RECOMMENDATION

That Council levies a special charge in accordance with sections 92 and 94 of the *Local Government Act 2009* and section 94 of the *Local Government Regulation 2012* to be known as the Special Refuse Charge, as follows:

1. That Council makes and levies a special charge on the land identified in this resolution for the purpose of contributing to the costs of operation and maintenance of the Cow Bay, Daintree, Killaloe and Ayton Transfer Stations.
2. The overall plan for the provision of the service be identified as follows:

Overall Plan for the Supply of the Service, Facility or Activity

a) Rateable Land to which the Special Charge Applies

- i. All land with improvements that does not receive the Council kerbside waste and/or recyclables collection service, where the occupier has been provided with an identification card to use the Daintree and Killaloe Transfer Stations free of charge.
- ii. All land with improvements north of the Daintree River that does not receive the Council kerbside waste and/or recyclables collection service, where the occupier has been provided with an identification card to use the Cow Bay and Ayton Transfer Stations free of charge.

b) Description of the Service, Facility or Activity

The special refuse charge is to be applied to a number of rateable parcels of land, with improvements, which are located outside Council's kerbside waste and recyclables collection service area or are inaccessible for the provision of the collection service.

Levied properties will be eligible to dispose of 1 x 240L wheelie bin of general waste, or equivalent, per unit levied per week at Council's Transfer Stations.

Properties holding Permits to Occupy on the South Arm and the Heads of Daintree River are excluded from this special refuse charge.

The occupiers of the subject land will have special access to the following Transfer Stations for free disposal of waste:

- i. Cow Bay Transfer Station
- ii. Daintree Transfer Station
- iii. Killaloe Transfer Station
- iv. Ayton Transfer Station

c) Estimated Cost for Implementing the Overall Plan

The estimated cost to Council of operating the Transfer Stations over the 2016/17 financial year is \$302,500 and the estimated revenue from gate fees for the same period is \$20,384, resulting in an anticipated net operating loss of \$282,116. The special refuse charge is to be levied to contribute to the cost of operation and maintenance of the Transfer Stations and will raise approximately \$98,221, which equates to less than 33% of the yearly operating cost.

d) Estimated Time for Implementing the Overall Plan

The special charge will apply for the 2016/17 financial year.

3. The occupiers of the land to which the special charge applies will have special access to the above mentioned Transfer Stations for the purpose of free disposal of waste.
4. For the 2016/17 financial year a special charge of \$169.36 per unit will be levied against each rateable assessment defined in clause 2(a), based on the improvements on the property as defined in the schedule below:

	Type of Improvement	Unit
1.	Hotels	10
2.	Cafes/Restaurants	5
3.	Take Away Food Outlets	2
4.	General store/shop	2
5.	School/kindergarten/childcare facility	1
6.	Residential dwelling, including Caretaker residence	1
7.	Caravan Park/camping Ground	
	i. for every 5 sites or part thereof	1
8.	Motel/Resort Accommodation	
	i. for each unit with facilities to enable the preparation and/or cooking of food. (Examples of these facilities, which are not necessarily exhaustive, would be a combination of two or more of a sink, hotplates, microwave oven, oven etc.)	1
	ii. without facilities to enable the preparation and/or cooking of food - for every three units or part thereof	1
9.	Holiday Cabins for every three cabins or part thereof	1
10.	Industrial/Commercial Premises (includes professional offices and industrial/commercial premises not otherwise specified in this schedule) each shop office	1

EXECUTIVE SUMMARY

Section 94 of the *Local Government Regulation 2012* requires a Council resolution to levy the special charge and identify the land and the overall plan for the supply of service.

BACKGROUND

A Special Refuse Charge is to be made and levied to contribute to the cost of the operation and maintenance of Transfer Stations. The owners of the land identified will have special access to the disposal facilities on the basis that they are located outside the current Council collected kerbside service area.

All property owners/occupiers that are to be levied will be provided with written notification from Council advising them of the continuation of the special charge and the special access that will be granted to them at the Transfer Stations.

An identification card is issued to the property owners/occupiers on an annual basis for presentation at the Transfer Stations for the purposes of identifying themselves to the facility operators for the disposal of their solid waste in reference to the special charge applied.

PROPOSAL

To levy a special charge on the land identified in the recommendation for the purpose of contributing to the costs of operation and maintenance of the Cow Bay, Daintree, Killaloe and Ayton Transfer Stations.

FINANCIAL/RESOURCE IMPLICATIONS

It is estimated that the special charge will contribute \$98,221 (on an annual basis) towards the cost of operation and maintenance of the Transfer Stations. This contribution is towards the net loss of \$282,116 (on an annual basis) for the operation and maintenance of the facilities.