Shire of
Katanning
Heart of the Great Southern

List of Accounts Paid
November 2025

Schedule of Accounts Paid - November 2025

EFT Payments	Date	Name	Description	Amount	Total
EFT40564	**06/11/2025**	**Katanning Nutrien Ag Solutions**			**-$ 8,892.28**
913413729	07/10/2025		Uniforms & PPE - Safety Boots	$ 1,614.56	
913459267	15/10/2025		Manitou MI 25G Forklift - Gas Bottles	$ 149.93	
913497346	22/10/2025		Fire Mitigation - Chemicals for Fire Breaks	$ 4,345.00	
913494286	22/10/2025		Manitou MI 25G Forklift - Gas Bottle	$ 74.97	
913533977	24/10/2025		Manitou MI 25G Forklift - Gas Bottle	$ 74.97	
913526850	28/10/2025		Fire Mitigation - Chemicals for Fire Breaks	$ 2,632.85	
EFT40565	**06/11/2025**	**Avantgarde Technologies**			**-$ 5,544.00**
ES 2456	03/11/2025		CCTV Maintenance Agreement - Remote Support Service	$ 5,544.00	
EFT40566	**06/11/2025**	**Dormakaba Australia**			**-$ 1,023.00**
35WA1396371	30/10/2025		KLC - Auto Door Maintenance	$ 165.00	
35WA1396372	30/10/2025		Library & Art Gallery - Auto Door Maintenance	$ 165.00	
35WA1396363	30/10/2025		Library & Art Gallery - Auto Door Maintenance	$ 330.00	
35WA1396366	30/10/2025		Lions Park Changing Places - Auto Door Maintenance	$ 99.00	
35WA1396369	30/10/2025		Katanning Community & Medical Centre - Auto Door Maintenance	$ 264.00	
EFT40567	**06/11/2025**	**Paull & Warner Resources**			**-$ 467.50**
S179232	20/10/2025		Admin Fire Detection & Alarm Monitoring - October 2025	$ 467.50	
EFT40568	**06/11/2025**	**Canon Australia**			**-$ 212.76**
8125569587	17/10/2025		Library Copier Charges: 18 Sep - 17 Oct 2025	$ 212.76	
EFT40569	**06/11/2025**	**WA Contract Ranger Services**			**-$ 3,866.50**
00006657	01/11/2025		Ranger Services: 20/10/2025 - 02/11/2025	$ 3,866.50	
EFT40570	**06/11/2025**	**Hersey's Safety**			**-$ 1,673.65**
INV-4638	16/10/2025		Depot Equipment - Safety & Consumables	$ 1,625.25	
INV-4639	16/10/2025		Depot Equipment - Consumables	$ 48.40	
EFT40571	**06/11/2025**	**Katanning Cleaning**			**-$ 15,499.00**
5 (2025-2026)	29/10/2025		Cleaning Contract 2025/26 - October 2025	$ 15,499.00	
EFT40572	**06/11/2025**	**Integrated ICT**			**-$ 4,608.34**
40206	31/10/2025		Software Subscriptions - Cloud Backup	$ 413.56	
40175	31/10/2025		Software Subscriptions - Microsoft 365 Licences	$ 2,524.17	

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40205	31/10/2025	Software Subscriptions - M365 Backup	$	341.81		
40192	31/10/2025	Software Subscriptions - Server Warranty Extension	$	96.80		
40217	31/10/2025	Refuse Site Maintenance - Starlink Plan & Meraki Licensing	$	1,166.00		
40247	31/10/2025	ICT Hardware - Refuse Site Internet Freight	$	66.00		
EFT40573	**06/11/2025**	**Belinda Knight**			**-$**	**4,620.00**
BK244	31/10/2025	Contracting Service - Financial Services	$	4,620.00		
EFT40574	**06/11/2025**	**Katanning Stock & Trading**			**-$**	**3,988.85**
7/96	01/10/2025	Building Maintenance - Multiple Locations	$	605.05		
7/98	14/10/2025	KAC Materials - Swimming Pool Chemicals	$	3,300.00		
7/99	16/10/2025	Depot Stores - Paint & Star Picket Caps	$	83.80		
EFT40575	**06/11/2025**	**Warren Blackwood Waste**			**-$**	**1,332.87**
20074	02/11/2025	Waste Collection Service - Front Lift Bin Service	$	1,332.87		
EFT40576	**06/11/2025**	**Ready Tech**			**-$**	**554.40**
INITV042352	30/05/2025	IT Support - Purchase Order Maintenance	$	554.40		
EFT40577	**06/11/2025**	**Great Southern Fuel Supplies**			**-$**	**221.75**
17011053	31/10/2025	John Deere 670G Motor Grader - Grease	$	221.75		
EFT40578	**06/11/2025**	**Kowalds News & Glasshouse**			**-$**	**163.20**
SN00 0039 0111 2025	01/11/2025	Admin Daily Newspapers - October 2025	$	163.20		
EFT40579	**06/11/2025**	**Coca-Cola Amatil**			**-$**	**1,017.97**
0237888416	30/10/2025	Kiosk Stock Order	$	1,017.97		
EFT40580	**06/11/2025**	**WA Traffic Planning**			**-$**	**495.00**
2315	05/11/2025	Traffic Management Plan - 2026 Harmony Festival	$	495.00		
EFT40581	**06/11/2025**	**Harley Dykstra**			**-$**	**6,413.00**
16117	31/10/2025	Katanning Leisure Centre - Site Survey	$	6,413.00		
EFT40582	**06/11/2025**	**Message4U Pty Ltd**			**-$**	**170.17**
INV05572230	31/10/2025	Shire Emergency SMS Service	$	170.17		
EFT40583	**06/11/2025**	**Shenton Pumps**			**-$**	**3,233.00**
215751	22/10/2025	KAC Maintenance - Pool Cleaner Repairs	$	3,233.00		
EFT40584	**06/11/2025**	**Wagin Truck Centre**			**-$**	**120.50**
O0885	22/10/2025	Fuso Canter 815 Tip Truck - Replacement Mirror Head	$	120.50		
EFT40585	**06/11/2025**	**DF McGuire Farm Trust**			**-$**	**44,000.00**

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INV-0034	24/10/2025	Roads 2 Recovery 2025/26 - Gravel	$	44,000.00	
EFT40586	**06/11/2025**	**Wy Wurry Electrical**		**-$**	**3,153.00**
INV-07183	30/10/2025	KLC Electrical Maintenance - Replace Lighting and Repair Cables	$	2,096.00	
INV-07184	30/10/2025	Katanning Ag Show 2025 - Tag & Test	$	157.00	
INV-07185	30/10/2025	All Ages Playground - Repair White Dam Pump	$	900.00	
EFT40587	**06/11/2025**	**SKN Contracting**		**-$**	**1,760.00**
662	05/11/2025	Refuse Site Maintenance - Repair Holes in Boundary Fence	$	1,760.00	
EFT40588	**06/11/2025**	**PFD Food Services**		**-$**	**397.95**
LR946221	22/10/2025	Kiosk Stock Order	$	397.95	
EFT40589	**06/11/2025**	**Ray Ford Signs**		**-$**	**877.80**
INV-1076	03/11/2025	Signage Order - Ag Show & War Memorial	$	877.80	
EFT40590	**06/11/2025**	**Moore Australia Audit (WA)**		**-$**	**5,500.00**
445092	31/10/2025	Audit Services - 2024-25 Supertown Heritage Acquittal - DPIRD	$	1,650.00	
445128	31/10/2025	Audit Services - Roads to Recovery Report	$	3,850.00	
EFT40591	**06/11/2025**	**Telair Pty Ltd**		**-$**	**427.90**
TA20748-076	31/10/2025	Administration Internet Expenses - November 2025	$	427.90	
EFT40592	**06/11/2025**	**Salty Creek Electrical Pty Ltd**		**-$**	**398.68**
1418	31/10/2025	Town Square Maintenance - Emergency Work	$	398.68	
EFT40593	**06/11/2025**	**Paywise Pty Ltd**		**-$**	**2,144.94**
499633	05/11/2025	Vehicle Leases - KA48 & EMCS	$	2,144.94	
EFT40594	**06/11/2025**	**Grande Food Service**		**-$**	**508.99**
4256981	29/10/2025	Kiosk Stock Order	$	508.99	
EFT40595	**06/11/2025**	**Station Motors Group Katanning**		**-$**	**200.90**
36996	17/10/2025	KA108 Isuzu D-Max - Parts	$	200.90	
EFT40596	**06/11/2025**	**Adrian Nicoll**		**-$**	**339.08**
20251104	04/11/2025	Reimbursement - Travel Expenses	$	339.08	
EFT40597	**06/11/2025**	**Department of Local Government, Industry Regulation and Safety**		**-$**	**603.96**
BSLOCT2025	01/10/2025	Building Services Levy - October 2025	$	603.96	
EFT40598	**06/11/2025**	**Tuffin Diverse Fabrication and Parts**		**-$**	**999.36**
1871	01/11/2025	Hydraulic Excavator Mulcher - Hydraulic Rams	$	999.36	
EFT40599	**06/11/2025**	**Katanning Plant Hire**		**-$**	**858.00**

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INV-1841	03/11/2025		Bush Fire Brigade Shed - Concrete	$	858.00	
EFT40600	**14/11/2025**	**BGL Solutions**				**-$ 17,674.12**
INV-0007716	31/10/2025		AAPG & Lions Park - Grounds Maintenance	$	8,671.50	
INV-0007737	07/11/2025		AAPG Maintenance - Check System & Raise Sprinklers	$	1,524.27	
INV-0007746	10/11/2025		Hockey Oval - Top Dressing & Spring Renovations	$	7,333.70	
INV-0007748	11/11/2025		AAPG & Lions Park - Irrigation Maintenance	$	144.65	
EFT40601	**14/11/2025**	**Katanning Security Protection**				**-$ 666.00**
00000857	09/11/2025		Security Services - Alarm Response	$	666.00	
EFT40602	**14/11/2025**	**Integrated ICT**				**-$ 4,746.50**
39934	31/10/2025		Managed Services Agreement - October 2025	$	4,746.50	
EFT40603	**14/11/2025**	**150Square Pty Ltd**				**-$ 3,512.50**
INV-0446	04/10/2025		Regional Council Expense - VROC EA Services	$	3,512.50	
EFT40604	**14/11/2025**	**Village Solutions Australia**				**-$ 1,127.50**
INV-0129	01/11/2025		Amherst Village Maintenance - HWS for Unit 14	$	1,127.50	
EFT40605	**14/11/2025**	**Katanning Stock & Trading**				**-$ 558.40**
8/51	03/11/2025		Building Maintenance - Multiple Locations	$	290.40	
8/52	11/11/2025		AAPG Toilets - Cistern	$	189.00	
8/53	11/11/2025		Cemetery Upgrade - Fasteners for Niche Wall	$	79.00	
EFT40606	**14/11/2025**	**CGS Tyres**				**-$ 417.50**
1019432	05/11/2025		KA25381 CASE 2020 Wheel Loader 621F - Tyre Maintenance	$	417.50	
EFT40607	**14/11/2025**	**Warren Blackwood Waste**				**-$ 10,800.74**
20079	02/11/2025		Waste Collection Service - Recycling Service	$	5,758.50	
20096	09/11/2025		Waste Collection Service - Regular Service	$	5,042.24	
EFT40608	**14/11/2025**	**Ready Tech**				**-$ 1,419.00**
INITV042699	27/10/2025		IT Support - After Hours SynergySoft Upgrade	$	1,419.00	
EFT40609	**14/11/2025**	**Katanning Regional Business Association**				**-$ 6,091.00**
QU-0005	17/10/2025		Presentations & Gifts - Staff End of Year Gift Vouchers	$	6,091.00	
EFT40610	**14/11/2025**	**Australian Taxation Office**				**-$ 44,567.00**
20251105	05/11/2025		PAYG - Week Ending: 05/11/2025	$	44,567.00	
EFT40611	**14/11/2025**	**Katanning Betta Home Living**				**-$ 1,794.00**
35810063740	24/10/2025		Bushfire Brigade Supplies - Kitchen Appliances	$	1,794.00	

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EFT40612	**14/11/2025**	**Great Southern Fuel Supplies**		**-$**	**23,632.43**
OCT2025	31/10/2025	Fuel Card Purchases - October 2025	$ 6,333.94		
D2234083	11/11/2025	Depot Stock - 10,000L Unleaded Petrol	$ 17,298.49		
EFT40613	**14/11/2025**	**Slavin Architects**		**-$**	**16,794.80**
INV-1552	11/11/2025	Katanning Early Childhood Hub - Project Management	$ 16,794.80		
EFT40614	**14/11/2025**	**Great Southern Toyota**		**-$**	**25,620.99**
RI31100604	23/10/2025	Purchase of 2025 Toyota RAV4 2WD Hybrid	$ 25,620.99		
EFT40615	**14/11/2025**	**Coca-Cola Amatil**		**-$**	**562.68**
0237937101	06/11/2025	Kiosk Stock Order	$ 562.68		
EFT40616	**14/11/2025**	**MoHana Catering**		**-$**	**150.00**
00000316	29/10/2025	Catering - Ordinary Council Meeting	$ 150.00		
EFT40617	**14/11/2025**	**WA Tyre Recovery**		**-$**	**2,666.30**
INV-3511	30/10/2025	Refuse Site Maintenance - Tyre Collection	$ 2,666.30		
EFT40618	**14/11/2025**	**BTW Rural Supplies**		**-$**	**1,505.10**
45823	08/10/2025	Effluent Maintenance - Retic Fittings	$ 364.10		
45915	08/10/2025	KA357 Isuzu D-Max - Battery	$ 315.00		
45988	08/10/2025	Depot Maintenance - Gardening Consumables & Equipment	$ 826.00		
EFT40619	**14/11/2025**	**Illion Tenderlink**		**-$**	**184.80**
AU-723400	31/10/2025	Multiple Seal Works Tender 02/2025	$ 184.80		
EFT40620	**14/11/2025**	**BOC Limited**		**-$**	**95.33**
4040390770	29/10/2025	Container Service - October 2025	$ 95.33		
EFT40621	**14/11/2025**	**PFD Food Services**		**-$**	**864.05**
LS220269	29/10/2025	Kiosk Stock Order	$ 11.85		
LS220270	29/10/2025	Kiosk Stock Order	$ 852.20		
EFT40622	**14/11/2025**	**Stewart & Heaton Clothing Co**		**-$**	**1,719.70**
SIN-4156332	29/10/2025	BFB Uniforms & PPE - Bushfire Jacket & Pants	$ 1,719.70		
EFT40623	**14/11/2025**	**Broadacre Auto Electrics**		**-$**	**884.80**
54078	29/10/2025	Bushfire Brigade Truck - Trickle Charge Battery Charger	$ 884.80		
EFT40624	**14/11/2025**	**Salty Creek Electrical Pty Ltd**		**-$**	**227.59**
1431	12/11/2025	Town Square Maintenance - Repair Powerpoint	$ 227.59		
EFT40625	**14/11/2025**	**KJB Plumbing and Gas**		**-$**	**8,500.00**

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4101	08/11/2025	New Katanning BFB Shed - Septic Installation	$	8,500.00	
EFT40626	**14/11/2025**	**Remote Site Mechanical**		**-$**	**7,241.52**
INV-0403	06/11/2025	Contract Mechanic Service: 27/10/2025 - 05/11/2025	$	7,241.52	
EFT40627	**14/11/2025**	**PathWest Laboratory Medicine WA**		**-$**	**148.50**
900029	17/10/2025	Fit for Work - Pre-Employment Drug Test	$	49.50	
893088	29/10/2025	Fit for Work - Pre-Employment Drug Test	$	49.50	
893091	29/10/2025	Fit for Work - Pre-Employment Drug Test	$	49.50	
EFT40628	**14/11/2025**	**McLeods Lawyers Pty Ltd**		**-$**	**191.40**
148046	28/10/2025	Saleyards Ear Tagging Project - Licence Agreements	$	191.40	
EFT40629	**14/11/2025**	**Graham Barnes**		**-$**	**209.00**
20251030	30/10/2025	Reimbursement - Purchase of Gas for 61B Conroy Street	$	209.00	
EFT40630	**14/11/2025**	**Southern Stone & Wood Construction & Maintenance**		**-$**	**7,645.00**
481	06/11/2025	Cemetery Upgrade - New Handrail	$	7,645.00	
EFT40631	**14/11/2025**	**South Regional TAFE**		**-$**	**41.80**
I0034794	28/10/2025	Staff Training - Backpack/Boomspray Course	$	41.80	
EFT40632	**14/11/2025**	**Station Motors Group Katanning**		**-$**	**579.66**
R 62318	27/10/2025	2KA Isuzu D-Max - Scheduled 30,000Km Service	$	579.66	
EFT40633	**14/11/2025**	**Public Libraries WA**		**-$**	**300.00**
1A185B4D9A	29/10/2025	PLWA Membership - Category 2	$	300.00	
EFT40634	**14/11/2025**	**MCG Architects**		**-$**	**10,395.00**
3272	06/11/2025	KLC Gym Upgrade - Schematic Design	$	10,395.00	
EFT40635	**14/11/2025**	**Australian Building Specialist Pty Ltd**		**-$**	**3,850.00**
INV-21225653	10/11/2025	Consultants - Structural Inspections Prosser Park & Cemetery	$	3,850.00	
EFT40636	**14/11/2025**	**Energy Assess**		**-$**	**900.00**
25138	06/11/2025	New Katanning BFB Shed - Energy Efficiency Compliance Assessments	$	900.00	
EFT40637	**14/11/2025**	**Southern Stone & Wood Construction & Maintenance**		**-$**	**2,673.00**
482	06/11/2025	Cemetery Upgrade - Pressure Cleaning & Sealing	$	2,673.00	
EFT40638	**20/11/2025**	**Dormakaba Australia**		**-$**	**786.67**
35WA1401238	18/11/2025	Library - Auto Door Maintenance	$	71.67	
35WA1401239	18/11/2025	KLC - Auto Door Maintenance	$	715.00	
EFT40639	**20/11/2025**	**Canon Australia**		**-$**	**591.08**

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8125595935	30/10/2025	Admin Photocopier Charges - UniFlow Online Print & Scan	$	43.62		
8125606435	04/11/2025	Admin Photocopier Charges: 05 Oct - 04 Nov 2025	$	547.46		
EFT40640	**20/11/2025**	**WA Contract Ranger Services**			**-$**	**5,956.50**
00006694	15/11/2025	Ranger Services: 03/11/2025 - 16/11/2025	$	5,956.50		
EFT40641	**20/11/2025**	**Team Global Express Pty Ltd**			**-$**	**45.06**
0702-S408620	02/11/2025	Team Global Express Freight Charges	$	45.06		
EFT40642	**20/11/2025**	**Taylor's Painting Service**			**-$**	**5,800.00**
27	13/11/2025	Admin Building Maintenance - Painting	$	5,800.00		
EFT40643	**20/11/2025**	**Muhamad Taylor**			**-$**	**187.80**
20251113	13/11/2025	Reimbursement - Meals whilst attending Training	$	187.80		
EFT40644	**20/11/2025**	**Zenith Laundry**			**-$**	**197.52**
00327335	17/11/2025	Admin Laundry Order - November 2025	$	197.52		
EFT40645	**20/11/2025**	**Katanning Stock & Trading**			**-$**	**576.00**
8/54	12/11/2025	KAC Materials - Swimming Pool Chemicals	$	576.00		
EFT40646	**20/11/2025**	**Braeside Primary School**			**-$**	**200.00**
5506	30/10/2025	CEO Donations - Braeside End of Year Prizes	$	200.00		
EFT40647	**20/11/2025**	**Farmers Centre**			**-$**	**463.63**
442416	06/11/2025	KA25138 Case Farmall Tractor - Parts	$	463.63		
EFT40648	**20/11/2025**	**Ready Tech**			**-$**	**495.00**
INITV042723	31/10/2025	Staff Training - SynergySoft Records Admin Training	$	495.00		
EFT40649	**20/11/2025**	**Katanning Regional Business Association**			**-$**	**5,075.00**
PO 23502	18/11/2025	Rates - 2025/26 Rates Incentive Prize Vouchers	$	5,075.00		
EFT40650	**20/11/2025**	**Landgate**			**-$**	**323.48**
76922225	31/10/2025	Valuation Services - UV Interim Valuation	$	290.88		
1522340	03/11/2025	Debt Collection - Transfer of Land Act Document	$	32.60		
EFT40651	**20/11/2025**	**Great Southern Fuel Supplies**			**-$**	**507.22**
17011166	17/11/2025	KA1993 Hino Truck - Hydraulic Oil	$	507.22		
EFT40652	**20/11/2025**	**Emu Lane**			**-$**	**92.00**
1-1154	13/11/2025	Kiosk Stock - Coffee Beans	$	92.00		
EFT40653	**20/11/2025**	**Katanning H Hardware**			**-$**	**2,204.98**
106053440	25/09/2025	Depot Staff - Water Bottles	$	131.80		

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102059829	02/10/2025		Sundry Plant Items - Assorted High Tensile Fasteners	$	140.50	
107000685	07/10/2025		Town Road Maintenance - Galvanised Pipe	$	64.84	
102060506	15/10/2025		Plant Stores - Ropes & Flat Slings	$	119.75	
102060532	15/10/2025		ANZAC Memorial - Bolts & Impact Socket	$	60.09	
105004641	17/10/2025		Town Road Maintenance - Tape for Asbestos Removal	$	35.70	
102060721	20/10/2025		Lake Ewlyamartup BBQ's - Replacement Gas Bottle	$	83.90	
105004658	22/10/2025		2025 Agricultural Show - Bollards & Barrier Mesh	$	1,312.70	
107000699	22/10/2025		1TKH896 John Papas Trailer - Jockey Wheel	$	171.90	
105004693	29/10/2025		Saleyard Maintenance - Lawn Dynamic Lifter	$	45.90	
108001239	31/10/2025		Tool Replacement & Repairs - Shovels for Civil Crew Works	$	37.90	
EFT40654	**20/11/2025**	**Albany Records Management**				**-$ 2,865.50**
0014389	31/10/2025		Records Management - Bin Exchange & Archive Destruction	$	2,865.50	
EFT40655	**20/11/2025**	**St John Ambulance Western Australia Ltd**				**-$ 286.65**
FAINV01349938	30/10/2025		KAC First Aid - Defib Battery & Pads	$	286.65	
EFT40656	**20/11/2025**	**Water Corporation**				**-$ 38.99**
90 07678 90 7	20/10/2025		Water Usage - Katanning Early Childhood Hub	$	38.99	
EFT40657	**20/11/2025**	**Synergy**				**-$ 79.54**
445 587 330	28/10/2025		Electricity - Unit 3 Amherst Village	$	79.54	
EFT40658	**20/11/2025**	**Watson's Liquid Waste**				**-$ 1,100.00**
3651	28/10/2025		Katanning Ag Show 2025 - Portable Toilet Hire	$	1,100.00	
EFT40659	**20/11/2025**	**Albany V-Belt & Rubber**				**-$ 79.16**
IN423487	14/10/2025		Fuso Canter 815 Tip Truck - Gas Strut	$	79.16	
EFT40660	**20/11/2025**	**Australia Post**				**-$ 148.91**
1014345624	03/11/2025		Admin Daily Postage - October 2025	$	148.91	
EFT40661	**20/11/2025**	**Burando Hill**				**-$ 382.80**
K38233INV	22/10/2025		KA25138 Case Farmall Tractor - Belt Repairs	$	382.80	
EFT40662	**20/11/2025**	**National Livestock Reporting Service**				**-$ 1,237.50**
90061331	31/10/2025		Saleyards Livestock Market Report - October 2025	$	1,237.50	
EFT40663	**20/11/2025**	**Wy Wurry Electrical**				**-$ 7,900.00**
INV-07196	18/11/2025		Quartermaine & Hockey Oval - Dual Level Float Valve	$	7,900.00	
EFT40664	**20/11/2025**	**SOS Office Equipment**				**-$ 95.39**

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SOS683790	30/10/2025	KLC Copier Charges - October 2025	$	95.39	
EFT40665	**20/11/2025**	**Tyrepower Katanning**		**-$**	**2,180.00**
166982	01/10/2025	Caterpillar Multityred Roller - Tyre Maintenance	$	210.00	
167132	09/10/2025	KA533 Mazda BT50 - Tyre Maintenance	$	84.00	
167119	09/10/2025	KA533 Mazda BT50 - New Tyres	$	1,806.00	
167194	15/10/2025	Fuso Canter 815 Tip Truck - Tyre Repair	$	80.00	
EFT40666	**20/11/2025**	**Stewart & Heaton Clothing Co**		**-$**	**185.57**
SIN-4159456	05/11/2025	BFB Uniforms & PPE - Bushfire Jacket	$	185.57	
EFT40667	**20/11/2025**	**Bucher Municipal**		**-$**	**2,624.07**
AUINV0021493	05/11/2025	Isuzu Sweeper - Service Kit	$	2,624.07	
EFT40668	**20/11/2025**	**Office Works Business Direct**		**-$**	**146.99**
624808538	04/11/2025	Library - Stationery Order	$	146.99	
EFT40669	**20/11/2025**	**Ray Ford Signs**		**-$**	**1,603.91**
INV-1101	19/11/2025	KAC Maintenance - Aquatic Centre Signage	$	1,163.91	
INV-1104	19/11/2025	Traffic/Street Signs - Plant Number Stickers	$	440.00	
EFT40670	**20/11/2025**	**Local Health Authorities Analytical Committee**		**-$**	**1,023.02**
MA2025-063	09/07/2025	Analytical Expenditure - Annual Service Fee 2025/26	$	1,023.02	
EFT40671	**20/11/2025**	**Pingarning Pty Ltd**		**-$**	**1,210.00**
183	13/11/2025	Monthly WHS Service - November 2025	$	1,210.00	
EFT40672	**20/11/2025**	**Victory Tech**		**-$**	**848.10**
INV-1087	17/11/2025	IT Support - Telephone Services & System Support	$	848.10	
EFT40673	**20/11/2025**	**Paywise Pty Ltd**		**-$**	**2,144.94**
504052	19/11/2025	Vehicle Leases - KA48 & EMCS	$	2,144.94	
EFT40674	**20/11/2025**	**Winc Australia**		**-$**	**1,789.83**
9048944256	14/10/2025	KAC Equipment - Spill Kit	$	402.84	
9048953692	14/10/2025	Cleaning Order - KLC	$	1,386.99	
EFT40675	**20/11/2025**	**DNS Computing**		**-$**	**260.00**
3317	14/11/2025	Refuse Site ICT Maintenance - Install Skylink Meraki System	$	260.00	
EFT40676	**20/11/2025**	**Grande Food Service**		**-$**	**217.81**
4257728	13/11/2025	Kiosk Stock Order	$	217.81	
EFT40677	**20/11/2025**	**Lisa Smith**		**-$**	**34.00**

Schedule of Accounts Paid - November 2025

20251113	13/11/2025	Reimbursement - Containers for Cemetery	$ 34.00		
EFT40678	**20/11/2025**	**Aurora Environmental (Perth) Pty Ltd & Others**		**-$**	**4,831.60**
09088	30/10/2025	Old Saleyard - Site Investigation	$ 4,831.60		
EFT40679	**26/11/2025**	**Buildon Construction**		**-$**	**957,851.69**
INV-0041	13/11/2025	Katanning Early Childhood Hub - Construction	$ 957,851.69		
EFT40680	**28/11/2025**	**Canon Australia**		**-$**	**322.49**
8125610112	07/11/2025	Admin Photocopier Charges: 08 Oct - 07 Nov 2025	$ 322.49		
EFT40681	**28/11/2025**	**Garden Retic Service**		**-$**	**770.00**
94	15/11/2025	Heritage Garden and Clock - Verti Mowing	$ 770.00		
EFT40682	**28/11/2025**	**Visimax**		**-$**	**265.10**
INV-1856	10/11/2025	Fire Prevention - Infringement Notice Bush Fires Act	$ 265.10		
EFT40683	**28/11/2025**	**Integrated ICT**		**-$**	**1,787.50**
40283	21/11/2025	Software Subscriptions - Sine Software Annual Renewal	$ 1,303.50		
40336	24/11/2025	Refuse Site Maintenance - Starlink Plan & Meraki Licensing	$ 484.00		
EFT40684	**28/11/2025**	**Team Global Express Pty Ltd**		**-$**	**76.99**
0703-S408620	09/11/2025	Team Global Express Freight Charges	$ 76.99		
EFT40685	**28/11/2025**	**Warren Blackwood Waste**		**-$**	**10,800.74**
20097	19/11/2025	Waste Collection Service - Recycling Service	$ 5,758.50		
20098	23/11/2025	Waste Collection Service - Regular Service	$ 5,042.24		
EFT40686	**28/11/2025**	**Lesley Balinski**		**-$**	**122.89**
20251126	26/11/2025	Reimbursement - Library Equipment	$ 122.89		
EFT40687	**28/11/2025**	**Industrial Automation Group**		**-$**	**176.00**
SINV-16092	25/11/2025	Baker Road Standpipe Maintenance - Card Reader	$ 176.00		
EFT40688	**28/11/2025**	**Patrick Kennedy**		**-$**	**57.82**
20251124	24/11/2025	Reimbursement - Expenses whilst attending training	$ 57.82		
EFT40689	**28/11/2025**	**Australian Taxation Office**		**-$**	**36,887.00**
20251109	09/11/2025	PAYG - Week Ending: 19/11/2025	$ 36,887.00		
EFT40690	**28/11/2025**	**Emu Lane**		**-$**	**220.00**
1-1158	24/11/2025	Catering - Ordinary Council Meeting	$ 220.00		
EFT40691	**28/11/2025**	**Great Southern Toyota**		**-$**	**449.14**
JC34052936	11/11/2025	KA09 Toyota Fortuner - 100,000Km Scheduled Service	$ 449.14		

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EFT40692	**28/11/2025**	**Albany Radio Communications**		**-$**	**268.04**
01220424	17/11/2025	Fire Prevention - Repair Radio in Fire Truck	$ 268.04		
EFT40693	**28/11/2025**	**Graham's Small Motor Centre**		**-$**	**1,436.00**
G94	30/10/2025	Saleyards Equipment - New Mower & Maintenance	$ 1,436.00		
EFT40694	**28/11/2025**	**Poptronics**		**-$**	**150.00**
27	11/11/2025	Remembrance Day 2025 - PA System Hire	$ 150.00		
EFT40695	**28/11/2025**	**Water2Water Pty Ltd**		**-$**	**3,103.85**
INV341114	10/11/2025	Admin, Library & KLC - Filtration & Water Fountain Servicing	$ 3,103.85		
EFT40696	**28/11/2025**	**AD Contractors**		**-$**	**1,824.35**
00253288	06/11/2025	Town & Rural Road Maintenance - Emulsion	$ 1,824.35		
EFT40697	**28/11/2025**	**Burando Hill**		**-$**	**264.92**
K37754INV	04/09/2025	KA25138 Case Farmall Tractor - Drive Shaft Cover	$ 264.92		
EFT40698	**28/11/2025**	**Wy Wurry Electrical**		**-$**	**1,965.00**
INV-07198	21/11/2025	New Katanning BFB Shed - Install Leach Drain Pump & Alarm	$ 1,965.00		
EFT40699	**28/11/2025**	**Scavenger Supplies**		**-$**	**2,718.11**
INV-23632	12/11/2025	BFB Uniforms & PPE - Smoke Masks	$ 2,718.11		
EFT40700	**28/11/2025**	**Omnicom Media Group Australia Pty Ltd**		**-$**	**422.15**
1893824	31/10/2025	Advertisement - Staff Vacancies	$ 422.15		
EFT40701	**28/11/2025**	**PFD Food Services**		**-$**	**643.75**
LS369171	12/11/2025	Kiosk Stock Order	$ 643.75		
EFT40702	**28/11/2025**	**Department of Primary Industries & Regional Development (formerly DAFWA)**		**-$**	**50.01**
8979256	07/11/2025	Stationery - EHO A2 Posters & Laminating	$ 50.01		
EFT40703	**28/11/2025**	**Ray Ford Signs**		**-$**	**394.90**
INV-1116	24/11/2025	Council Chamber Maintenance - Update Honour Board	$ 92.40		
INV-1112	24/11/2025	Council Chamber Maintenance - Window Frosting	$ 302.50		
EFT40704	**28/11/2025**	**Best Office Systems**		**-$**	**51.64**
653265	24/11/2025	Depot Photocopier Charges: 20/10/2025 - 20/11/2025	$ 51.64		
EFT40705	**28/11/2025**	**Nilfisk Australia Pty Ltd**		**-$**	**263.12**
PSI0224214	12/11/2025	KLC Cleaner - Floor Scrubber Parts	$ 263.12		
EFT40706	**28/11/2025**	**Station Motors Group Katanning**		**-$**	**712.56**
R 62449	07/11/2025	01KA Isuzu D-Max - 15,000Km Scheduled Service	$ 712.56		

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Total			**$ 1,418,117.99**	**-$**	**1,418,117.99**

Cheque Payments	Date	Name	Description	Amount	Total
42525	**06/11/2025**	**Shire of Katanning**			**-$ 198.00**
DEDUCTION	05/11/2025		Payroll Deductions - Social Club: 05/11/2025	$ 48.00	
DEDUCTION	05/11/2025		Payroll Deductions - Lottery: 05/11/2025	$ 150.00	
42526	**28/11/2025**	**Shire of Katanning**			**-$ 188.00**
DEDUCTION	19/11/2025		Payroll Deductions - Social Club: 19/11/2025	$ 48.00	
DEDUCTION	19/11/2025		Payroll Deductions - Lottery: 19/11/2025	$ 140.00	
			Total	**$ 386.00**	**-$ 386.00**

Payroll Payments	Date	Name	Description	Amount	Total
Pay	**06/11/2025**	**Payroll**			**-$ 144,330.87**
	06/11/2025		Pay 10	$ 144,330.87	
Pay	**20/11/2025**	**Payroll**			**-$ 138,308.03**
	20/11/2025		Pay 11	$ 138,308.03	
			Total	**$ 282,638.90**	**-$ 282,638.90**

Direct Debit Payments	Date	Name	Description	Amount	Total
DD34511.1	**04/11/2025**	**Synergy**			**-$ 12,219.15**
977 854 430	15/10/2025		Grouped Electricity Account - September 2025	$ 12,219.15	
DD34529.1	**10/11/2025**	**Synergy**			**-$ 1,295.23**
154 025 290	21/10/2025		Electricity - Saleyards	$ 1,295.23	
DD34529.2	**05/11/2025**	**Telstra Corporation**			**-$ 1,425.91**
K 300 852 061-2	21/10/2025		Phone & Internet Charges - October 2025	$ 1,425.91	
DD34543.1	**12/11/2025**	**Synergy**			**-$ 183.38**
251 079 810	23/10/2025		Electricity - Charges Tower	$ 183.38	
DD34543.2	**13/11/2025**	**Synergy**			**-$ 165.32**
328 938 170	24/10/2025		Electricity - 38 Austral Terrace	$ 165.32	
DD34546.1	**14/11/2025**	**Synergy**			**-$ 367.99**

Schedule of Accounts Paid - November 2025

303 663 850	27/10/2025	Electricity - Katanning Hotel	$	367.99	
DD34551.1	**17/11/2025**	**Synergy**		**-$**	**620.91**
148 310 600	28/10/2025	Electricity - 22 Austral Terrace	$	358.34	
299 567 230	28/10/2025	Electricity - 8 Austral Terrace	$	183.03	
445 587 330	28/10/2025	Electricity - Unit 3 Amherst Village	$	79.54	
DD34555.1	**19/11/2025**	**Synergy**		**-$**	**318.08**
303 539 720	30/10/2025	Electricity - 1 Synnott Avenue	$	173.18	
239 593 320	30/10/2025	Electricity - Warren Road	$	144.90	
DD34561.1	**15/11/2025**	**SG Fleet Australia**		**-$**	**1,054.37**
AUSG01162830	31/10/2025	Vehicle Lease - CESM	$	1,054.37	
DD34561.2	**20/11/2025**	**Synergy**		**-$**	**396.69**
638 847 540	31/10/2025	Unmetered Electricity - Street Lighting	$	396.69	
DD34570.1	**02/11/2025**	**West Australian Treasury Corporation**		**-$**	**89,794.22**
158	01/11/2025	Loan No. 158	$	89,794.22	
DD34570.2	**06/11/2025**	**West Australian Treasury Corporation**		**-$**	**48,118.62**
159	05/11/2025	Loan No. 159	$	26,146.37	
160	05/11/2025	Loan No. 160	$	8,893.53	
161	05/11/2025	Loan No. 161	$	13,078.72	
DD34570.3	**17/11/2025**	**West Australian Treasury Corporation**		**-$**	**29,541.08**
162	16/11/2025	Loan No. 162 - Relocation of Lawn Bowls	$	7,587.83	
163	16/11/2025	Loan No. 163 - Purchase Road Sweeper	$	11,525.46	
164	16/11/2025	Loan No. 164 - Purchase Prime Mover	$	10,427.79	
DD34571.1	**24/11/2025**	**Synergy**		**-$**	**12,865.44**
155 057 680	04/11/2025	Electricity - Refuse Site	$	619.66	
338 348 270	03/11/2025	Electricity - Street Lighting	$	12,245.78	
DD34571.2	**21/11/2025**	**Synergy**		**-$**	**2,397.90**
159 777 820	03/11/2025	Electricity - 1/6 Hill Way	$	52.55	
312 951 080	03/11/2025	Electricity - Admin Building	$	1,987.72	
138 671 920	03/11/2025	Electricity - 25 Marmion Street	$	357.63	
DD34571.3	**17/11/2025**	**Synergy**		**-$**	**162.29**
159 985 050	03/11/2025	Electricity - 2/6 Hill Way	$	162.29	

Schedule of Accounts Paid - November 2025

DD34571.4	**20/11/2025**	**Water Corporation**			**-$ 202.75**
90 13922 94 5	04/11/2025		Water Usage - 8 Austral Terrace	$ 202.75	
DD34577.1	**05/11/2025**	**Aware Super**			**-$ 13,935.86**
SUPER	05/11/2025		Superannuation contributions	$ 12,594.75	
DEDUCTION	05/11/2025		Payroll deductions	$ 965.18	
DEDUCTION	05/11/2025		Payroll deductions	$ 295.92	
DEDUCTION	05/11/2025		Payroll deductions	$ 80.01	
DD34577.2	**05/11/2025**	**The Trustee For PEK Super**			**-$ 1,044.29**
SUPER	05/11/2025		Superannuation contributions	$ 901.45	
DEDUCTION	05/11/2025		Payroll deductions	$ 142.84	
DD34577.3	**05/11/2025**	**The Trustee for AMP Super Fund**			**-$ 1,095.62**
SUPER	05/11/2025		Superannuation contributions	$ 1,095.62	
DD34577.4	**05/11/2025**	**Land & Shed Superannuation Fund**			**-$ 355.01**
SUPER	05/11/2025		Superannuation contributions	$ 355.01	
DD34577.5	**05/11/2025**	**Prime Super**			**-$ 302.18**
SUPER	05/11/2025		Superannuation contributions	$ 302.18	
DD34577.6	**05/11/2025**	**Mercer Business Super**			**-$ 213.57**
SUPER	05/11/2025		Superannuation contributions	$ 213.57	
DD34577.7	**05/11/2025**	**Hostplus Superannuation Fund**			**-$ 399.31**
SUPER	05/11/2025		Superannuation contributions	$ 399.31	
DD34577.8	**05/11/2025**	**Smart Future Trust**			**-$ 345.20**
SUPER	05/11/2025		Superannuation contributions	$ 345.20	
DD34577.9	**05/11/2025**	**CBUS**			**-$ 503.85**
SUPER	05/11/2025		Superannuation contributions	$ 503.85	
DD34590.1	**25/11/2025**	**Synergy**			**-$ 379.81**
407 889 690	05/11/2025		Electricity - 61A Conroy Street	$ 379.81	
DD34606.1	**28/11/2025**	**Synergy**			**-$ 27,529.65**
977 854 430	14/11/2025		Grouped Electricity Account - October 2025	$ 27,529.65	
DD34609.1	**02/11/2025**	**Department of Transport**			**-$ 47.70**
041000136310	01/11/2025		Lake Ewlyamartup Jetty Renewal Fee	$ 47.70	
DD34625.1	**19/11/2025**	**Aware Super**			**-$ 15,252.17**

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SUPER	19/11/2025	Superannuation contributions	$	14,036.89	
DEDUCTION	19/11/2025	Payroll deductions	$	838.14	
DEDUCTION	19/11/2025	Payroll deductions	$	297.13	
DEDUCTION	19/11/2025	Payroll deductions	$	80.01	
DD34625.2	**19/11/2025**	**The Trustee for AMP Super Fund**		**-$**	**1,095.62**
SUPER	19/11/2025	Superannuation contributions	$	1,095.62	
DD34625.3	**19/11/2025**	**Land & Shed Superannuation Fund**		**-$**	**356.45**
SUPER	19/11/2025	Superannuation contributions	$	356.45	
DD34625.4	**19/11/2025**	**Prime Super**		**-$**	**269.76**
SUPER	19/11/2025	Superannuation contributions	$	269.76	
DD34625.5	**19/11/2025**	**Mercer Business Super**		**-$**	**283.50**
SUPER	19/11/2025	Superannuation contributions	$	283.50	
DD34625.6	**19/11/2025**	**The Trustee For PEK Super**		**-$**	**1,039.23**
DEDUCTION	19/11/2025	Payroll deductions	$	142.84	
SUPER	19/11/2025	Superannuation contributions	$	896.39	
DD34625.7	**19/11/2025**	**Hostplus Superannuation Fund**		**-$**	**399.31**
SUPER	19/11/2025	Superannuation contributions	$	399.31	
DD34625.8	**19/11/2025**	**CBUS**		**-$**	**495.04**
SUPER	19/11/2025	Superannuation contributions	$	495.04	
DD34625.9	**19/11/2025**	**Australian Super**		**-$**	**2,384.39**
SUPER	19/11/2025	Superannuation contributions	$	2,384.39	
DD34626.1	**17/11/2025**	**Synergy**		**$**	**79.54**
445 587 330	28/10/2025	Electricity - Unit 3 Amherst Village	-$	79.54	
DD34634.1	**22/11/2025**	**Australian Taxation Office**		**-$**	**119,455.00**
BASOCT2025	21/11/2025	BAS - October 2025	$	119,455.00	
DD34577.10	**05/11/2025**	**Australian Super**		**-$**	**2,384.39**
SUPER	05/11/2025	Superannuation contributions	$	2,384.39	
DD34577.11	**05/11/2025**	**Rest Superannuation**		**-$**	**843.62**
SUPER	05/11/2025	Superannuation contributions	$	843.62	
DD34577.12	**05/11/2025**	**Retail Employees Superannuation Trust**		**-$**	**234.39**
SUPER	05/11/2025	Superannuation contributions	$	234.39	

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DD34577.13	**05/11/2025**	**Australia Prime Superannuation Fund**				**-$**	**546.27**
SUPER	05/11/2025		Superannuation contributions	$	546.27		
DD34577.14	**05/11/2025**	**MobiSuper**				**-$**	**235.89**
SUPER	05/11/2025		Superannuation contributions	$	235.89		
DD34625.10	**19/11/2025**	**Rest Superannuation**				**-$**	**455.53**
SUPER	19/11/2025		Superannuation contributions	$	455.53		
DD34625.11	**19/11/2025**	**Retail Employees Superannuation Trust**				**-$**	**237.34**
SUPER	19/11/2025		Superannuation contributions	$	237.34		
DD34625.12	**19/11/2025**	**Australia Prime Superannuation Fund**				**-$**	**672.95**
SUPER	19/11/2025		Superannuation contributions	$	672.95		
DD34625.13	**19/11/2025**	**MobiSuper**				**-$**	**261.86**
SUPER	19/11/2025		Superannuation contributions	$	261.86		
			Total	**$**	**394,104.55**	**-$**	**394,104.55**

Credit Card Payments	Date	Name	Description	Amount		Total	
DD34637.1	**27/10/2025**	**Commonwealth Bank of Australia**				**-$**	**13,388.27**
OCT2025	**27/10/2025**	**Human Resources Coordinator**	**Credit Card Purchases - October 2025**			**-$**	**2,630.39**
			Agoda - Accommodation for Rates Training	$	468.66		
			Agoda - Accommodation for Rates Training - Refund	-$	468.66		
			Agoda - Accommodation for Time Management Course	$	473.63		
			Agoda - Accommodation for Time Management Course	$	638.30		
			Agoda - Accommodation for Time Management Course	$	644.78		
			Agoda - Accommodation for Traffic Management Training	$	214.03		
			BWS Katanning - Drinks for Council Meetings	$	180.60		
			Shire of Katanning - Registration of 2025 Toyota RAV4 inc GST	$	436.85		
			Shire of Katanning - Registration of 2025 Toyota RAV4 GST free	$	42.20		
OCT2025	**27/10/2025**	**General Manager Operations**	**Credit Card Purchases - October 2025**			**-$**	**2,100.00**
			Woodchester Bed n Breakfast - Town Planner Accomodation	$	165.00		
			Verdex Incorporates MHA - Forklift Drum Roller	$	1,419.00		
			AusQ Training - Traffic Management Training Refresher	$	356.00		

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		Zoleo - Duress Alarm Monthly Subscription	$ 160.00		
OCT2025	**27/10/2025 Manager Recreation Services**	**Credit Card Purchases - October 2025**		**-$**	**595.86**
		Vallentis Pty Ltd - Medals for Social Term Sport Winners	$ 120.05		
		Woolworths - Youth School Holiday Food	$ 22.00		
		JB's Quality Meats - Seniors Meat Packs	$ 32.00		
		Woolworths - School Holiday Program Stocks	$ 33.00		
		Woolworths - Kiosk Stocks inc GST	$ 5.80		
		Woolworths - Kiosk Stocks GST free	$ 4.65		
		Woolworths - Youth School Holiday Food inc GST	$ 11.45		
		Woolworths - Youth School Holiday Food GST free	$ 4.30		
		Food Safety First - Food Handling Certificate	$ 59.00		
		JB's Quality Meats - Seniors Meat Packs	$ 32.00		
		Woolworths - School Holiday Program Stocks	$ 28.15		
		Woolworths - School Holiday Program Food	$ 35.50		
		Royal Lifesaving - Guidelines for Safe Pool Operations	$ 85.81		
		Woolworths - Kiosk Stocks inc GST	$ 3.65		
		Woolworths - Kiosk Stocks GST free	$ 18.40		
		Zanyacs - Term Sports Medals	$ 16.45		
		Katanning Stock & Trading - Gorilla Tape	$ 70.00		
		Woolworths - Kiosk Stocks	$ 13.65		
OCT2025	**27/10/2025 Executive Assistant to CEO**	**Credit Card Purchases - October 2025**		**-$**	**4,866.52**
		Adina Apartments - Accommodation for Councillors	$ 3,840.49		
		Canva - Subscription	$ 615.90		
		Emu Lane - Coffees for Special Council Meeting inc GST	$ 56.50		
		Emu Lane - Coffees for Special Council Meeting GST free	$ 0.68		
		BWS Katanning - Wine for Council Meetings	$ 169.20		
		Woolworths - Water for Council Meetings	$ 8.00		
		Woolworths - Milk for Depot Staff	$ 19.80		
		Woolworths - Refreshments for Noongar Leadership Group Meeting	$ 12.75		
		Woolworths - Refreshments for Noongar Leadership Group Meeting	$ 3.30		
		Woolworths - Restock Council fridge for elections inc GST	$ 88.90		

Schedule of Accounts Paid - November 2025

		Woolworths - Restock Council fridge for elections GST free	$	8.00		
		Woolworths - Water and Chocolates for Council Meeting inc GST	$	35.00		
		Woolworths - Water and Chocolates for Council Meeting GST free	$	8.00		
OCT2025	**27/10/2025 Chief Executive Officer**	**Credit Card Purchases - October 2025**			**-$**	**3,064.22**
		Uber - Transport for WALGA Convention	$	14.30		
		Uber - Transport for WALGA Convention	$	11.02		
		Uber - Transport for WALGA Convention	$	29.48		
		13 Cabs WA - Transport to Minister Jarvis Meeting	$	14.70		
		Uber - Transport for WALGA Convention	$	12.55		
		Mary Street Bakery - Refreshments at WALGA Convention	$	47.56		
		Fresh Start Cafe - Meeting with Operations Manager	$	11.58		
		Agoda - Accommodation for DFES Training	$	540.73		
		Dome - Meeting with Katanning Country Club	$	12.90		
		Apple - New Phone for Staff Member Salary Sacrifice	$	2,199.00		
		Woolworths - Supplies for Ag Show inc GST	$	15.75		
		Woolworths - Supplies for Ag Show GST free	$	4.65		
		Peta Garstone - KA Fallen Soldiers Memorial Re-dedication Ceremony	$	150.00		
OCT2025	**27/10/2025 Community Emergency Services Manager**	**Credit Card Purchases - October 2025**			**-$**	**131.28**
		Kowalds News & Glasshouse - BFB Refillable Files	$	75.23		
		Johns Bakery - Bread Rolls for Carrolup Meeting/Training BBQ	$	16.50		
		JB's Quality Meats - Sausages for Carrolup Meeting/Training BBQ	$	39.55		
		Total	**$**	**13,388.27**	**-$**	**13,388.27**

EFT Payments	$	1,418,117.99	67.25%
Cheque Payments	$	386.00	0.02%
Payroll Payments	$	282,638.90	13.40%
Direct Debit Payments	$	394,104.55	18.69%
Credit Card Payments	$	13,388.27	0.63%
TOTAL	**$**	**2,108,635.71**	**100%**

Shire of
Katanning
Heart of the Great Southern

Monthly Financial Reports

November 2025

MONTHLY FINANCIAL REPORT

(Containing the required statement of financial activity and statement of financial position)

For the period ended 30 November 2025

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

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SHIRE OF KATANNING
STATEMENT OF FINANCIAL ACTIVITY
FOR THE PERIOD ENDED 30 NOVEMBER 2025

	Note	Adopted Budget Estimates (a)	YTD Budget Estimates (b)	YTD Actual (c)	Variance* $ (c) - (b)	Variance* % ((c) - (b))/(b)	Var.
		$	$	$	$	%	
OPERATING ACTIVITIES							
Revenue from operating activities							
General rates		5,481,228	5,475,872	**5,533,092**	57,220	1.04%	
Rates excluding general rates		5,356	5,356	**5,037**	(319)	(5.96%)	
Grants, subsidies and contributions		1,340,434	590,560	**1,229,337**	638,777	108.16%	▲
Fees and charges		2,186,860	1,399,531	**1,618,709**	219,178	15.66%	▲
Interest revenue		476,000	198,330	**170,031**	(28,299)	(14.27%)	▼
Other revenue		315,024	108,322	**91,203**	(17,119)	(15.80%)	▼
Profit on asset disposals		75,207	30,083	**0**	(30,083)	(100.00%)	▼
Fair value adjustments to financial assets at fair value through profit or loss		0	0	**16,364**	16,364	0.00%	
		9,880,109	**7,808,054**	**8,663,773**	**855,719**	10.96%	
Expenditure from operating activities							
Employee costs		(5,337,519)	(2,411,744)	**(2,208,352)**	203,392	8.43%	
Materials and contracts		(4,035,623)	(1,624,167)	**(1,164,001)**	460,166	28.33%	▲
Utility charges		(612,753)	(260,742)	**(229,809)**	30,933	11.86%	▲
Depreciation		(9,356,842)	(3,898,650)	**(3,933,881)**	(35,231)	(0.90%)	
Finance costs		(91,756)	(43,980)	**(32,350)**	11,630	26.44%	▲
Insurance		(426,741)	(420,630)	**(430,246)**	(9,616)	(2.29%)	
Other expenditure		(405,507)	(126,423)	**(132,641)**	(6,218)	(4.92%)	
Loss on asset disposals		(17,854)	(8,927)	**0**	8,927	100.00%	
		(20,284,595)	**(8,795,263)**	**(8,131,280)**	**663,983**	7.55%	
Non cash amounts excluded from operating activities	2(c)	9,299,489	3,877,494	**3,907,499**	30,005	0.77%	
Amount attributable to operating activities		**(1,104,997)**	**2,890,285**	**4,439,992**	**1,549,707**	53.62%	
INVESTING ACTIVITIES							
Inflows from investing activities							
Proceeds from capital grants, subsidies and contributions		10,533,060	5,027,226	**4,565,007**	(462,219)	(9.19%)	
Proceeds from disposal of assets		476,000	90,000	**0**	(90,000)	(100.00%)	▼
Proceeds from financial assets at amortised cost - self supporting loans		22,752	11,265	**11,265**	0	0.00%	
		11,031,812	**5,128,491**	**4,576,272**	**(552,219)**	(10.77%)	
Outflows from investing activities							
Acquisition of property, plant and equipment		(11,709,927)	(4,973,455)	**(3,101,937)**	1,871,518	37.63%	▲
Acquisition of infrastructure		(1,911,897)	(531,882)	**(91,479)**	440,403	82.80%	▲
Payments for financial assets at amortised cost - self supporting loans		(22,752)	0	**0**	0	0.00%	
		(13,644,576)	**(5,505,337)**	**(3,193,415)**	**2,311,922**	41.99%	
Non-cash amounts excluded from investing activities	2(d)	0	0	**(72,761)**	(72,761)	0.00%	
Amount attributable to investing activities		**(2,612,764)**	**(376,846)**	**1,310,096**	**1,686,942**	447.65%	
FINANCING ACTIVITIES							
Inflows from financing activities							
Transfer from reserves		1,744,442	0	**0**	0	0.00%	
		1,744,442	**0**	**0**	**0**	0.00%	
Outflows from financing activities							
Repayment of borrowings		(302,233)	(150,000)	**(150,000)**	0	0.00%	
Transfer to reserves		(1,292,995)	0	**(72,132)**	(72,132)	0.00%	
		(1,595,228)	**(150,000)**	**(222,132)**	**(72,132)**	(48.09%)	
Amount attributable to financing activities		**149,214**	**(150,000)**	**(222,132)**	**(72,132)**	(48.09%)	
MOVEMENT IN SURPLUS OR DEFICIT							
Surplus or deficit at the start of the financial year	2(a)	3,568,549	3,568,549	**2,799,383**	(769,166)	(21.55%)	▼
Amount attributable to operating activities		(1,104,997)	2,890,285	**4,439,992**	1,549,707	53.62%	▲
Amount attributable to investing activities		(2,612,764)	(376,846)	**1,310,096**	1,686,942	447.65%	▲
Amount attributable to financing activities		149,214	(150,000)	**(222,132)**	(72,132)	(48.09%)	▼
Surplus or deficit after imposition of general rates		**(0)**	**5,931,988**	**8,327,338**	**2,395,350**	40.38%	▲

KEY INFORMATION

▲▼ Indicates a variance between Year to Date (YTD) Budget and YTD Actual data outside the adopted materiality threshold.
▲ Indicates a variance with a positive impact on the financial position.
▼ Indicates a variance with a negative impact on the financial position.
Refer to Note 3 for an explanation of the reasons for the variance.

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

SHIRE OF KATANNING
STATEMENT OF FINANCIAL POSITION
FOR THE PERIOD ENDED 30 NOVEMBER 2025

	Actual 30 June 2025	Actual as at 30 November 2025
	$	$
CURRENT ASSETS		
Cash and cash equivalents	15,299,657	20,122,722
Trade and other receivables	1,807,551	2,313,359
Other financial assets	22,752	11,487
Inventories	10,411	9,208
TOTAL CURRENT ASSETS	17,140,371	22,456,776
NON-CURRENT ASSETS		
Trade and other receivables	356,964	356,964
Other financial assets	321,802	321,802
Property, plant and equipment	56,103,805	57,771,921
Infrastructure	210,910,983	208,502,400
Right-of-use assets	2,120	2,120
TOTAL NON-CURRENT ASSETS	267,695,674	266,955,207
TOTAL ASSETS	284,836,045	289,411,983
CURRENT LIABILITIES		
Trade and other payables	823,072	363,694
Contract liabilities	75,020	75,020
Capital grant/contributions liabilities	4,701,589	4,774,350
Lease liabilities	878	878
Borrowings	302,233	152,234
Employee related provisions	514,778	514,778
Other provisions	1,143,149	1,153,167
TOTAL CURRENT LIABILITIES	7,560,719	7,034,121
NON-CURRENT LIABILITIES		
Borrowings	2,704,400	2,704,400
Employee related provisions	82,527	82,527
Other provisions	568,112	568,112
TOTAL NON-CURRENT LIABILITIES	3,355,039	3,355,039
TOTAL LIABILITIES	10,915,758	10,389,160
NET ASSETS	**273,920,287**	**279,022,823**
EQUITY		
Retained surplus	79,442,461	84,472,865
Reserve accounts	8,718,555	8,790,687
Revaluation surplus	185,759,271	185,759,271
TOTAL EQUITY	**273,920,287**	**279,022,823**

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

1 BASIS OF PREPARATION AND MATERIAL ACCOUNTING POLICIES

BASIS OF PREPARATION

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

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

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

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

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

PREPARATION TIMING AND REVIEW

Date prepared: All known transactions up to 07 December 2025

THE LOCAL GOVERNMENT REPORTING ENTITY
All funds through which the Shire controls resources to carry on its functions have been included in the financial statements forming part of this financial report.

All monies held in the Trust Fund are excluded from the financial statements.

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

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

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

As with all estimates, the use of different assumptions could lead to material changes in the amounts reported in the financial report.

The following are estimates and assumptions that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities within the next financial year and further information on their nature and impact can be found in the relevant note:

- Fair value measurement of assets carried at reportable value including:
  - Property, plant and equipment
  - Infrastructure
- Impairment losses of non-financial assets
- Expected credit losses on financial assets
- Measurement of employee benefits
- Measurement of provisions
- Estimation uncertainties and judgements made in relation to lease accounting

2 NET CURRENT ASSETS INFORMATION

(a) Net current assets used in the Statement of Financial Activity

	Note	Adopted Budget Opening 1 July 2025	Actual as at 30 June 2025	Actual as at 30 November 2025
Current assets		$	$	$
Cash and cash equivalents		10,622,077	15,299,657	20,122,722
Trade and other receivables		4,708,576	1,807,551	2,313,359
Other financial assets		1,862,455	22,752	11,487
Inventories		7,248	10,411	9,208
		17,200,356	17,140,371	22,456,776
Less: current liabilities				
Trade and other payables		(221,882)	(823,072)	(363,694)
Other liabilities		(4,691,002)	(4,776,609)	(4,849,370)
Lease liabilities		0	(878)	(878)
Borrowings		(302,234)	(302,233)	(152,234)
Employee related provisions		(582,279)	(514,778)	(514,778)
Other provisions		(1,145,902)	(1,143,149)	(1,153,167)
		(6,943,299)	(7,560,719)	(7,034,121)
Net current assets		**10,257,057**	**9,579,652**	**15,422,655**
Less: Total adjustments to net current assets	2(b)	(6,688,508)	(6,780,269)	(7,095,317)
Closing funding surplus / (deficit)		**3,568,549**	**2,799,383**	**8,327,338**

(b) Current assets and liabilities excluded from budgeted deficiency

Adjustments to net current assets				
Less: Reserve accounts		(8,718,920)	(8,718,555)	(8,790,687)
Less: Financial assets at amortised cost - self supporting loans		0	(22,752)	(11,487)
Less: Current assets not expected to be received at end of year		0	0	(142,607)
- Current financial assets at amortised cost - self supporting loans		0	0	0
- Other liabilities - adjusting entry		0	0	28,407
Add: Current liabilities not expected to be cleared at the end of the year		0	0	0
- Current portion of lease liabilities		0	878	878
- Current portion of borrowings		302,234	302,233	152,234
- Current portion of other provisions held in reserve-Amherst		1,145,899	1,143,149	1,153,167
- Current portion of employee benefit provisions held in reserve		582,279	514,778	514,778
Total adjustments to net current assets	2(a)	**(6,688,508)**	**(6,780,269)**	**(7,095,317)**

(c) Non-cash amounts excluded from operating activities

	Adopted Budget Estimates 30 June 2026	YTD Budget Estimates 30 November 2025	YTD Actual 30 November 2025
	$	$	$
Adjustments to operating activities			
Less: Profit on asset disposals	(75,207)	(30,083)	0
Less: Movement in liabilities associated with restricted cash - Amherst	0	0	(10,018)
Less: Fair value adjustments to financial assets at amortised cost	0	0	(16,364)
Add: Loss on asset disposals	17,854	8,927	0
Add: Depreciation	9,356,842	3,898,650	3,933,881
Total non-cash amounts excluded from operating activities	**9,299,489**	**3,877,494**	**3,907,499**

(d) Non-cash amounts excluded from investing activities

Adjustments to investing activities			
Movement in non current liabilities for transfers to acquire or construct non-financial assets to be controlled by the entity	0	0	(72,761)
Total non-cash amounts excluded from investing activities	**0**	**0**	**(72,761)**

CURRENT AND NON-CURRENT CLASSIFICATION

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

3 EXPLANATION OF MATERIAL VARIANCES

The material variance thresholds are adopted annually by Council as an indicator of whether the actual expenditure or revenue varies from the year to date actual materially.
The material variance adopted by Council for the 2025-26 year is $10,000 and 10.00% whichever is the greater.

REFER TO AGENDA ITEM FOR EXPLANATIONS

Description	Var. $	Var. %	
	$	%	
Revenue from operating activities			
Grants, subsidies and contributions	638,777	108.16%	▲
Fees and charges	219,178	15.66%	▲
Interest revenue	(28,299)	(14.27%)	▼
Other revenue	(17,119)	(15.80%)	▼
Profit on asset disposals	(30,083)	(100.00%)	▼
Expenditure from operating activities			
Materials and contracts	460,166	28.33%	▲
Utility charges	30,933	11.86%	▲
Finance costs	11,630	26.44%	▲
Inflows from investing activities			
Proceeds from disposal of assets	(90,000)	(100.00%)	▼
Outflows from investing activities			
Acquisition of property, plant and equipment	1,871,518	37.63%	▲
Acquisition of infrastructure	440,403	82.80%	▲
Surplus or deficit at the start of the financial year	(769,166)	(21.55%)	▼
Surplus or deficit after imposition of general rates	2,395,350	40.38%	▲

SHIRE OF KATANNING

SUPPLEMENTARY INFORMATION

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BASIS OF PREPARATION - SUPPLEMENTARY INFORMATION

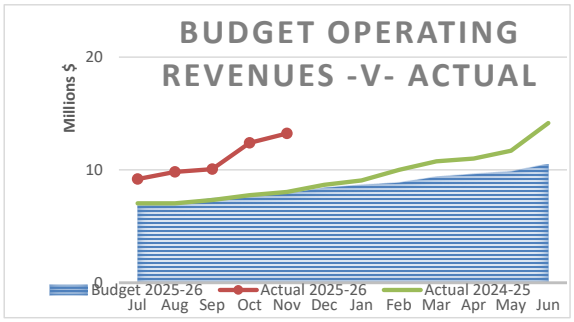
Supplementary information is presented for information purposes. The information does not comply with the disclosure requirements of the Australian Accounting Standards.

SHIRE OF KATANNING
SUPPLEMENTARY INFORMATION
FOR THE PERIOD ENDED 30 NOVEMBER 2025

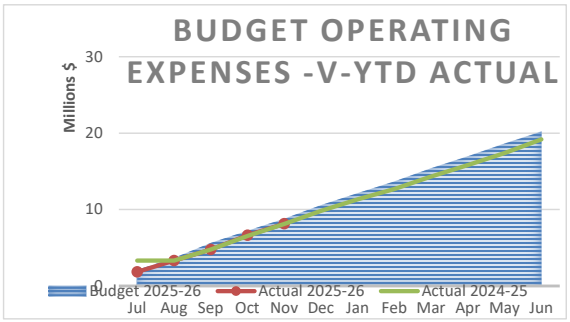
1 KEY INFORMATION - GRAPHICAL

OPERATING ACTIVITIES

OPERATING REVENUE

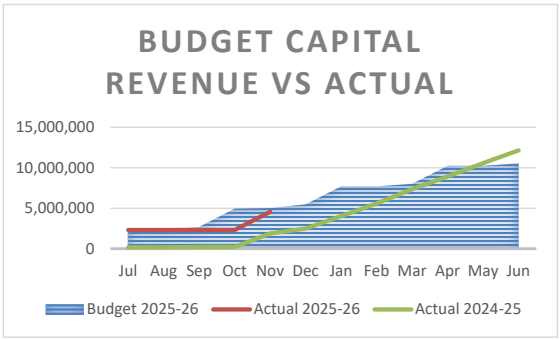


OPERATING EXPENSES

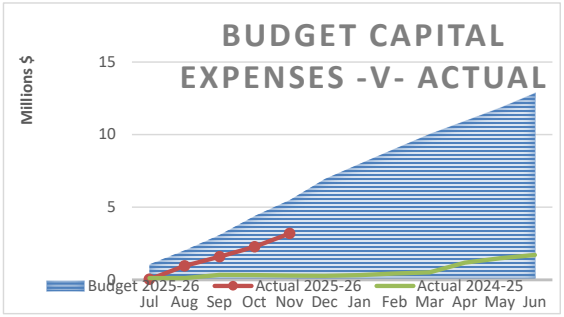


INVESTING ACTIVITIES

CAPITAL REVENUE

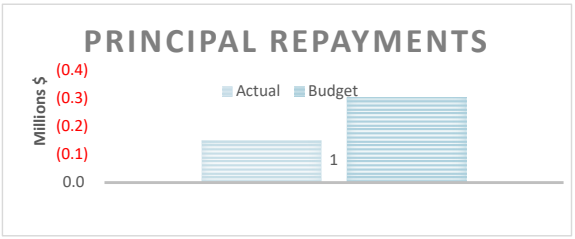


CAPITAL EXPENSES

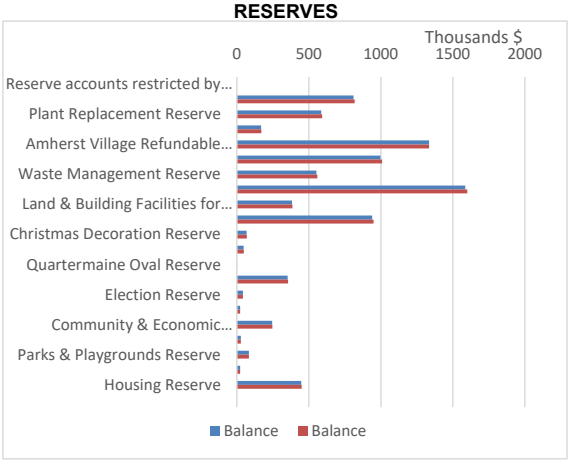


FINANCING ACTIVITIES

BORROWINGS



RESERVES



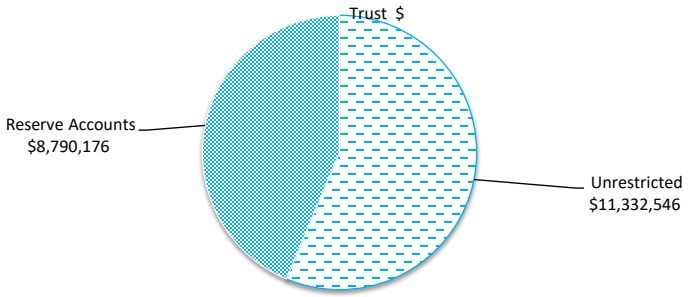
2 CASH AND FINANCIAL ASSETS AT AMORTISED COST

Description	Classification	Unrestricted	Reserve Accounts	Total	Trust	Institution	Interest Rate	Maturity Date
		$	$	$	$			
Cash at Bank	Cash and cash equivalents	4,558,196	0	4,558,196		CBA	0.25%	At call
Term Deposit - Muni	Cash and cash equivalents	4,774,350	0	4,774,350		WATC	3.61%	
At-Call (CBA) - Reserves	Cash and cash equivalents	0	1,720,272	1,720,272		CBA	0.25%	At call
Term Deposit - Reserves	Cash and cash equivalents	0	7,069,904	7,069,904		CBA	4.04%	22/01/2026
Term Deposit - Muni	Cash and cash equivalents	2,000,000		2,000,000		CBA	4.10%	23/01/2026
Total		**11,332,546**	**8,790,176**	**20,122,722**	**0**			
Comprising								
Cash and cash equivalents		11,332,546	8,790,176	20,122,722	0			
		11,332,546	**8,790,176**	**20,122,722**	**0**			

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

The local government classifies financial assets at amortised cost if both of the following criteria are met:
- the asset is held within a business model whose objective is to collect the contractual cashflows, and
- the contractual terms give rise to cash flows that are solely payments of principal and interest.

Financial assets at amortised cost held with registered financial institutions are listed in this note other financial assets at amortised cost are provided in Note 7 - Other assets.



3 RESERVE ACCOUNTS

	Budget				Actual			
Reserve account name	Opening Balance	Transfers In (+)	Transfers Out (-)	Closing Balance	Opening Balance	Transfers In (+)	Transfers Out (-)	Closing Balance
	$	$	$	$	$	$	$	$
Reserve accounts restricted by Council								
Leave reserve	809,623	21,914	(100,000)	731,537	810,712	7,920	0	818,632
Plant Replacement Reserve	585,751	301,411	0	887,162	586,050	5,725	0	591,775
Amherst Village Building Maintenance Reserve	168,209	4,553	(60,000)	112,762	168,488	1,646	0	170,134
Amherst Village Refundable Deposit Reserve	1,344,707	350,000	(150,000)	1,544,707	1,334,902	0	0	1,334,902
Old Saleyards Reserve	996,641	26,976	(30,000)	993,617	997,981	9,750	0	1,007,731
Waste Management Reserve	552,326	89,950	0	642,276	552,968	5,402	0	558,370
Land & Building Reserve	1,583,427	89,592	(1,280,862)	392,157	1,585,555	15,490	0	1,601,045
Land & Building Facilities for Seniors Reserve	381,751	0	0	381,751	382,263	3,734	0	385,997
Regional Sheep Saleyards Reserve	939,160	49,420	0	988,580	940,377	9,187	0	949,564
Christmas Decoration Reserve	68,348	1,850	(50,000)	20,198	68,440	669	0	69,109
GRV Revaluation Reserve	47,251	21,279	0	68,530	47,288	462	0	47,750
Quartermaine Oval Reserve	0	0	0	0	559	5	0	564
KLC Facilities Reserve	352,365	109,537	0	461,902	352,839	3,447	0	356,286
Election Reserve	42,256	1,144	(23,580)	19,820	42,306	413	0	42,719
Library Building Reserve	22,070	597	0	22,667	22,099	216	0	22,315
Community & Economic Development Reserve	244,644	6,622	(50,000)	201,266	245,040	2,394	0	247,434
Lake Ewlyamartup Facilities Reserve	27,602	747	0	28,349	27,639	270	0	27,909
Parks & Playgrounds Reserve	83,462	2,259	0	85,721	83,575	816	0	84,391
Katanning Aquatic Centre Reserve	23,212	50,628	0	73,840	23,244	227	0	23,471
Housing Reserve	446,115	114,516	0	560,631	446,230	4,359	0	450,589
ERP System Upgrade Reserve	0	50,000	0	50,000	0	0	0	0
	8,718,920	**1,292,995**	**(1,744,442)**	**8,267,473**	**8,718,555**	**72,132**	**0**	**8,790,687**

4 CAPITAL ACQUISITIONS

Capital acquisitions	Adopted Budget	YTD Budget	YTD Actual	YTD Variance
	$	$	$	$
Buildings - specialised	11,020,927	4,644,555	3,062,107	(1,582,448)
Plant and equipment	399,000	166,250	0	(166,250)
Motor Vehicles	84,000	84,000	39,655	(44,345)
Equipment	25,000	6,250	174	(6,076)
Artwork & sculptures	181,000	72,400	0	(72,400)
Acquisition of property, plant and equipment	**11,709,927**	**4,973,455**	**3,101,937**	**(1,871,518)**
Infrastructure - roads	1,131,897	531,882	90,388	(441,494)
Infrastructure - Parks and ovals	0	0	1,091	1,091
Infrastructure - Other	780,000	0	0	0
Acquisition of infrastructure	**1,911,897**	**531,882**	**91,479**	**(440,403)**
Total capital acquisitions	**13,621,824**	**5,505,337**	**3,193,415**	**(2,311,922)**
Capital Acquisitions Funded By:				
Capital grants and contributions	10,533,060	5,027,226	4,565,007	(462,219)
Other (disposals & C/Fwd)	476,000	90,000	0	(90,000)
Reserve accounts				
Leave reserve	100,000	0	0	0
Amherst Village Building Maintenance Reserve	60,000	0	0	0
Amherst Village Refundable Deposit Reserve	150,000	0	0	0
Old Saleyards Reserve	30,000	0	0	0
Land & Building Reserve	1,280,862	0	0	0
Christmas Decoration Reserve	50,000	0	0	0
Election Reserve	23,580	0	0	0
Community & Economic Development Reserve	50,000	0	0	0
Contribution - operations	868,322	388,111	(1,371,592)	(1,759,703)
Capital funding total	**13,621,824**	**5,505,337**	**3,193,415**	**(2,311,922)**

KEY INFORMATION

Initial recognition

An item of property, plant and equipment or infrastructure that qualifies for recognition as an asset is measured at its cost.

Upon initial recognition, cost is determined as the amount paid (or other consideration given) to acquire the assets, plus costs incidental to the acquisition. The cost of non-current assets constructed by the Shire includes the cost of all materials used in construction, direct labour on the project and an appropriate proportion of variable and fixed overheads. For assets acquired at zero cost or otherwise significantly less than fair value, cost is determined as fair value at the date of acquisition.

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

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

Individual assets that are land, buildings and infrastructure acquired between scheduled revaluation dates of the asset class in accordance with the Shire's revaluation policy, are recognised at cost and disclosed as being at reportable value.

Measurement after recognition

Plant and equipment including furniture and equipment and right-of-use assets (other than vested improvements) are measured using the cost model as required under *Local Government (Financial Management) Regulation 17A(2).* Assets held under the cost model are carried at cost less accumulated depreciation and any impairment losses being their reportable value.

Reportable Value

In accordance with *Local Government (Financial Management) Regulation 17A(2),* the carrying amount of non-financial assets that are land and buildings classified as property, plant and equipment, investment properties, infrastructure or vested improvements that the local government controls.

Reportable value is for the purpose of *Local Government (Financial Management) Regulation 17A(4)* is the fair value of the asset at its last valuation date minus (to the extent applicable) the accumulated depreciation and any accumulated impairment losses in respect of the non-financial asset subsequent to its last valuation date.

4 CAPITAL ACQUISITIONS (CONTINUED) - DETAILED

Capital expenditure total - Level of completion indicators

Level of completion indicators

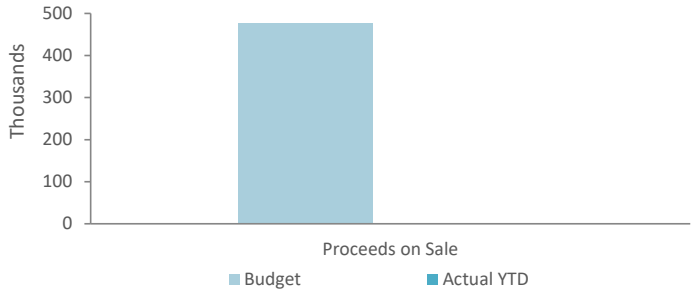
- 0%
- 20%
- 40%
- 60%
- 80%
- 100%
- Over 100%

Percentage Year to Date Actual to Annual Budget expenditure where the expenditure over budget highlighted in red.

	Account	Account Description	Adopted Budget	YTD Budget	YTD Actual	Variance (Under)/Over
			$	$	$	$
	2676	Paintings & Sculptures - At Cost - Noongar Story Public Artwork Project	181,000	72,400	0	72,400
	1996	Buildings - Specialised - Katanning CBFB Shed Upgrade	100,000	100,000	28,614	71,386
	1998	Cat Pound Construction	10,000	10,000	0	10,000
	2000	Housing Development Project	360,000	90,000	0	90,000
	2154	Buildings - Specialised - At Cost - Amherst	60,000	15,000	26,000	(11,000)
	2659	Buildings - Specialised - At Cost - Early Childhood Hub	10,390,927	4,329,555	2,957,500	1,372,055
	3064	Buildings - Specialised - At Cost - Cemetery	50,000	50,000	24,801	25,199
	8875	Buildings - Specialised - At Cost - KLC 24 hour gym upgrade	50,000	50,000	25,192	24,808
	1994	Equipment - At Cost - Other Law Order	25,000	6,250	0	6,250
	1999	CESM Vehicle purchase	29,000	29,000	0	29,000
	4964	Motor Vehicles - At Cost - Plant Purchases	55,000	55,000	39,655	15,345
	4075	Infrastructure Other - At Cost - Aerodrome Runway	750,000	0	0	0
	6701	Infrastructure Other - At Cost - ChargeUp Charging Station	30,000	0	0	0
	4954	**Plant - At Cost - Plant Purchases**				0
	AC096	New Mower 25/26	10,000	4,165	0	4,165
	AC097	New Mower 25/26	60,000	25,000	0	25,000
	AC098	New Medium Tipper 25/26	79,000	32,915	0	32,915
	AC099	New Multi Tyred Roller 25/26	200,000	83,335	0	83,335
	AC100	Minor Plant Purchases 25/26	50,000	20,835	0	20,835
	4460	**Infrastructure Roads - At Cost - Roads**				0
	C817	Rrg Warren Rd - Construct Widen Slk12-15	0	0	4,820	(4,820)
	C819	R2R Coomelberrup Rd (Sections) Resheet	0	0	10,986	(10,986)
	C820	R2R Langaweira Rd (Sections) Shoulder Reconstruct	61,897	61,897	34,414	27,483
	C821	Rrg Arbour Street 0-1.26	230,000	229,997	168	229,829
	C822	Rrg Clive St 0.136-2.02	75,000	74,997	0	74,997
	C823	Rrg Cove St 0-0.21	55,000	54,997	0	54,997
	C824	Rrg Amherst St 0-0.33	55,000	54,997	0	54,997
	C825	Rrg Aberdeen St 0-0.315	55,000	54,997	0	54,997
	C826	R2R Ranford Road 25/26 Program	390,000	0	32,000	(32,000)
	C827	R2R Hettner Road 25/26 Program	120,000	0	8,000	(8,000)
	C828	R2R Belmont Street 25/26 Program	90,000	0	0	0
	CC17	Quartermaine Oval Upgrade	0	0	1,091	(1,091)
	C981	Saleyards Ear Tagging Project (Equip)	0	0	174	(174)
			13,621,824	**5,505,337**	**3,193,415**	**2,311,922**

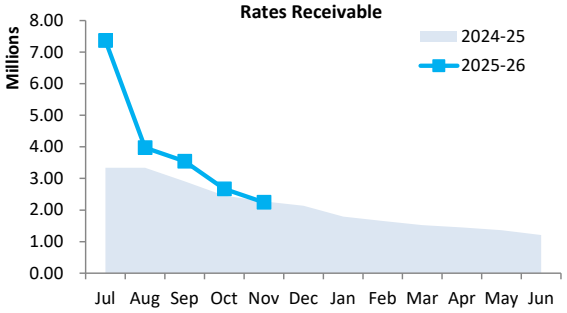
5 DISPOSAL OF ASSETS

Asset Ref.	Asset description	Budget Net Book Value	Budget Proceeds	Budget Profit	Budget (Loss)	YTD Actual Net Book Value	YTD Actual Proceeds	YTD Actual Profit	YTD Actual (Loss)
		$	$	$	$	$	$	$	$
	Buildings								
	Freehold land	360,000	360,000	0	0	0	0	0	0
	Plant and equipment								
	Plant & Equipment	58,647	116,000	75,207	(17,854)	0	0	0	0
		418,647	**476,000**	**75,207**	**(17,854)**	**0**	**0**	**0**	**0**



6 RECEIVABLES

Rates receivable	30 Jun 2025	30 Nov 2025
	$	$
Opening arrears previous year	940,853	1,296,939
Levied this year	5,016,765	6,744,430
Less - collections to date	(4,660,679)	(5,798,103)
Gross rates collectable	**1,296,939**	**2,243,266**
Allowance for impairment of rates receivable	(362,262)	(34,074)
Net rates collectable	**934,677**	**2,209,192**
% Collected	78.2%	72.1%



Receivables - general	Credit	Current	30 Days	60 Days	90+ Days	Total
	$	$	$	$	$	$
Receivables - general	(42,621)	19,752	15,062	1,971	47,270	41,434
Percentage	(102.9%)	47.7%	36.4%	4.8%	114.1%	
Balance per trial balance						
Trade receivables	(42,621)	19,752	15,062	1,971	47,270	41,434
GST receivable	62,733	0	0	0	0	62,733
Total receivables general outstanding						**104,167**

Amounts shown above include GST (where applicable)

KEY INFORMATION

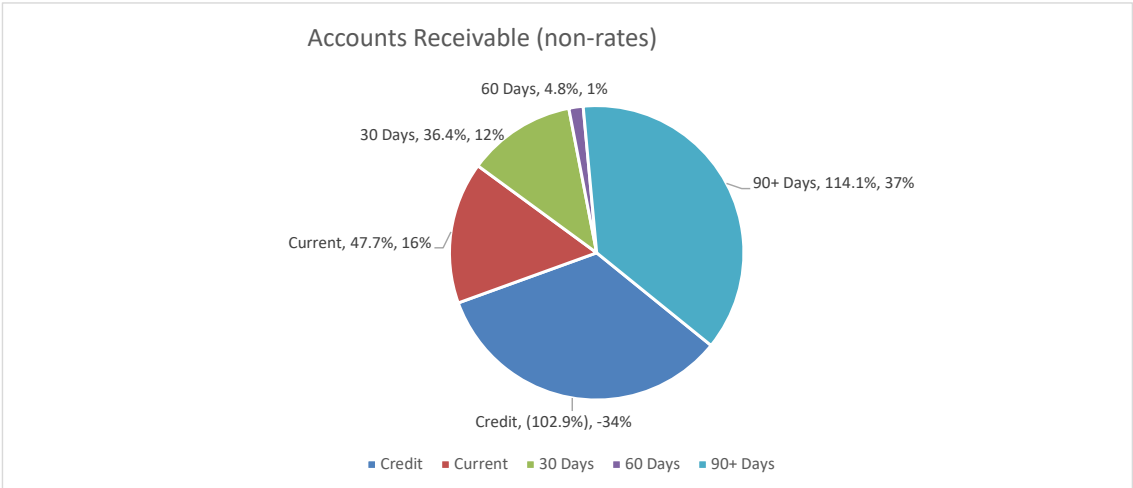
Trade and other receivables include amounts due from ratepayers for unpaid rates and service charges and other amounts due from third parties for goods sold and services performed in the ordinary course of business.

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

Classification and subsequent measurement

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

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



7 OTHER CURRENT ASSETS

Other current assets	Opening Balance 1 July 2025	Asset Increase	Asset Reduction	Closing Balance 30 November 2025
	$	$	$	$
Other financial assets at amortised cost				
Financial assets at amortised cost - self supporting loans	22,752	0	(11,265)	11,487
Inventory				
Fuel	10,411	(1,203)	0	9,208
Total other current assets	**33,163**	**(1,203)**	**(11,265)**	**20,695**

Amounts shown above include GST (where applicable)

KEY INFORMATION

Other financial assets at amortised cost

The Shire classifies financial assets at amortised cost if both of the following criteria are met:
- the asset is held within a business model whose objective is to collect the contractual cashflows, and
- the contractual terms give rise to cash flows that are solely payments of principal and interest.

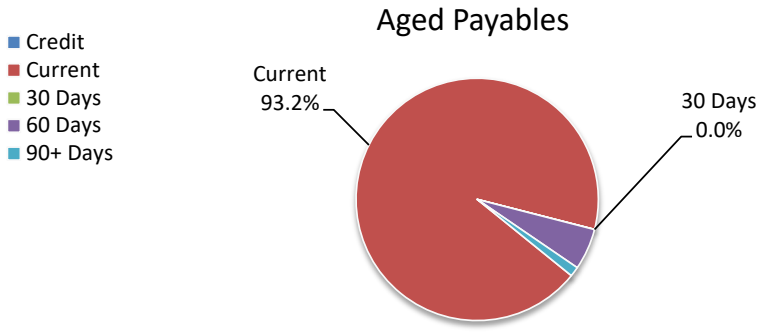
Inventory

Inventories are measured at the lower of cost and net realisable value.
Net realisable value is the estimated selling price in the ordinary course of business less the estimated costs of completion and the estimated costs necessary to make the sale.

8 PAYABLES

Payables - general	Credit	Current	30 Days	60 Days	90+ Days	Total
	$	$	$	$	$	$
Payables - general	0	170,982	40	10,143	2,386	183,551
Percentage	0.0%	93.2%	0.0%	5.5%	1.3%	
Balance per trial balance						
Sundry creditors	0	170,982	40	10,143	2,386	183,551
ATO liabilities	0	(47,276)	0	0	0	(47,276)
Rates paid in advance	0	0	0	0	48,760	48,760
Bonds & deposits	0	0	0	0	22,318	22,318
Other payables [describe]						156,341
Total payables general outstanding						**363,694**
Amounts shown above include GST (where applicable)						

KEY INFORMATION
Trade and other payables represent liabilities for goods and services provided to the Shire prior to the end of the period that are unpaid and arise when the Shire becomes obliged to make future payments in respect of the purchase of these goods and services. The amounts are unsecured, are recognised as a current liability and are normally paid within 30 days of recognition.
The carrying amounts of trade and other payables are considered to be the same as their fair values, due to their short-term nature.



9 BORROWINGS

Repayments - borrowings

Information on borrowings			New Loans		Principal Repayments		Principal Outstanding		Interest Repayments	
Particulars	**Loan No.**	**1 July 2025**	**Actual**	**Budget**	**Actual**	**Budget**	**Actual**	**Budget**	**Actual**	**Budget**
		$	$	$	$	$	$	$	$	$
New Administration Building										
Repayments due November & May	158	1,828,894	0	0	(55,045)	(111,135)	1,773,849	1,717,759	(23,418)	(68,452)
Aged & Key Worker Housing										
Repayments Due November & May	159	511,408	0	0	(22,795)	(45,740)	488,613	465,668	(2,331)	(6,553)
Plant - Watercart										
Repayments due November & May	160	95,323	0	0	(8,479)	(16,995)	86,844	78,328	(288)	(792)
Plant - Grader										
Repayments Due November & May	161	140,181	0	0	(12,469)	(24,992)	127,712	115,189	(424)	(1,165)
Plant - Road Sweeper										
Repayments Due November, May, February & August	163	120,162	0	0	(20,972)	(42,325)	99,190	77,837	(1,547)	(3,777)
Plant - Truck										
Repayments Due November, May, February & August	164	108,718	0	0	(18,975)	(38,294)	89,743	70,424	(1,400)	(3,417)
		2,804,686	0	0	(138,735)	(279,481)	2,665,951	2,525,205	(29,409)	(84,156)
Self supporting loans										
Katanning Country Club Repayments Due November, February, May & August		201,947	0	0	(11,265)	(22,752)	190,682	179,195	(2,941)	(7,600)
		201,947	0	0	(11,265)	(22,752)	190,682	179,195	(2,941)	(7,600)
Total		**3,006,633**	**0**	**0**	**(150,000)**	**(302,233)**	**2,856,633**	**2,704,400**	**(32,350)**	**(91,756)**
Current borrowings		302,233					152,234			
Non-current borrowings		2,704,400					2,704,399			
		3,006,633					**2,856,633**			

All debenture repayments were financed by general purpose revenue.
Self supporting loans are financed by repayments from third parties.

KEY INFORMATION
The Shire has elected to recognise borrowing costs as an expense when incurred regardless of how the borrowings are applied.

Fair values of borrowings are not materially different to their carrying amounts, since the interest payable on those borrowings is either close to current market rates or the borrowings are of a short term nature.

10 LEASE LIABILITIES

Movement in carrying amounts

Information on leases			New Leases		Principal Repayments		Principal Outstanding		Interest Repayments	
Particulars	Lease No.	1 July 2025	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget
		$	$	$	$	$	$	$	$	$
SG Fleet	22401/00	22,029	0	0	0	0	22,029	22,029	0	0
Total		**22,029**	**0**	**0**	**0**	**0**	**22,029**	**22,029**	**0**	**0**
Current lease liabilities		878					878			
		878					**878**			

All lease repayments were financed by general purpose revenue.

KEY INFORMATION

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

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

11 OTHER CURRENT LIABILITIES

Other current liabilities	Note	Opening Balance 1 July 2025	Liability transferred from/(to) non current	Liability Increase	Liability Reduction	Closing Balance 0 November 202
		$	$	$	$	$
Other liabilities						
Contract liabilities		75,020	0	0	0	75,020
Capital grant/contributions liabilities		4,701,589	72,761	0	0	4,774,350
Total other liabilities		4,776,609	72,761	0	0	4,849,370
Employee Related Provisions						
Provision for annual leave		257,103	0	0	0	257,103
Provision for long service leave		257,675	0	0	0	257,675
Total Provisions		514,778	0	0	0	514,778
Other Provisions						
Amherst Refundable Deposits		1,143,149	10,018	0	0	1,153,167
Total Other Provisions		1,143,149	10,018	0	0	1,153,167
Total other current liabilities		**6,434,536**	**82,779**	**0**	**0**	**6,517,315**

Amounts shown above include GST (where applicable)

A breakdown of contract liabilities and associated movements is provided on the following pages at Note 12 and 13

KEY INFORMATION

Provisions

Provisions are recognised when the Shire has a present legal or constructive obligation, as a result of past events, for which it is probable that an outflow of economic benefits will result and that outflow can be reliably measured.
Provisions are measured using the best estimate of the amounts required to settle the obligation at the end of the reporting period.

Employee Related Provisions

Short-term employee benefits

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

Other long-term employee benefits

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

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

Contract liabilities

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

Capital grant/contribution liabilities

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

12 GRANTS, SUBSIDIES AND CONTRIBUTIONS

Provider	Unspent grant, subsidies and contributions liability					Grants, subsidies and		
	Liability 1 July 2025	Increase in Liability	Decrease in Liability (As revenue)	Liability 30 Nov 2025	Current Liability 30 Nov 2025	Adopted Budget Revenue	YTD Budget	YTD Revenue Actual
	$	$	$	$	$	$	$	$
Grants and subsidies								
Governance	0	0	0	0	0	43,750	43,750	30,723
General purpose funding	0	0	0	0	0	615,379	173,845	807,307
Law, order, public safety	0	0	0	0	0	251,654	75,109	130,189
Education and welfare	0	0	0	0	0	115,000	52,330	19,078
Recreation and culture	0	0	0	0	0	8,500	3,540	909
Transport	0	0	0	0	0	306,151	241,986	241,131
	0	**0**	**0**	**0**	**0**	**1,340,434**	**590,560**	**1,229,337**
Contributions								
Financial Assistance Grants	0	0	0	0	0	495,379	123,845	806,687
Commissions & Contributions (TPL)	0	0	0	0	0	110,000	45,835	54,317
Debt Collection Legal Expenses Reimbursement (GPI	0	0	0	0	0	120,000	50,000	620
Grant Income - Fire Prevention	0	0	0	0	0	48,780	24,390	30,040
BFB LGGS Income	0	0	0	0	0	49,860	12,465	0
CESM Contributions & Reimbursements	0	0	0	0	0	153,014	38,254	100,149
Every Club Grant Scheme 2022-2025	7,678	0	0	7,678	0	7,500	3,125	0
Youth Activities Grant Income (CDOW)	0	0	0	0	0	39,000	19,500	19,078
Seniors Week Grant Income (CDOW)	0	0	0	0	0	1,000	415	0
National Youth Week Grant Income (CDOW)	0	0	0	0	0	3,000	1,250	0
Cultural Awareness	5,000	0	0	5,000	0	0	0	0
Lotterywest - Community Capacity Building	17,255	0	0	17,255	0	0	0	0
Harmony Festival Grant Income (CDOW)	0	0	0	0	0	70,000	29,165	0
Regional Council Income	0	0	0	0	0	43,750	43,750	30,723
Direct Road Grant (MRBD)	0	0	0	0	0	196,151	196,151	186,814
Naidoc Week	0	0	0	0	0	2,000	2,000	0
Kidsport	0	0	0	0	0	1,000	415	909
	29,933	**0**	**0**	**29,933**	**0**	**1,340,434**	**590,560**	**1,229,337**
TOTALS	**29,933**	**0**	**0**	**29,933**	**0**	**1,340,434**	**590,560**	**1,229,337**

13 CAPITAL GRANTS, SUBSIDIES AND CONTRIBUTIONS

	Capital grant/contribution liabilities					Capital grants, subsidies and contributions revenue		
Provider	Liability 1 July 2025	Increase in Liability	Decrease in Liability (As revenue)	Liability 30 Nov 2025	Current Liability 30 Nov 2025	Adopted Budget Revenue	YTD Budget	YTD Revenue Actual
	$	$	$	$	$	$	$	$
Capital grants and subsidies								
Governance	0	0	0	0	0	8,880,612	4,440,306	4,386,344
Law, order, public safety	0	0	0	0	0	100,000	100,000	0
Recreation and culture	0	0	0	0	0	27,301	27,301	0
Transport	0	0	0	0	0	1,525,147	459,619	178,400
Economic services	0	0	0	0	0	0	0	263
	0	**0**	**0**	**0**	**0**	**10,533,060**	**5,027,226**	**4,565,007**
Capital contributions								
Regional Road Group Grant	0	0	0	0	0	313,330	156,665	178,400
Roads to Recovery Funding	45,087	0	0	45,087	0	600,000	150,000	0
KAARL Yarning Place	0	0	0	0	0	27,301	27,301	0
DFES Grant for BFB Shed upgrade	0	0	0	0	0	100,000	100,000	0
Early Childhood Hub Grant Funds	0	0	0	0	0	8,880,612	4,440,306	4,386,344
Saleyard Capital Grant - Ear Tagging equipment	0	0	0	0	0	0	0	263
Airport Runway Grants 25/26	0	0	0	0	0	611,817	152,954	0
	45,087	**0**	**0**	**45,087**	**0**	**10,533,060**	**5,027,226**	**4,565,007**
TOTALS	**45,087**	**0**	**0**	**45,087**	**0**	**10,533,060**	**5,027,226**	**4,565,007**

ANNUAL REPORT

2024 - 2025



Shire of Katanning
Heart of the Great Southern

(08) 9821 9999

www.katanning.wa.gov.au

52 Austral Terrace
PO Box 130 Katanning WA 6317

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Acknowledgement of Country

Ngala kaaditj noongar moort keyen kaadak nitja boodja

The Shire of Katanning acknowledges the Noongar Goreng people as the traditional custodians of the land that we live and work on. We recognise their cultural heritage, beliefs, and continuing relationship with the land, and pay our respects to Elders past present and emerging.



About the Annual Report

The Shire of Katanning is pleased to present the 2024/2025 Annual Report, which provides an account of the Shire's performance from 1 July 2024 to 30 June 2025.

As required by the *Local Government Act 1995* and associated regulations the Annual Report for 2024/2025 provides an overview of the operations, activities and major projects that have been completed by the Shire for that period or will continue to be completed in the coming financial year.

Shire of Katanning
Heart of the Great Southern

Shire of Katanning

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Katanning in Brief

Situated in the heart of Western Australia's Great Southern region, three hours southeast of Perth, Katanning is a vibrant country community founded on rural industries and home to over 40 nationalities.

Katanning provides a range of services to meet the community's needs including education, health, recreation facilities and affordable land and housing. The Shire of Katanning has 7 elected members and employs approximately 74 staff.

Emphasis is placed on working together and recognising that every individual, regardless of the type of work they do, makes a valuable contribution to building a better community for Katanning. The Shire of Katanning has undertaken several transformational projects in recent years including Upgrade to facilities; Quartermaine Oval, Aquatic Centre, Katanning Saleyards, Kaarl Yarning Place and Roadworks improvements.

Distance from Perth



283km

Population



4512

Area



1523 km2

Number of Dwellings



2053

Length of Unsealed Roads



505km

Length of Sealed Roads



199km

Total Revenue



$13,899,206

Total Rates Levied



$5,234,801


KATANNING
MOOJEBING
COBLININE
BADGEBUP
PINWERNYING
COYRECUP
EWLYAMARTUP
KATANNING
TOWN SITE
CARROLUP
MURDONG

Shire President's Message

It has been my honour to serve as Shire President over the past 12 months and to work alongside a dedicated Council and passionate community as we continue to shape the future of Katanning.

This year has marked another period of progress and collaboration, where we have not only maintained essential services and community programs, but also delivered several key projects that enhance the liveability and resilience of our Shire.

After more than a decade of strong and sustained advocacy, it was a proud moment for our community when, in September 2024, the State Government committed a further $1.6 million towards the Katanning Early Childhood and Family Centre. With construction now underway on this $10.2 million project, we look forward to the long-term benefits it will bring to local families in the years ahead.

Capital investment remains a key priority for Council. During 2024/25, we progressed several significant infrastructure projects, including:

- Full renovation of Quartermaine Oval, enhancing sporting facilities and participation

- Completion of the Kaarl Yarning Space at the Katanning Noongar Centre, a cultural gathering place for connection and learning

- Cemetery improvements, supporting respectful, accessible and well-kept grounds

- Ongoing investment in road maintenance and construction, ensuring safe travel throughout our region.

The Shire of Katanning is experiencing an exciting period of commercial growth and development, bringing renewed energy and opportunity to our region. While this progress brings its own set of challenges, Council remains committed to strategic planning, supporting local businesses, and ensuring we harness this momentum to benefit the entire community.

A special thank you to our Chief Executive Officer, Mr Peter Klein, and the Executive Leadership Team for their steady guidance, strategic oversight, and commitment to the cultural health of our organisation. This year, we made meaningful strides in embedding the newly adopted values of the Shire of Katanning, which reflect who we are and who we aspire to be, as a team and as a community.

These values: Harmony, Innovation, Safety First, Community First, and Integrity, are more than words; they are the foundation for how we work together, lead with purpose, and deliver meaningful outcomes for our Shire.

To our community members, the individuals, groups, volunteers and organisations that make up the heart of Katanning, thank you. Your care, ideas and passion continue to shape a vibrant and connected community. Whether through participation, volunteering, or simply offering support to neighbours, your contributions make Katanning a place we are all proud to call home.

To my fellow Councillors, thank you for your unwavering dedication to ensuring the voices, needs, and aspirations of our community remain central to every decision we make. A sincere thank you also to Deputy Shire President Liz Guidera for her ongoing support, mentorship, and leadership throughout the year.

As a Council, we remain united in our purpose to deliver positive, lasting outcomes for our Shire. Together, we will continue to honour our past, celebrate our rich diversity, and embrace the opportunities that lie ahead. There is much to celebrate in Katanning, and I look to the future with genuine optimism. It is a privilege to serve during this time of growth and opportunity, as we work together to support and strengthen the momentum building in our community.



Cr Kristy D'Aprile
Shire President

Chief Executive Officer's Message

The 2024/2025 year has been a satisfying and productive one for the Shire of Katanning. Our focus has remained on creating a safe, well supported and value driven workplace, while successfully securing significant project grant funding and the delivery of several major capital projects.

Despite these achievements, our safety performance fell short of expectations. Seven lost time injuries were recorded during the year, despite strengthening our processes by engaging Prompt Safety Management Solutions, incorporating safety into daily pre-start meetings, and conducting more regular toolbox sessions. Improving safety outcomes remains a key priority as we move into the next financial year.

Alongside this, we have invested in building a positive organisation culture. Key initiatives included staff surveys and action planning, a bottom-up reset of staff values, and organisational restructuring to improve accountability and address capability gaps.

Capital works have been a strong focus, with several significant projects delivered or commenced:

- **Katanning Early Childhood Hub -** Secured a final $1.6M Royalties for Regions grant to enable commencement. Slavin Architects appointed as superintendent/contract manager, with Buildon Construction as builder. Works now underway.

- **Quartermaine Oval Redevelopment -** $1.056M in State and Federal grants, supplemented by WAFL and WACA contributions. Oval and drainage works delivered by New ground, with Stiles Electrical installing new lighting.

- **Katanning University Hub -** $325,000 Regional Development Australia grant committed. Site transitioned from the Unit Hotel to the former Shire Offices. Project ultimately delivered by RDA and a successful soft launch was achieved in March 2025.

- **Electronic Ear Tag Readers, Katanning Saleyard -** $736,000 DPIRD grant to install eID tag readers ahead of the 1 July 2025 go-live.

- **Katanning Central BFB Shed Upgrade -** $210,000 DFES Local Government Grant Scheme funding for a new shed to accommodate larger appliances and enhance facilities. Works underway.

- **Kaarl Yarning Place, Katanning Aboriginal Corporation -** $120,000 Lotterywest grant supporting development of a safe, landscaped community meeting place.

Other important works included: repainting the pool; demolition of the former Forrest Hills Golf Club; refurbishment of the German- made Krupp 1903 75mm field gun at the Fallen Soldiers Memorial; sale of nine residential blocks at Kaatanup Loop; commencement of works to refurbish the cemetery entrance and a new niche wall and reflection space; appointment of Village Solutions to manage Amherst Retirement Village; and let the advocacy for local sheep producers in response to the proposed Federal Government ban on live sheep exports by sea.

The year was also notable for the Department of Education's decision and subsequent action to demolish the former St Andrews Hostel, a move the Shire has commended.

Finally, I would like to take this opportunity to acknowledge and thank Shire President Kristy D'Aprile and Councillors for their commitment and guidance throughout this year. As we look ahead, there are many challenges and opportunities to further strengthen the services Council provides. With our combined and continuing commitment to supporting staff with clear and responsive communication, I am confident the positive mindset and achievements of 2024/25 will be carried into the new financial year.



Peter Klein
Chief Executive Officer

Councillors

The Council of the Shire of Katanning consists of seven elected members. Councillors are elected for a four-year term, with half of their terms expiring every two years.

Local government ordinary elections are held on the third Saturday in October every two years. The next Local government ordinary elections will be held on the 18th of October 2025.



Cr Kristy D'Aprile
Shire President

Term Expires: 2025



Cr Liz Guidera
Deputy Shire President

Term Expires: 2025



Cr John Goodheart
Councillor

Term Expires: 2027



Cr Matt Collis
Councillor

Term Expires: 2027



Cr Michelle Salter
Councillor

Term Expires: 2025



Cr Ian Hanna
Councillor

Term Expires: 2027



Cr Paul Totino
Councillor

Term Expires: 2027



Gender

Female: 3
Male: 4



Linguistic Background:

English: 7



Country of Birth

Australia: 6
International: 1



Age Profile:

35 - 44 years: 1
45 - 54 years: 3
55- 64 years: 2
65+ years: 1



Aboriginal or Torres Strait Islander:

None

Councillors Meeting Attendance

Ordinary Council Meetings were held on every fourth Thursday of each month at the Shire Administration and Civic Centre located at 52 Austral Terrace Katanning, usually commencing at 6:00pm unless otherwise stated.

The number of Council meetings held during the year ended 30 June 2025 and the numbers of those meetings attended by each Elected Member is as follows:

Ordinary Council Meetings

	July 24	Aug	Sep	Oct	Nov	Dec	Jan 25	Feb	Mar	Apr	May	Jun
Kristy D'Aprile	●	●	●	●	●	●		●	●	●	●	●
Liz Guidera	●	●	●		●	●		●	●	●	●	●
John Goodheart	●	●	●	●	●	●		●		●	●	●
Ian Hanna	●	●	●	●	●	●		●	●	●	●	●
Michelle Salter	●	●		●	●	●		●	●	●		●
Paul Totino	●	●	●	●	●	●		●	●	●	●	●
Matt Collis			●	●	●	●		●	●	●	●	●

Special Council Meetings

	July 24	Aug	Sep	Oct	Nov	Dec	Jan 25	Feb	Mar	Apr	May	Jun
Kristy D'Aprile							●			●		
Liz Guidera							●			●		
John Goodheart							●			●		
Ian Hanna							●			●		
Michelle Salter										●		
Paul Totino										●		
Matt Collis							●			●		

Councillors Meeting Attendance

Audit and Risk Committee Meetings

	July 24	Aug	Sep	Oct	Nov	Dec	Jan 25	Feb	Mar	Apr	May	Jun
Kristy D'Aprile						●		●	●			
Liz Guidera								●	●			
John Goodheart						●			●			
Ian Hanna						●		●				
Michelle Salter												
Paul Totino						●		●				
Matt Collis						●						

Executive Management Team



Peter Klein
Chief Executive Officer

Human Resources
Executive Assistance & Governance
Corporate Services
Community Services
Infrastructure & Strategy
Operations



David Blurton
Executive Manager Corporate Services

Finance
Administration
Records Management
Information Technology



Graham Barnes
General Manager Operations

Works & Services
Waste Management
Regional Saleyards

Organisational Structure

Chief Executive Officer

Office of the CEO

- Governance
- Economic Development
- Community Relations
- Human Resources
- Community Development

Corporate & Community

- Corporate Services
- Finance & Administration
- Recreation Services
- Library & Gallery

Infrastructure & Assets

- Works & Services
- Development Services
- Regulatory Services
- Project Management
- Asset Management

Organisation Statistics

Female Employees



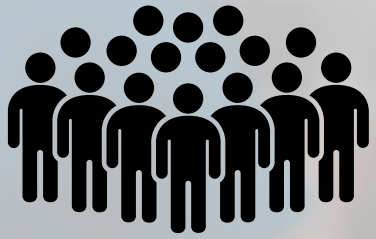
38

Male Employees



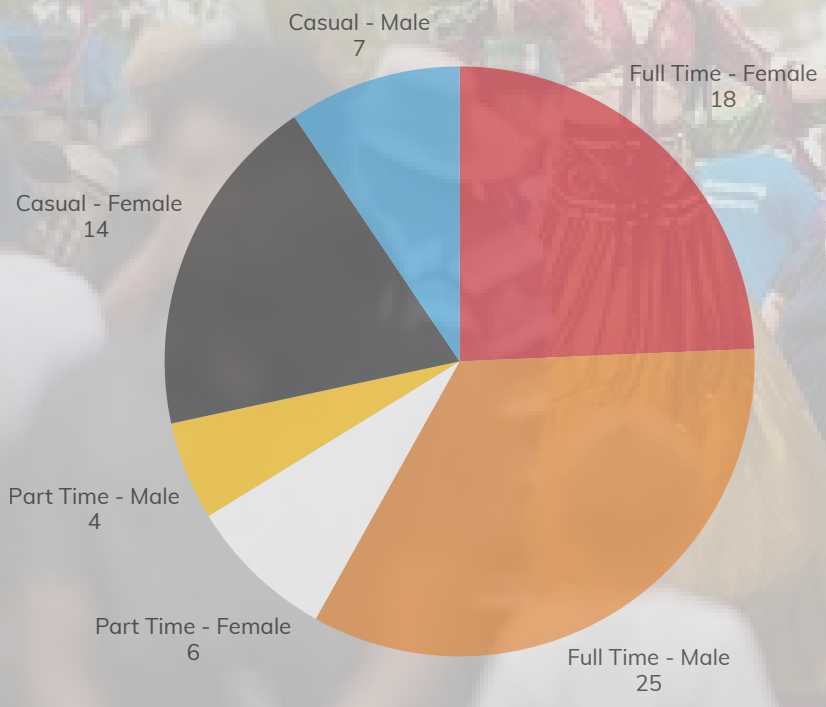
36

Total Employees



74

Employment Basis



Our Vision

" Katanning is a safe, sustainable, and prosperous community.
We respect and celebrate our diverse culture. "

Our Values

These values are embedded across key organisational frameworks and processes, including the Code of Conduct, performance appraisals, and other internal documentation and systems, ensuring they guide our day to day behaviours and decision making.

Harmony

We have a friendly, compassionate and inclusive organisation; where everyone feels accepted, valued and respected. We embrace diversity and encourage everyone to participate and contribute.

Safety First

We prioritise safety and take accountability for the safety of our team mates as well as ourselves. Through cooperation, a positive attitude, and genuine care, we ensure a safe and enjoyable workplace.

Integrity

We uphold high standards in our work, we are dedicated, and we do what is right, even when its challenging. We build trust through honesty and transparency in all actions and decisions.

Innovative

We embrace new ideas, we are adaptive, creative, efficient and achieve excellent together.

Community First

We are respectful, attentive and responsive. Through informed decision making and committed leadership, we listen and welcome suggestions to better serve our community.

Grants Received

The Shire of Katanning received grant funds totalling over $5,411,310 during the reporting period. Summary of Operating Grants and Subsidies Received 2024-2025 as below.

Operating Grants	Amount (ex GST)
Federal Assistance Grants / WA Grants Commission	$1,638,960
Untied Roads Grants / WA Grants Commission	$437,104
Emergency Services Levy / Department of Fire and Emergency Services	$4,000
Licencing Commissions / Department of Transport	$115,856
Bush Fire Brigade - Local Government Grants Scheme / Department of Fire and Emergency Services	$47,200
Community Emergency Services Manager Contributions / Department of Fire and Emergency Services	$89,505
Kidsport / Department of Sport and Recreation	$909
Direct Road Grants / Main Roads WA	$190,438
Club Development Funding / Department of Sport and Recreation	$30,331
Youth Services Grant / Department of Communities	$38,156
Community Capacity Building / Lotterywest	$120,000
Thank a Volunteer Day / Department of Communities	$1,000
National Sheers Grant / Great Southern Development Commission	$5,000
Disability Awareness	$1,000
Harmony Festival / Lotterywest	$35,000
Harmony Festival / Great Southern Development Commission	$5,000
Harmony Festival / Mohana Catering	$274
Harmony Festival / Hon Shelly Payne MLC	$727
Harmony Festival / Department of Local Government, Sport and Culture	$10,000
Harmony Festival / Great Southern Regional Development	$5,000
Harmony Festival / Ausgold Limited	$4,545
Harmony Festival / Inpex Operations	$3,656
Total	$2,783,661

Grants Received

Summary of Non-Operating Grants and Subsidies Received 2024-2025 as below.

Non-Operating Grants	Amount (ex GST)
Regional Road Group Funding / Main Roads WA	$151,806
Roads to Recovery / Department of Infrastructure, Transport, Regional Development, Communications and the Arts	$252,022
Local Roads and Community Infrastructure Fund / Department of Infrastructure, Transport, Regional Development, Communnications and the Arts	$231,700
Quartermaine Oval / Department of Sport and Recreation	$686,741
Quartermaine Oval / WA Cricket Association	$40,000
Quartermaine Oval / WA Football Assocation	$100,000
Gallery lighting upgrade / Department of Primary Industry and Regional Development	$13,710
Kaarl Yarning / Lottery West	$27,301
Kaarl Yarning / Katanning Aboriginal Corporation	$20,000
Kaarl Yarning / Department of Primary Industry and Regional Development	$92,699
Sheep eID tagging / Department of Primary Industry and Regional Development	$741,520
Total	$2,357,499



Kaarl Yarning Space



eID Katanning Saleyard Drafting Pen

"As required by Regulation 19BE (2) (b) of the Local Government (Administration) Regulations 1996, the following amounts were received as Capital Grants, Subsidies and Contributions for the previous two financial years.

2023-2024 - $601,261
2022-2023 - $1,220,141"

Major Assets



Katanning Saleyards

Actual Revenue for 24/25 was significantly higher than what was expected with over 570,000 sheep being processed through the facility during the year.

Expenditure at the facility ended the year below budget by $84,621 with savings realised in stock purchases, consultants, minor asset purchases and ITC maintenance.

Budget/Actual	Revenue	Expenditure
23/24 Actual	$371,129	$1,341,277
24/25 Budget	$326,650	$1,123,368
24/25 Actual	$597,290	$1,038,746



Katanning Leisure Centre

The Katanning Leisure Centre revenue to the end of 24/25 was $53,274 higher than budget but less than 23/24 results. Income from the centres gym and membership fees both performed significantly better than anticipated.

Expenditure was $74,722 less than budget for the year and is represented by savings with Cleaning materials, training, development and recruitment, and building maintenance.

Budget/Actual	Revenue	Expenditure
23/24 Actual	$355,073	$1,754,822
24/25 Budget	$279,900	$1,605,403
24/25 Actual	$333,174	$1,530,680

Road Infrastructure

Council considers spending on road infrastructure on an annual basis during the Budget deliberations.
Funds are contributed by Council and external sources such as the Regional Road Group and Roads to Recovery.

Roadworks Completed

Grant/Source of Funding	2024/2025 Actual	2024/2025 Budget
Dore Street Aspalt Overlay (2550m2)	$101,376.00	$115,593.00
Piesse Street Aspalt Overlay (2350m2)	$101,376.00	$83,634.00
Warren Road Full Width Two-Coat Reseal (9,450m2)	$232,325.78	$309,000.01
Warburton Road Gravel Resheeting (22,000m2)	$128,739.68	$128,325.46
Coomelberrup Road Gravel Resheeting (Asorted Sections)	$123,697.20	$140,784.44



Levelling of Police Pools Road

Rural Unsealed Roads



483kms

Rural Sealed Roads



133kms

Road Length



Urban Roads: 88kms
Rural Roads: 616kms

Community Grant Program

Each year the Shire of Katanning allocates an amount of funds within the budget to provide financial support to community organisations that meet the objectives of the Community Grants Program (CGP).
The Shire of Katanning is committed to recognising the value of all community organisations and has developed a clear and powerful vision of "Together we are building Katanning's future".

There are three CGP categories that are available to community organisations:
- Minor community grant under $5,000 (ex GST)
- Major community grant over $5,000 (ex GST)
- Triennium community grant (Minor and Major available)

The Community Grants Program application period is open each financial year with the first round offered July/August, followed by a second round of funding held later, if further budgeted funds remain available.

In 2024/25, Council budgeted $43,000 for the Community Grants Program with $10,000 allocated to the Katanning Historical Society as part of the triennium grant agreement with this group.
The program awarded a total of $40,535 to local community groups in the 2024/25 financial year as follows:

Organisation	Project	Amount (ex GST)
Katanning Historical Society	Triennium Agreement - Yr 1	$10,000
Katanning Rotary	International Dinner	$4,133
Read Write Now (Katanning CRC)	Journey of Heritage Recording	$6,423
Katanning Piesse Park Community	Muddy Good Time Event	$3,200
Katanning Primary School P&C	Cookbook of Harmony Project	$1,779
Katanning Baptist Church	Carols in the Park 2025	$5,000
WA Stolen Generation (Yokaii)	Screening of 'Genocide in the Wildflower State'	$3,750
GSSN Science	Big Bang Discovery Day	$2,760
Katanning Hub CRC	Nurturing Mums	$2,442
Katanning Golf Club	Katanning Gold Classic & State Sand Greens Tournament	$1,048

Strategic Community Plan

All local governments in Western Australia are required to prepare a plan for the future under S5.56 (1) of the Local Government Act 1995.

The minimum requirements of the plan for the future are set under the Local Government (Administration) Regulations 1996, which requires the development of a Strategic Community Plan and Corporate Business Plan.

These documents are delivered through Integrated Planning and Reporting Framework to ensure greater level of community input and effective delivery of the local government's strategic intentions.

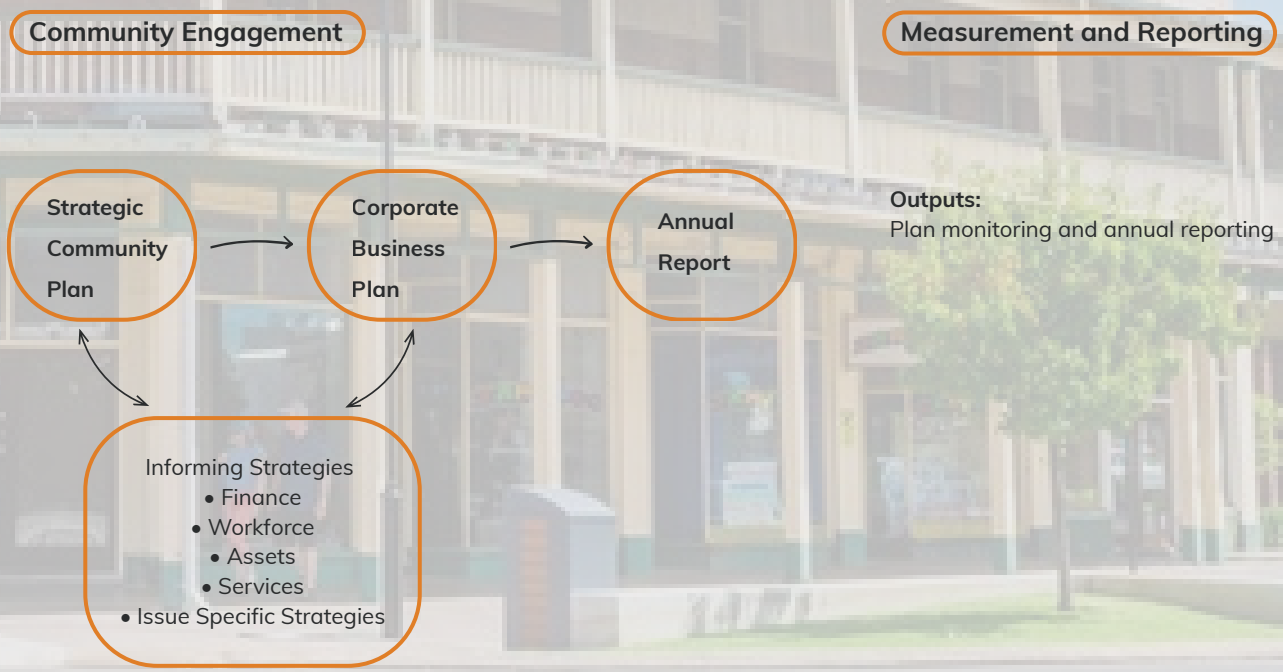
During the 2024-25 period, the Shire of Katanning undertook a major review of the Strategic Community Plan following extensive community consultation and the outcomes of that process have informed the Strategic Community Plan 2022 – 2032.

The Shire of Katanning Strategic Community Plan 2022 – 2032 was adopted by Council at the Ordinary Council Meeting held on 24 March 2022.

In accordance with the legislations, Council is required to report to the community annually its progress towards achieving the objectives.

In partnership with Council the community has developed a clear and powerful vision to build the future of Katanning based on an evolution of growth and progression. The Shire of Katanning will embrace its Aboriginal, agricultural, multicultural, and built heritage as it moves forward as a cohesive community seeking investment in economic, environmental and social infrastructure. Our aim is to achieve self-supporting growth and recognition as the inland heart of the Great Southern.

The diagram below highlights the components of the framework:



Element of the Integrated Planning Framework (Source: DLGSC)

Corporate Business Plan Highlights

Social

Objective	Action
S1 Implement the Katanning Leisure Centre Master Plan facility upgrades.	The Shire of Katanning successfully completed the upgrade of Quartermaine Oval during the year at a cost of $2.09 million. Works completed included replacement of subsoil drainage, relevelling oval surface and replacement of fill material, new reticulations system, new LED flood lighting system and new cricket net facilities.
S2 Provide CCTV surveillance in public places with direct access by WA Police.	The Shire of Katanning continued operation and maintenance of 180 CCTV cameras throughout Katanning town which provide protection for public assets, and essential tool for police in maintaining town site law and order.
S3 Coordinate the construction of the Katanning Early Childhood Hub.	Early Childhood Hub Project received an additional $1.6M State Government grant which was secured in November 2024. Slavin Architects were confirmed as contract manager and due to Christmas Break until late January 2025 the Tender release was delayed. The lease contract with the Minister for Works (condition of grant funding) was executed by the Minister on 6 February 2025. Tender responses significantly exceed quantity surveyor's estimate and therefore exceeded available funds. The value engineering was successfully undertaken to reduce contract cost to match available funds. May 2025 the Contract was approved by Council and executed with Buildon Construction, where site works commenced in July 2025.
S4 Support new opportunities and programs for people with disabilities.	An 'All Abilities' program has been implemented at Katanning Leisure Centre where an all-inclusive movement circuit is prepared in a shared space for support workers and clients to join in on team activities growing both physical and social skillsets. Supporting new opportunities and programs for people with disabilities.

Built Environment

Objective	Action
BE2 To encourage a range of housing options to cater for our diverse population.	Great Southern Housing strategy has been finalised and includes expansion of housing opportunities in Katanning. Council is working with GSDC, and other Great Southern Councils to develop background information for inclusion in a business plan that will underpin future grant applications.
BE2 To encourage a range of housing options to cater for our diverse population.	Serviced House Sites on Kaatanup Loop were presented for sale where nine out of seventeen lots were successfully sold. Construction will commence at buyers' discretion.
BE3 To provide infrastructure that enables safe movement through our community.	Throughout 2024/2025 the Shire has continued its upgrade program of both sealed and unsealed roads. In particular, gravel re-sheeting works has been completed on specific sections of Warburton and Coomelberrup Roads and shoulder widening, stabilise and reseal work has been completed on a section of Warren Road (SLK 12-15).

Corporate Business Plan Highlights

Natural Environment

Objective	Action
NE1 Continue to support community environmental groups and activities.	Council has collected a soil conservation levy of $35 per rateable assessment to fund Landcare activities that promote sustainable land management practices and coordination Landcare and conservation activities.
NE1 Support environment education programs.	Eco Week at the Library promoted environmental awareness through engaging education programs and activities. We held an educational storytime session paired with a themed book display to engage children and families in environmental learning. The session fostered curiosity about nature and sustainability through storytelling and accessible resources. This initiative supports the library's role as a hub for lifelong learning and environmental stewardship.
NE3 Support opportunities for reuse and recycling throughout the Shire.	The Library supports reuse and recycling by collecting items like postage stamps, bottle tops, jar lids, and plastic bread tags. These materials help reduce landfill waste and contribute to programs that provide prosthetics and wheelchairs for children. This initiative promotes sustainable practices while making a positive impact in the community.

Economic

Objective	Action
E2 To promote and facilitate tourism opportunities that showcase the unique character, culture and offerings of Katanning.	Council has contributed $20,000 to support the activities of Great Southern Treasures and promotion of tourism businesses, events and location opportunities within Katanning Shire.
E3 To work alongside local businesses to facilitate employment, growth and development.	Installation of a $750,000 eID tag reading network at the Katanning Saleyards to support local farmers and compliance by livestock agents with changes to bio security regulations from 1 July 2025.
E5 To advocate and support training opportunities that create pathways to employment.	The Old Council Chamber was offered to Regional Development Australia to house the Uni Hub which was subsequently established at this location. Soft launch of Uni Hub achieved in March 2025. This service now provides a convenient lower cost option to residents of all ages wishing to grow personal opportunity through study.
E5 To advocate and support training opportunities that create pathways to employment.	Council commits to work with the Katanning Senior High School and a registered training organisation to provide on the job work experience for students across all aspects of Council business.

Corporate Business Plan Highlights

Cultural

Objective	Action
C1 To improve our understanding of all cultures in our diverse community.	The Katanning Harmony Festival celebrates the rich cultural diversity of the community through vibrant events and activities. It fosters understanding, respect, and connection among all cultures, strengthening community unity. The festival consisted of a two-day program showcasing traditions, music, food, and stories, creating a welcoming space for learning and cross-cultural exchange.
C2 To acknowledge and respect the past, present and future Aboriginal and Torres Strait Islander Community.	In collaboration with Badgebup Aboriginal Corporation, we supported them in the delivery of a Reconciliation Week event at Piesse Park. This event focused on education around First Nations culture to local school children and also addressed the importance of land conservation. This reinforced our commitment to respecting past, present and future Aboriginal and Torres Strait Islander People.
C4 To Support the community to have safe spaces to share, connect and celebrate culture.	In consultation with Katanning Aboriginal Corporation Council successfully acquired grant funding to deliver the Kaarl Yarning Project which creates a safe landscaped area including fire pit to strengthen social interaction and celebrate culture.

Leadership

Objective	Action
L2 To ensure that Shire resources are utilised in a manner that represents the best interest of the whole community.	The ABS estimates that disposals from the 2.5 million head Upper Great Southern sheep flock generates $124 million dollars per year. In conjunction with partner Great Southern Local Governments the Shire of Katanning led efforts to identify the cost of losing the live sheep export trade and actively lobbied for its retention. Following the 2025 Federal election, efforts have focused on ensuring that local businesses & industry participants are aware of the support available through the Federal Government's transition funding grant program.
L3 To lead by example - be involved, respectful and inclusive.	As part of the development of a refreshed set of organisational values for the Shire, two staff workshops and one Councillor workshop were held. From these sessions, five new core values were identified: Harmony, Safety First, Integrity, Innovative, and Community First. The new values were officially launched across the organisation through a whole of organisation event, which included a fun and engaging Amazing Race around town, followed by a formal presentation delivered by the CEO and Shire President. These values are now embedded across key organisational frameworks and processes, including the Code of Conduct, performance appraisals, and other internal documentation and systems, ensuring they guide our day to day behaviours and decision making.

Corporate Business Plan Highlights

Leadership

Objective	Action
L1 To facilitate diversity and representation within the decision-making process.	Community Consultation - Short St, Harmony Festival, Ag Show, KLC, Quartermaine Oval, Katanning Safety Planning Prioritising community consultation in a conscious effort to facilitate diversity and represent the community within the decision-making process. The Shire of Katanning involved the community in numerous surveys (Harmony Festival Feedback, Safer Katanning Survey, Katanning Agriculture Show Feedback) where feedback was taken onboard and assisted with further decision-making.

Compliance

National Competition Policy

This policy was introduced by the Commonwealth Government in 1995 to promote competition for the benefit of business, consumers, and the economy by removing unnecessary protection of monopolies of markets where competition can be enhanced. It affects local government as factors such as exemption from company and income tax or possible local regulations and laws may give local government a potential advantage over private contractors.

In respect to Council's responsibilities in relation to the National Competition Policy, for this reporting period, the Shire reports as follows:

- No business enterprise of the Shire of Katanning has been classified by the Australian Bureau of Statistics as either a Public Trading Enterprise or a Public Financial Enterprise.
- Competitive neutrality has not applied to any activities undertaken by the Shire.
- No allegations of non-compliance with the competitive neutrality principles have been made by any private entity.
- The principles of competitive neutrality will be implemented in respect of any relevant activity undertaken during the next financial reporting period.

Freedom of Information (FOI)

In accordance with Section 96 and 97 of the Freedom of Information Act 1992, the Shire is required to publish an Information Statement which details the process of applying for information under the Act, as well as information that the Shire provides outside the Act.

The Shire of Katanning's Information Statement is reviewed annually and is available via Council's website or at the Shire administration office. The information statement contains information on the type of documents available to the public and how to access those documents.

During the 2024/25 financial year, the Shire of Katanning received 13 applications for FOI.

Record Keeping Statement

In accordance with Section 19 of the State Records Act 2000, Local Governments are required to have a Record Keeping Plan (RKP) approved by the State Records Commission (SRC).

The purpose of the plan is to provide an accurate reflection of the record keeping program in the organisation, including information regarding the organisation's record keeping system, disposal arrangements, policies, practices, and processes.

The Shire of Katanning ensures that records are created, managed, and maintained over time and disposed of in accordance with the principles and standards issued by the SRC. The RKP is the primary means of providing evidence of compliance with the Act and the implementation of best-practice record keeping in the organisation.

Section 28 of the State Records Act 2000 requires the Shire of Katanning's RKP to be reviewed every 5 years. The next plan review will be submitted to SRC by 16th November 2026.

Disability Access and Inclusion Plan (DAIP)

All Western Australian Local Government Authorities are required to develop and implement Disability Access and Inclusion Plans in accordance with the Disability Services Act (1993) to ensure people with disability have the same opportunity as others to access council services, facilities, information, employment and civic participation. The Shire of Katanning offers many services that ensure the community is inclusive of people with disability and their families.

People with disabilities represent a significant section of the Katanning community. According to the Australian Bureau of Statistics and the Shire of Katanning's Disability Access and Inclusion Plan 2022–2027, approximately 20% of Western Australians live with a disability. Based on this, it is estimated that around 800 people residing in the Shire of Katanning have a disability.

Given that Katanning is also a regional service provider for the Shire's of Broomehill, Woodanilling, Dumbleyung, Kojonup, Gnowangerup, and Kent it can be estimated that the number of people with Disabilities for whom the Shire of Katanning provides services and facilities is significantly higher than 1000.

Most people with a disability (or disabilities) live in the community. It is therefore important that they have the same opportunities and choices as other people to participate in community life.

Given the broad range of services provided to its communities, Local Government plays a vital role in the lives of people with disabilities, their carers and families.

In 2024/2025 the following Shire initiatives contributed towards the achievement of our DAIP objectives which address seven desired outcomes:

Outcome	Action
1 Services and Events	• The Katanning Leisure Centre has established a monthly All-Abilities program aimed at fostering inclusivity and community engagement. This initiative offers a range of modified sports, games, and creative activities specifically designed to accommodate individuals of all abilities. Each session concludes with a morning tea, providing participants with an opportunity to relax, socialize, and strengthen connections before heading home. The program seeks to cultivate a welcoming environment where everyone can interact, form meaningful relationships, and experience a genuine sense of belonging. • The library has implemented an inclusive program designed to support and welcome individuals with disabilities and their carers. This initiative offers a range of engaging activities such as puzzles, board games, computer use, and shared reading, all aimed at encouraging participation and interaction. The program seeks to create a welcoming and supportive environment where individuals can enjoy the library's resources alongside their carers, fostering social connection, community involvement, and a strong sense of belonging. • The Katanning Leisure Centre delivers supervised senior gym sessions twice weekly, promoting physical health and wellbeing among older community members. These sessions are inclusive of all ability levels, with participants encouraged to attend with their support workers if required. The program provides a supportive and low-pressure environment that enables individuals to participate in physical activity while still benefiting from social interaction in a way that accommodates diverse needs. • Council will ensure all policies and practices that govern the operation of Council facilities, functions and services are consistent with Council's policy on access.

Disability Access and Inclusion Plan (DAIP)

Outcome	Action
2 Building and Facilities	• An audio system has been installed in the Council Chambers to enhance accessibility for all attendees. This system allows for the recording of meeting proceedings and includes integrated speakers that improve sound clarity within the chambers. The enhanced audio support particularly benefits gallery members and meeting participants who are hearing impaired, ensuring they can fully engage with Council activities. • Conduct regular audits of all Shire-owned buildings and facilities to identify and address accessibility barriers. Actively involve people with disability in the audit process to ensure firsthand insights and meaningful feedback are incorporated into accessibility improvements.
3 Information	• Brochures and informational materials are available in alternative languages and accessible formats, such as large print, upon request. This ongoing provision ensures that all community members, including those with disability, can access important information in a format that accommodates their communication needs. • An interactive staff induction package has been developed to provide multiple options for accessing workplace information. The package includes written materials in accessible formats, supporting staff of all abilities to access the resources they need to perform their roles effectively and confidently. • Pre-employment medical assessments are used to identify any areas where accommodations or support may be required. This proactive approach enables the Shire to implement appropriate workplace adjustments, provide assistive technologies, and offer additional support as needed ensuring that employees with disability are fully supported to perform their roles effectively. • Council is committed to presenting information about its facilities, functions, and services in clear, concise, and plain English to ensure broad accessibility. Additionally, staff will arrange for information to be provided in alternative formats such as large print or electronic versions upon request, supporting the diverse communication needs of the community.

Outcome	Action
4 Service Quality	• Katanning Leisure Centre staff participated in training delivered by the Western Australian Disabled Sports Association (WADSA) to support the successful delivery of inclusive, all-abilities events. The training covered effective communication and respectful interaction with people with disability, the use of modified sports equipment, and guidance on implementing inclusive programs aligned with DAIP objectives. This training has enhanced staff confidence and capability in delivering accessible and inclusive recreational activities. • Council is committed to ensuring that staff are aware of the access needs of residents and visitors with disability in the delivery of all services. Where necessary, Council will consult with disability service providers to obtain expert advice on how best to accommodate and support these access needs. • The libraries inclusive program welcomes individuals with disability and their carers. The program features a range of engaging activities, including puzzles, board games, computer use, and shared reading. It is designed to foster a supportive, interactive environment where participants can enjoy the library's resources together, promoting social inclusion and a sense of community. • Provide comprehensive training for all staff on disability awareness, inclusive practices, and effective communication with people with disability. Ongoing professional development will include refresher courses and updates on emerging accessibility standards and assistive technologies to ensure continued best practice.
5 Complaints	• Council will ensure that all grievance and complaint mechanisms are accessible and inclusive for people with disability. • Where required, Council will provide assistance to individuals with disability in lodging complaints. This may include helping to complete forms, recording complaints on their behalf, and guiding them through the appropriate procedures to ensure their concerns are directed to the relevant channels. • Provide multiple complaint submission options, including in-person, phone, email, online forms and mail. • Council will assist individuals with a disability in completing complaint forms or articulating their concerns. Staff will be trained to be sensitive to the needs of people with disability, ensuring that assistance is provided in a respectful and supportive manner, without causing discomfort or inconvenience. • All staff to be trained to handle complaints from individuals with disability, with sensitivity and effectiveness. Staff will also be informed of the various methods available for submitting complaints and will be equipped to provide appropriate assistance when necessary.

Disability Access and Inclusion Plan (DAIP)

Outcome	Action
6 Consultation	• Council will ensure that information on how residents can participate in decision-making processes, public consultations, and grievance mechanisms is provided in clear and accessible language. Additionally, Council will support the participation of people with disability in Council meetings by addressing any access requirements to enable their full involvement. • The Shire of Katanning is committed to inclusive public consultation by providing multiple avenues for community participation. This includes offering surveys online, in person, and with assistance where needed—such as explaining questions or helping individuals record their responses. These options ensure that everyone, including people with disability, can contribute meaningfully. • To ensure public consultations are fully accessible, the Shire conducts them at venues with appropriate accessibility features and provides materials in alternative formats upon request. Multiple participation methods are available, including online and telephone submissions.
7 Employment	• The Shire of Katanning continues to collaborate with the local Disability Services Commission to identify and promote employment and volunteer opportunities for people with disability. • All employment information packs and the Shire's website include an inclusive statement to encourage diverse applicants: "The Shire of Katanning actively encourages applications from people with disability, people from culturally and linguistically diverse backgrounds, and Aboriginal and Torres Strait Islander peoples." • The Shire is committed to ensuring equal employment opportunities for people with disability by adopting inclusive recruitment practices, providing reasonable workplace adjustments, and maintaining an accessible and supportive work environment. This commitment is further supported through disability awareness training for staff, mentorship initiatives, anti-discrimination policies, and regular monitoring. Ongoing collaboration with disability employment services helps strengthen these efforts, enabling employees with disability to participate fully and thrive in their roles.

Disability Access and Inclusion Plan (DAIP)

Natural Environment

Outcome	Action
8 Achievements	• Katanning Leisure Centre – All-Abilities Program As part of our commitment under the Disability Access and Inclusion Plan (DAIP), Katanning Leisure Centre developed and delivers a monthly All-Abilities Program to address the need for more inclusive community recreation. The program provides modified sports, games, and creative activities in a supportive, flexible environment, allowing participants to engage at their own pace. A quiet space offers alternatives such as art, puzzles, and social connection, ensuring everyone can participate in a way that suits them. This initiative has resulted in measurable positive change, with growing attendance and feedback indicating increased confidence, inclusion, and satisfaction among participants and their carers. By moving beyond minimum accessibility standards, the Centre has implemented a proactive, innovative model of inclusion that reduces participation barriers and fosters a strong sense of community. The All-Abilities Program demonstrates our ongoing commitment to inclusive practice and continuous improvement in access for people of all abilities. • Katanning Shire Administration and Civic Centre Buildng - Audio System The installation of an enhanced audio system in the Council Chambers resulted in a significant improvement in accessibility for all attendees, particularly benefiting individuals with hearing impairments. By integrating advanced speakers and recording capabilities, the system not only improved sound clarity within the chamber but also facilitated full participation from gallery members and meeting participants. This innovation addressed a clear need for better accessibility and inclusion, ensuring that all attendees, regardless of hearing ability, can actively engage with Council proceedings. The system's implementation represents a notable advancement from basic accessibility standards to the application of universal design principles, fostering a more inclusive environment. As a result, there has been measurable improvement in attendee satisfaction and overall participation, demonstrating the positive change and outcomes achieved. • Inclusive Training for Staff – Katanning Leisure Centre To support our goals under the Disability Access and Inclusion Plan (DAIP), staff at Katanning Leisure Centre undertook specialised training through the Western Australian Disabled Sports Association (WADSA). The training focused on respectful communication with people with disability, the use of adaptive sports equipment, and inclusive program delivery strategies. This proactive initiative addressed a skills gap and empowered staff with the knowledge and confidence needed to implement accessible and inclusive recreational activities. Since completing the training, staff have successfully applied these practices to programs such as the All-Abilities sessions, leading to improved participant engagement, satisfaction, and community feedback. The initiative demonstrates innovation and positive change by embedding inclusive principles into day-to-day operations and strengthening our capacity to meet diverse community needs. It marks a shift from basic compliance to a culture of inclusive excellence across the Centre's recreational programming

Reconciliation Action Plan - RAP

The Shire of Katanning is currently in the Innovate stage of its Reconciliation Action Plan (RAP). Over the past year, we have continued to build on our commitment to reconciliation by strengthening relationships with the local Noongar community and Local Aboriginal Corporations and Groups.

The RAP is currently under review, with valuable input being provided by our RAP Reference Group, the Katanning Noongar Leadership Group, and Shire of Katanning Councilors. This collaborative review process is helping to ensure that our RAP actions remain meaningful, achievable, and reflective of our shared community aspirations.

Employee Remuneration Disclosure

Regulation 19B of the Local Government (Administration) Regulation 1996 requires the Shire to include the following information in its Annual Report:

- The number of employees of the Shire entitles to an annual salary of $130,000 or more; and

- The number of those employees with an annual salary entitlement that falls within each band of $10,000 over $130,000.

Set out below, in bands of $10,000, is the number of employees of the Shire entitled to an annual salary of $130,000 or more. Remuneration paid to the CEO for the year totalled $239,685



Salary Package	Employees
$130,000 – $139,999	0
$140,000 – $149,999	0
$150,000 – $159,999	1
$160,000 – $169,999	0
$170,000 – $179,999	0
$180,000 – $189,999	1
$190,000 – $199,999	0
$200,000 – $209,999	0
$210,000 – $219,999	0
$220,000 – $229,999	0
$230,000 – $239,999	1

Operations, Works and Services

Operations, Works and Services

- Depot Operations
- Waste Refuse Site Operations
- Airport Maintenance
- Road Infrastructure and Maintenance
- Drainage Maintenance
- Oval Maintenance & Upgrades
- Maintenance of Amenities and Public Facilities
- Planning and Building Approvals
- Building Maintenance
- Town Water Risk Reduction Program
- Works Fleet and Machinery Maintenance
- Management of Environmental Health Services
- Management of Town Planning
- Management of Ranger Services
- Management of Requests, Enquiries and Feedback

Plant & Equipment



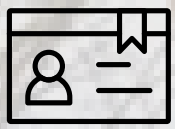
109

Capital Roadworks



4

Contracted Staff



6

Permanent Staff



35

2024 - 2025 Developments

- Depot Safety Management System Upgrade, repaired depot infrastructure, improved signage and access.
- Assistance provided with construction of new Department of Fire Services upgraded facilities and infrastructure.
- Completion of refuse site audits, commencement of long-term operational plan to improve refuse site life span.
- Completed a topographical study to support refuse site longevity.
- Completed a green waste verge collection with plans to development further in verge collections into the new financial year.
- Supported DFES through bushfire season with supply of water and airport facilities to DFES aircrafts.
- Ongoing maintenance of airport runways to ensure operational safety standard.
- Ongoing Vegetation control and maintanence inline with airport standards in regulations.
- Successful road works completed; Warburton, Coomelberup and Warren Road sections.
- Continued review of Shire 10 year Road Maintenance Plan.
- Repair and upgrade work to Rodgers Avenue Drainage, clearance and maintenance of town drainage systems in preparation for winter weather.
- Quartermaine Oval Upgrade - maintenance to grounds and surrounds, upkeep of oval sporting standards, assistance in oval upgrade - continuing of ongoing maintenance post upgrade.
- Improved lighting to Lions Park Amenity and Ablution Block
- Ongoing infrastructure maintenance to Katanning Study Hub.
- Council adopted amended internal asset management policy
- Completed LGIS External Health and Safety Audit, provided required action plan.
- Liaising with government and local contractors to effectively manage town water supply and watering programs
- Continued implementation of desalination project
- Adopted Bush Fire Act
- Improved internal customer feedback processes.



Public Services

Emergency Services Manager

- Bushfire Management
- Bushfire Training
- Fire Bans
- Community meetings
- Fire Extinguisher Training

Ranger Services

- Animal ranger services - enforcing the provisions of the Dog Act 1976 & Cat Act 2011
- Fire management control
- Litter Monitoring
- Bushland and reserves patrol (illegal camping, off road vehicle laws)
- Parking regulations
- Health Local Laws (attending complaints)
- Monitoring Local Government Property (Inspections for compliance due dates)

Environmental Health Officer

- Implement and maintain environmental health programs within council policies and guidelines
- Deliver environmental health services to the Shire
- Monitor food premises and public events/buildings
- Health and compliance monitoring of residential dwellings
- Approving onsite effluent disposal applications
- Regular water sampling and testings as per schedule
- Compliance and licencing of the Shires waste facility and saleyard

Fire Incidents Reported



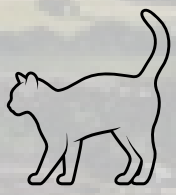
28

Total Fire Bans



7

Cats Impounded



20

Dogs Impounded



46

Complaints Attended



438

2024 - 2025 Developments

- Bush Fire Training for volunteer bushfire fighters
- Meeting with community groups
- Applied for funding to complete the Risk Project
- Katanning Central Station Upgrades funding was approved for $210,000
- Fire Requirement Management Notice was reviewed
- Supported DBCA fires in the Fitzgerald National Park and Stokes Fire. Assisted DFES region with the IGA structural fire in Gnowangerup
- Harmony Festival monitoring and support

Community Development

Community Development

- Town Hall Events
- Katanning Noongar Leadership Group
- Reconciliation Action Plan
- Community Safety Planning
- Tourism
- Community Events
- Harmony Festival
- Community Relationships
- Community Grants Program
- Grant Funding Applications

Harmony Festival Visitor Feedback



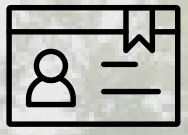
4.4/5 Stars

Harmony Festival Volunteers



167

Organisations involved in Harmony Festival



69

2024 - 2025 Developments

- Organising and delivering Harmony Festival 2025, including post event feedback survey.
- Opening and consultation of the Kaarl Yarning Place.
- Noongar Leadership Monthly meetings and ongoing relationships.
- Collaborated with Bagebup Aboriginal Corporation Group for Reconciliation Week 2025.
- Reached innovate stage of the Reconciliation Action Plan.
- Delivered two Town Hall event: Ultimate Fluro Disco & Comedy Gold.
- Clarence Street and Short Street Consultation Survey results collected and under review by Infrastructure and Assets department.
- Safer Katanning Survey conducted, and results collected, under review with WALGA and Katanning Police.
- Maintained relationships with organisations and community groups, Palmerston, Anglicare, Bagebup, Katanning Aboriginal Corporation.
- Supported White Ribbon Event held at Town Square.
- Supported Australia Day and Citizen of The Year Event held at Lions Park.
- Organised and delivered Remembrance Day Event held at Memorial Garden.
- Agriculture Show Attendance and Shire Stall Presence.
- Supported and Assisted in Twilight Markets - Christmas on Clive.
- Organised and delivered Thank a Volunteer Day alongside Community Resource Centre (CRC) and Katanning Leisure Centre.



Library and Gallery

Library

- Youth Engagement
- School Holiday Program Activities
- Community Development
- Bloom Festival Activation Space
- Community Room for public and private hire
- Gallery Assistance
- Home Schooling Hub
- Recyling Program
- Supports external educational programs
- Support smaller local groups in the library space (all abilities, parent groups).
- Harmony Festival 2025
- Maintaining library requirements.
- Overseeing operations of Library, budgeting, staffing.

Gallery

- Gallery Exhibitions

Books Issued



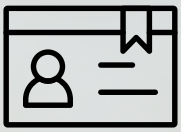
11,052

Door Count



30,987

New Memberships



203

Children Program Participants



725

2024 - 2025 Developments

- Weekly Story Time timetable.
- Supported Eco Week activity held in the library for educational learning.
- Assisted Girl Guides in obtaining their literacy badge.
- Seed Library activated and delivered to the community.
- Held Arts and Crafts events throughout school holiday programs.
- Held Bloom Festival Activity in line with Bloom Festival theme.
- Community Space Hire - Katanning Noongar Leadership Group, Anglicare, Landcare, Hospital Comfort Fund, Ag Society, Genealogy Group, Katanning Environmental Inc, NDIS, DPIRD, RFDS to name a few as well as small businesses and local community groups.
- Homeschooling Hub assistance program to further educate homeschooling parents and children, providing tools and resources for educational material.
- Supporting smaller local groups in Library space and activities (parental groups, all abilities groups or support workers.)
- Ongoing support to 'Read Write Now' - educational material for further language development.
- Organised and delivered 'Kids Zone' as well as Story Box Exhibitions for the Harmony Festival.
- Monthly meetings with Remote and Regional Libraries, Public Libraries of Western Australia, Regional WA Libraries as well as State Library as needed.
- Ongoing contribution reporting to the State Library,
- Ongoing receivals and cataloguing of State Library stock and local donations.
- Held 'Trill Death Cult Exhibition' at the Gallery.
- Held 'Murals Mandalas and Masterpieces' at the Gallery.
- Held 'Art on the Move - Tributaries' at the Gallery.
- Held 'Anvil and the Easels - Metal Work and Paintings' at the Gallery.
- Held 'Together Again - Local Artists' at the Gallery.
- Held 'Wetlands Exhibition - Friends of Piesse Park' at the Gallery.
- Held 'Embracing Hearts - Embracing Culture' at the Gallery.
- Held 'Australia Wide Nine' at the Gallery.
- Held 'Exposure Exhibition' at the Gallery.



Leisure and Aquatic Centre

Leisure Centre

- Youth engagement
- School Holiday Programs
- All Abilities programs
- Social term sports
- Meetings and Functions Hire Space
- Group Fitness Timetable
- Seniors Program
- Gymnasium
- Seasonal Sports
- Equestrian Facilities
- Hockey/Soccer/Cricket Oval
- Football Oval
- Club Development
- 'Kids Sport' Application Assistance

Aquatic:

- Maintaining facilities
- Repairs and Upgrades

Youth Program Attendance



652

Total Youth Events Activated



23

New Memberships



346

Aquatic Entries



13,965

Function Bookings for Hired Areas



42

2024 - 2025 Developments

- Hosted School Holiday Programs; cooking/baking, arts and crafts, movies, silent disco, mini olympics, treasure hunt, talent show.
- Activated a safe youth zone - new equipment (table tennis, pool table, foosball, badminton, volleyball, pickleball, basketball, frisbee golf.
- Back to School Day for both youth and legal guardians in Partnership with SWAMS (South West Aboriginal Medical Service).
- Youth Day excursion to High Ropes in Dwellingup.
- After School Program - Tape ball Cricket 6 Week Clinic.
- Collaborated with WADSA (West Australian Disabled Sports Association)
- Hosted All Abilities Programs for support workers and clients.
- Hosted Social term team events Mixed Netball, Badminton, Pickleball and Volleyball.
- Held the Leo Graham Upper Great Southern Football League Medal Count.
- Held the Rotary International Dinner.
- Held Monthly Farmers Markets.
- Held Katanning Ag Show 2024.
- Held National Shears 2024.
- Held Primary School Athletic Carnivals.
- Held Primary School Cup.
- Senior's weekly activity timetable
- (quiz, pingo, gym exercise group, physio exercise group and seniors term social sports).
- Held Great Southern Gym Sports throughout school terms.
- Held Netball Fixtures.
- Held Australian Football Fixtures.
- Held Hockey Fixtures.
- Held Equestrian Events.
- Held Cricket Fixtures.
- Held Soccer Program - Mini Roo's.
- Hosted Quartermaine Oval Reopening Game Day.
- Hosted Kicks Sport Regional Pool Pilot Program.
- Repaint of The Aquatic Centre's Pool.
- Maintenance to maintain facility standards.



People and Culture

People and Culture

- Employee Wellbeing Initiatives
- Recruitment and Onboarding
- Workforce Planning
- Training and Development
- Performance Management
- Employee Relations and Support
- Industrial Compliance
- Payroll Support

Workplace Cultural Diversity

23.8%

Training Opportunities

23

Training Attendance

346

2024 - 2025 Developments

- New Organisational Values Launch
- Employee Wellness Program
- Mental Health Awareness Campaigns
- Team building and wellbeing activities
- EAP promotions
- Workforce Diversity milestones
- Internal Training opportunities
- 2025 Staff Engagement Survey



Projects

Projects

- Strategic planning and management of Shire assets
- Roads & Drainage
- Footpaths
- Parks & Open Areas
- Buildings & Facilities
- Fleet & Plant
- Identification of key and critical infrastructure
- Whole-Lifecycle cost management
- Development of asset management plans
- Future capital works planning
- Risk management relating to Shire asset network
- Scenario modelling and condition assessments
- Reporting to government statutory bodies on transport assets

Kaarl Yarning Landscaped Area

750m²

Registered Study Hub Students since opening

38

2024 - 2025 Developments

- Delivered eID infrastructure upgrade project to Katanning Saleyards.
- Oversaw project management for the construction of the Kaarl Yarning Project.
- Coordinated assorted project procurement processes and contracts.
- Reporting on transport assets and expenditure to assorted government and industry bodies.
- Developed project scopes and explored funding opportunities for projects in upcoming financial years.
- Capturing capital and remedial works to maintain Shire transport asset inventory registers.
- Improved and reduced ongoing water costs for Amherst Village operations.
- Amherst Village Bathroom Renovations completed with further works scheduled to units.
- Amherst Village painting to internal walls at four units.
- Adopted new Asset Management Council policy in February 2025.
- Identified a suitable location to provide Great Southern Universities Centre to set up the Katanning Study Hub



Projects

Kaarl Yarning Place

In March 2025, the Shire of Katanning delivered the Kaarl Yarning Place brining life to a vital community space and marks a significant milestone as the first delivered project as part of the Katanning Public Arts Trail Strategy and Reconciliation Action Plan.

The Kaarl Yarning Place is comprised of a yarning circle adorned with rocks and seating around a central firepit, with gardens and a new timber conservation fencing along the creek line. Over 100 native species of flowers, shrubs and trees were planted in dedicated garden areas with concrete aggregate footpaths flowing through the heart of the site.

The KAARL Yarning Place is a key component of the broader strategy, an integral part of the Public Art Trail Strategy, which encapsulates the community's vision for artworks that enhance the public realm which tells Katanning's unique stories. This project recognises the significance of First Nations people of Katanning.

Members of the Katanning Noongar community expressed a heartfelt desire for a dedicated space – where Noongar people can meet, yarn, share culture, reflect on their past, and envision their future. The KAARL Yarning Place aims to be a hub for sharing, collaboration, and healing, providing a neutral space for Noongar people to enjoy and share culture together and with the wider community.

We thank the Department of Primary Industries and Regional Development and Lottery West for their funding contribution that made the delivery of this project possible and marks the first of a series of projects the Shire plants to undertake in the coming years to fulfill the community's aspirations.





eID Saleyard Infrastructure Upgrade

As part of the new rolling requirements for all Sheep to have electronic National Livestock Identification System (NLIS) devices as an eID eartag as required by the new amendments to the Biosecurity and Agriculture Management (Identification and Movement of Stock and Apiaries) Regulations 2013 the Katanning Saleyard has been upgraded scan and capture all eID tagged sheep movements as they are drafted.

The upgrade which retrofits seven new four-way drafters and three single-lane walkthroughs with new RFID readers to assist the saleyard operations and stock traders in reporting back to the NLIS database and meet their statutory obligations. The eID infrastructure is supplied by Allflex Australia and the RFID units and frames are built within Australia and are designed for Australian saleyards. As an eID tagged sheep is drafted, the tag is read and picked up through the respective drafting gate and is immediately reported back to the National Livestock Identification Database. From there the stock agents can wirelessly communicate their own software wirelessly through bluetooth and manage the sheep movements to fulfill their own reporting obligations as well as assist in recoding sheep for their own purposes.

This project constructed in May 2025 was able to be delivered thanks to the Department of Primary Industries and Regional Development who fully funded the upgrade through the eID Infrastructure Saleyard grant funding. As of 1 July, 2025 all sheep that have an eID tag or NLIS device must be scanned and have all movements reported back to the National Livestock Identification Database.

Projects

Katanning 24/7 Study Hub

In 2024 Katanning was one of ten new locations selected the development of a Regional Study Hub through funding from the Federal Department of Education. Regional Development Australia and Great Southern Universities Centre were awarded the money to set up and establish the study hub within the Katanning townsite. This was the third study hub built within the Great Southern Region, and at the time of its opening was one of 56 across the entire country.

The Shire of Katanning worked together with Great Southern Universities Centre to find a suitable location for the Study Hub examining size, suitability, disability access and inclusion and the opportunity to offer secure 24/7 access to the site. The site of the old Shire Administration at 18 Austral Terrace was selected as an opportunity to activate the space and would complement the existing use alongside South West Aboriginal Medical Services to deliver services that meet the unique needs of our local community.

The Katanning 24/7 Study Hub offers regional students a place to focus, study, and meet other local students. It provides individual and collaborative study spaces, sound-proof meeting rooms, computer facilities, high speed internet, free printing, scanning and photocopying for students, video conferencing infrastructure and kitchen, tea and coffee facilities.

These regional study hubs are designed to break down regional barriers to attaining a tertiary qualification and promote and support the opportunity to attend university. Across Australia 44% of registered students of existing study hubs are the first in their family to ever attend university. Enrolment can be organized by contacting the Katanning 24/7 Study Hub or the Great Southern Universities Centre website.





Quartermaine Oval

The Shire of Katanning successfully completed the upgrade of Quartermaine Oval during the year at a cost of $2.09m. Works completed included replacement of subsoil drainage, relevelling oval surface and replacement of fill material, new reticulations system, new LED flood lighting system and new cricket net facilities.
Funding was made available from the WA Football Commission, WA Cricket Association and the Department of Sport and Recreation and Cultural Industries through its Community Sport and Recreation Facilities Fund.

The project commenced in November 2024 and was completed in May 2025 and was officially opened on 18th May 2025 at the Katanning Wanderers first home game of the season.
Quartermaine oval will host the Upper Great Southern Football league grand final in September 2025 this event is expected to attract a significant number of spectators and participants.

Completion of the project addresses the substandard playing facilities and drainage problems which the oval had suffered from previously. It also encourages a greater participation in sport locally and represents a significant milestone in Council's objective of providing premier sporting facilities for local competition

Projects

Katanning Aquatic Centre

The Shire of Katanning has organised for the restoration of the Olympic Pool's painted surface in response to the degradation and delamination of the existing paint. This work was carried out between May and July in the post-season period to allow for sufficient time for the paint to fully cure before the pre-season preparations commence for opening in November 2025.

In the process of identifying the correct actions to take for the painted surface it was also revealed that both remedial works to the gutter surface were required in addition to some repairs to the Olympic Pool sealing joints. These works will aim to improve the visual amenity to the site, act as a protective surface to the underlying concrete improving the longevity to the pool, and reduce the risk of water loss throughout the year.





Saleyard Fire Safety Project

This year the Shire coordinated and managed the installation of a Fire-water tank at the Saleyards (Lot 500 Nyabing Road-Katanning).

The project was a direct result of findings from a Fire Safety Engineering Report (FESR) conducted on the Saleyards administration and facilities building.

The installation of the Fire-water tank (144,000 litres of useable water) and fire extinguishers within the building itself addressed compliance requirements and ensured an effective fire management system was in place for this section of the Saleyards infrastructure.

The project was completed in collaboration with a local contractor who completed preliminary pad preparation and erection of the main ring beam and a local Great Southern Tank manufacturer from who the tank was purchased.

Shire of Katanning
Heart of the Great Southern

FINANCIAL REPORT

FOR THE YEAR ENDED 30 JUNE 2025

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The Shire of Katanning conducts the operations of a local government with the following community vision:

Katanning is a safe, sustainable, and prosperous community. We respect and celebrate our diverse culture.

Principal place of business:
52 Austral Terrace
KATANNING 6317

SHIRE OF KATANNING
FINANCIAL REPORT
FOR THE YEAR ENDED 30 JUNE 2025

Local Government Act 1995
Local Government (Financial Management) Regulations 1996

Statement by CEO

The accompanying financial report of the Shire of Katanning has been prepared in compliance with the provisions of the *Local Government Act 1995* from proper accounts and records to present fairly the financial transactions for the reporting period ended 30 June 2025 and the financial position as at 30 June 2025.

At the date of signing this statement the particulars included in the financial report are not misleading or inaccurate.

Signed on the 9th day of DECEMBER, 2025

CEO

Peter Klein

OAG AUDITED

MOORE

SHIRE OF KATANNING
STATEMENT OF COMPREHENSIVE INCOME
FOR THE YEAR ENDED 30 JUNE 2025

	Note	2025 Actual	2025 Budget	2024 Actual
		$	$	$
Revenue				
Rates	2(a) and 24(a)	5,234,801	5,147,675	5,016,764
Grants, subsidies and contributions	2(a)	3,028,072	3,917,608	3,278,705
Fees and charges	2(a)	2,409,517	2,008,326	2,153,742
Interest revenue	2(a)	560,295	528,000	535,953
Other revenue	2(a)	309,292	316,166	339,235
		11,541,977	11,917,775	11,324,399
Expenses				
Employee costs	2(b)	(4,689,198)	(5,380,736)	(4,607,368)
Materials and contracts		(3,955,453)	(4,058,989)	(3,471,073)
Utility charges		(571,194)	(555,276)	(528,272)
Depreciation		(9,189,295)	(7,317,569)	(9,028,003)
Finance costs	2(b)	(133,197)	(100,543)	(120,411)
Insurance		(437,476)	(489,730)	(477,713)
Other expenditure	2(b)	(208,312)	(456,300)	(369,487)
		(19,184,125)	(18,359,143)	(18,602,327)
		(7,642,148)	(6,441,368)	(7,277,928)
Capital grants, subsidies and contributions	2(a)	2,357,229	12,148,366	601,261
Profit on asset disposals		259,274	46,178	104,831
Loss on asset disposals		0	(40,000)	0
		2,616,503	12,154,544	706,092
Net result for the period		**(5,025,645)**	**5,713,176**	**(6,571,836)**
Total other comprehensive income for the period		**0**	**0**	**0**
Total comprehensive income for the period		**(5,025,645)**	**5,713,176**	**(6,571,836)**

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

OAG AUDITED

MOORE

SHIRE OF KATANNING
STATEMENT OF FINANCIAL POSITION
AS AT 30 JUNE 2025

	Note	2025	2024
		$	$
CURRENT ASSETS			
Cash and cash equivalents	3	15,299,657	15,635,259
Trade and other receivables	5	1,782,358	1,453,023
Other financial assets	4(a)	22,754	21,880
Inventories	6	10,411	14,684
TOTAL CURRENT ASSETS		17,115,180	17,124,846
NON-CURRENT ASSETS			
Trade and other receivables	5	356,964	268,323
Other financial assets	4(b)	321,802	344,554
Property, plant and equipment	7	56,103,805	58,275,262
Infrastructure	8	210,910,983	213,799,542
Right-of-use assets	10(a)	2,120	2,120
TOTAL NON-CURRENT ASSETS		267,695,674	272,689,801
TOTAL ASSETS		284,810,854	289,814,647
CURRENT LIABILITIES			
Trade and other payables	11	1,941,028	1,412,437
Contract liabilities	12	0	348,255
Capital grant/contributions liabilities	12	4,776,609	4,507,527
Lease liabilities	10(b)	878	878
Borrowings	13	302,233	293,447
Employee related provisions	14	514,778	582,279
TOTAL CURRENT LIABILITIES		7,535,526	7,144,823
NON-CURRENT LIABILITIES			
Borrowings	13	2,704,400	3,006,633
Employee related provisions	14	82,527	109,024
Other provisions	15	568,112	608,233
TOTAL NON-CURRENT LIABILITIES		3,355,039	3,723,890
TOTAL LIABILITIES		10,890,565	10,868,713
NET ASSETS		273,920,289	278,945,934
EQUITY			
Retained surplus		79,442,463	85,391,968
Reserve accounts	27	8,718,555	7,794,695
Revaluation surplus	16	185,759,271	185,759,271
TOTAL EQUITY		273,920,289	278,945,934

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

OAG AUDITED

MOORE

SHIRE OF KATANNING
STATEMENT OF CHANGES IN EQUITY
FOR THE YEAR ENDED 30 JUNE 2025

	Note	Retained surplus	Reserve accounts	Revaluation surplus	Total equity
		$	$	$	$
Balance as at 1 July 2023		**92,024,703**	**7,733,796**	**185,759,271**	**285,517,770**
Comprehensive income for the period					
Net result for the period		(6,571,836)	0	0	(6,571,836)
Total comprehensive income for the period		(6,571,836)	0	0	(6,571,836)
Transfers from reserve accounts	27	657,301	(657,301)	0	0
Transfers to reserve accounts	27	(718,200)	718,200	0	0
Balance as at 30 June 2024		**85,391,968**	**7,794,695**	**185,759,271**	**278,945,934**
Comprehensive income for the period					
Net result for the period		(5,025,645)	0	0	(5,025,645)
Total comprehensive income for the period		(5,025,645)	0	0	(5,025,645)
Transfers from reserve accounts	27	475,102	(475,102)	0	0
Transfers to reserve accounts	27	(1,398,962)	1,398,962	0	0
Balance as at 30 June 2025		**79,442,463**	**8,718,555**	**185,759,271**	**273,920,289**

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

SHIRE OF KATANNING
STATEMENT OF CASH FLOWS
FOR THE YEAR ENDED 30 JUNE 2025

	Note	2025 Actual	2024 Actual
		$	$
CASH FLOWS FROM OPERATING ACTIVITIES			
Receipts			
Rates		5,201,298	4,939,220
Grants, subsidies and contributions		2,498,287	3,790,807
Fees and charges		2,409,517	2,153,742
Interest revenue		560,295	535,953
Goods and services tax received		535,586	612,543
Other revenue		309,292	339,233
		11,514,275	12,371,498
Payments			
Employee costs		(4,764,256)	(4,674,728)
Materials and contracts		(3,416,237)	(4,055,454)
Utility charges		(611,315)	(528,272)
Finance costs		(123,829)	(120,411)
Insurance paid		(437,476)	(477,713)
Goods and services tax paid		(504,108)	(612,213)
Other expenditure		(208,312)	(369,487)
		(10,065,533)	(10,838,278)
Net cash provided by operating activities		1,448,742	1,533,220
CASH FLOWS FROM INVESTING ACTIVITIES			
Payments for purchase of property, plant & equipment	7(a)	(1,378,813)	(1,284,619)
Payments for construction of infrastructure	8(a)	(2,968,701)	(534,507)
Proceeds from capital grants, subsidies and contributions		2,357,229	601,261
Proceeds from financial assets at amortised cost - self-supporting loans		21,880	21,043
Proceeds from sale of property, plant & equipment		477,508	287,052
Net cash (used in) investing activities		(1,490,897)	(909,770)
CASH FLOWS FROM FINANCING ACTIVITIES			
Repayment of borrowings	26(a)	(293,447)	(284,959)
Payments for principal portion of lease liabilities	26(b)	0	(15,172)
Net cash (used in) financing activities		(293,447)	(300,131)
Net increase (decrease) in cash held		(335,602)	323,319
Cash at beginning of year		15,635,259	15,311,940
Cash and cash equivalents at the end of the year		15,299,657	15,635,259

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

SHIRE OF KATANNING
STATEMENT OF FINANCIAL ACTIVITY
FOR THE YEAR ENDED 30 JUNE 2025

	Note	2025 Actual	2025 Budget	2024 Actual
		$	$	$
OPERATING ACTIVITIES				
Revenue from operating activities				
General rates	24	5,229,981	5,142,525	5,011,922
Rates excluding general rates	24	4,820	5,150	4,842
Grants, subsidies and contributions		3,028,072	3,917,608	3,278,705
Fees and charges		2,409,517	2,008,326	2,153,742
Interest revenue		560,295	528,000	535,953
Other revenue		309,292	316,166	339,235
Profit on asset disposals		259,274	46,178	104,831
		11,801,251	11,963,953	11,429,230
Expenditure from operating activities				
Employee costs		(4,689,198)	(5,380,736)	(4,607,368)
Materials and contracts		(3,955,453)	(4,058,989)	(3,471,073)
Utility charges		(571,194)	(555,276)	(528,272)
Depreciation		(9,189,295)	(7,317,569)	(9,028,003)
Finance costs		(133,197)	(100,543)	(120,411)
Insurance		(437,476)	(489,730)	(477,713)
Other expenditure		(208,312)	(456,300)	(369,487)
Loss on asset disposals		0	(40,000)	0
		(19,184,125)	(18,399,142)	(18,602,327)
Non-cash amounts excluded from operating activities	25(a)	8,778,212	7,311,391	4,397,568
Amount attributable to operating activities		1,395,338	876,202	(2,775,529)
INVESTING ACTIVITIES				
Inflows from investing activities				
Capital grants, subsidies and contributions		2,357,229	12,148,366	601,261
Proceeds from disposal of assets		477,508	193,500	287,052
Proceeds from financial assets at amortised cost - self-supporting loans	26(a)	21,880	21,880	21,043
		2,856,617	12,363,746	909,356
Outflows from investing activities				
Payments for financial assets at amortised cost - self supporting loans		0	(21,880)	(21,043)
Acquisition of property, plant and equipment	7(a)	(1,378,813)	(12,346,483)	(1,284,619)
Acquisition of infrastructure	8(a)	(2,968,701)	(3,096,380)	(534,507)
		(4,347,514)	(15,464,743)	(1,840,169)
Amount attributable to investing activities		(1,490,897)	(3,100,997)	(930,813)
FINANCING ACTIVITIES				
Inflows from financing activities				
Transfers from reserve accounts	27	475,102	1,926,337	657,301
		475,102	1,926,337	657,301
Outflows from financing activities				
Repayment of borrowings	26(a)	(293,447)	(293,444)	(284,959)
Payments for principal portion of lease liabilities	26(b)	0	(955)	(15,172)
Transfers to reserve accounts	27	(1,398,962)	(943,014)	(718,200)
		(1,692,409)	(1,237,413)	(1,018,331)
Amount attributable to financing activities		(1,217,307)	688,924	(361,030)
MOVEMENT IN SURPLUS OR DEFICIT				
Surplus or deficit at the start of the financial year	25(b)	4,112,249	1,535,871	8,179,621
Amount attributable to operating activities		1,395,338	876,202	(2,775,529)
Amount attributable to investing activities		(1,490,897)	(3,100,997)	(930,813)
Amount attributable to financing activities		(1,217,307)	688,924	(361,030)
Surplus or deficit after imposition of general rates	25(b)	**2,799,383**	**0**	**4,112,249**

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

SHIRE OF KATANNING
FOR THE YEAR ENDED 30 JUNE 2025
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1. BASIS OF PREPARATION

The financial report of the Shire of Katanning which is a Class 3 local government comprises general purpose financial statements which have been prepared in accordance with the *Local Government Act 1995* and accompanying regulations.

Local Government Act 1995 requirements

Section 6.4(2) of the *Local Government Act 1995* read with the *Local Government (Financial Management) Regulations 1996* prescribe that the financial report be prepared in accordance with the *Local Government Act 1995* and, to the extent that they are not inconsistent with the *Local Government Act 1995*, the Australian Accounting Standards. The Australian Accounting Standards (as they apply to local governments and not-for-profit entities) and Interpretations of the Australian Accounting Standards Board were applied except for disclosure requirements of:

- AASB 7 Financial Instruments Disclosures
- AASB 16 Leases paragraph 58
- AASB 101 Presentation of Financial Statements paragraph 61
- AASB 107 Statement of Cash Flows paragraphs 43 and 45
- AASB 116 Property, Plant and Equipment paragraph 79
- AASB 137 Provisions, Contingent Liabilities and Contingent Assets paragraph 85
- AASB 140 Investment Property paragraph 75(f)
- AASB 1052 Disaggregated Disclosures paragraph 11
- AASB 1054 Australian Additional Disclosures paragraph 16

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

The *Local Government (Financial Management) Regulations 1996* provide that:

- land and buildings classified as property, plant and equipment;or
- infrastructure; or
- vested improvements that the local government controls;

and measured at reportable value, are only required to be revalued every five years. Revaluing these non-financial assets every five years is a departure from *AASB 116 Property, Plant and Equipment*, which would have required the Shire to assess at each reporting date whether the carrying amount of the above mentioned non-financial assets materially differs from their fair value and, if so, revalue the class of non-financial assets.

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

Critical accounting estimates and judgements

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

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

As with all estimates, the use of different assumptions could lead to material changes in the amounts reported in the financial report.

The following are estimates and assumptions that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities within the next financial year and further information on their nature and impact can be found in the relevant note:

- Fair value measurement of assets carried at reportable value including:
  - Property, plant and equipment - note 7
  - Infrastructure - note 8
- Measurement of employee benefits - note 14
- Measurement of provisions - note 15

Fair value heirarchy information can be found in note 23

The local government reporting entity

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

All monies held in the Trust Fund are excluded from the financial statements.

Initial application of accounting standards

During the current year, the following new or revised Australian Accounting Standards and Interpretations were applied for the first time.

- *AASB 2020-1 Amendments to Australian Accounting Standards - Classification of Liabilities as Current or Non-current*
- *AASB 2022-5 Amendments to Australian Accounting Standards - Lease Liability in a Sale and Leaseback*
- *AASB 2022-6 Amendments to Australian Accounting Standards - Non-current Liabilities with Covenants*
- *AASB 2023-3 Amendments to Australian Accounting Standards - Disclosure of Non-current Liabilities with Covenants: Tier 2*
- *AASB 2024-1 Amendments to Australian Accounting Standards - Supplier Finance Arrangements: Tier 2 Disclosures*
- *AASB 2023-1 Amendments to Australian Accounting Standards - Supplier Finance Arrangements*

These amendments are not expected to have any material impact on the financial report on initial application.

- *AASB 2022-10 Amendments to Australian Accounting Standards - Fair Value Measurement of Non-Financial Assets of Not-for-Profit Public Sector Entities*

These amendment may result in changes to the fair value of certain non-financial assets on revaluation. The impact has not been quantified as it is not considered practicable to determine the amount of the difference in fair value attributable to the change in the standard.

New accounting standards for application in future years

The following new accounting standards will have application to local government in future years:

- *AASB 2014-10 Amendments to Australian Accounting Standards - Sale or Contribution of Assets between an Investor and its Associate or Joint Venture*
- *AASB 2024-4b Amendments to Australian Accounting Standards - Effective Date of Amendments to AASB 10 and AASB 128 [deferred AASB 10 and AASB 128 amendments in AASB 2014-10 apply]*
- *AASB 2022-9 Amendments to Australian Accounting Standards - Insurance Contracts in the Public Sector*
- *AASB 2023-5 Amendments to Australian Accounting Standards - Lack of Exchangeability*
- *AASB 18 (FP) Presentation and Disclosure in Financial Statements - (Appendix D) [for for-profit entities]*
- *AASB 18 (NFP/super) Presentation and Disclosure in Financial Statements - (Appendix D) [for not-for-profit and superannuation entities]*
- *AASB 2024-2 Amendments to Australian Accounting Standards - Classification and Measurement of Financial Instruments*
- *AASB 2024-3 Amendments to Australian Accounting Standards – Annual Improvements Volume 11*

These amendments are not expected to have any material impact on the financial report on initial application.

2. REVENUE AND EXPENSES

(a) Revenue

Contracts with customers
Recognition of revenue is dependant on the source of revenue and the associated terms and conditions associated with each source of revenue and recognised as follows:

Revenue category	Nature of goods and services	When obligations typically satisfied	Payment terms	Returns/refunds/ warranties	Timing of revenue recognition
Grants, subsidies and contributions	Community events, minor facilities, research, design, planning evaluation and services	Over time	Fixed terms transfer of funds based on agreed milestones and reporting	Contract obligation if project not complete	Output method based on project milestones and/or completion date matched to performance obligations
Fees and charges - licences, registrations, approvals	Building, planning, development and animal management.	Single point in time	Full payment prior to issue	None	On payment of the licence, registration or approval
Fees and charges - waste management entry fees	Waste treatment, recycling and disposal service at disposal site	Single point in time	Payment in advance at gate or on normal trading terms if credit provided	None	On entry to facility
Fees and charges - sale of stock	KLC stock	Single point in time	In full in advance, on 15 day credit	Refund for faulty goods	At point of sale
Other revenue - private works	Contracted private works	Single point in time	Monthly in arrears	None	At point of service

Consideration from contracts with customers is included in the transaction price.

Revenue recognition

Rate revenue was recognised from the rate record as soon as practicable after the Shire resolved to impose rates in the financial year as well as when the rate record was amended to ensure the information in the record was current and correct.

Revenue recognised during the year under each basis of recognition by nature of goods or services is provided in the table below:

For the year ended 30 June 2025

Nature	Contracts with customers	Capital grant/contributions	Statutory requirements	Other	Total
	$	$	$	$	$
Rates	0	0	5,234,801	0	5,234,801
Grants, subsidies and contributions	0	0	3,028,072	0	3,028,072
Fees and charges	2,409,517	0	0	0	2,409,517
Interest revenue	0	0	560,295	0	560,295
Other revenue	172,473	0	0	136,819	309,292
Capital grants, subsidies and contributions	0	2,357,229	0	0	2,357,229
Total	2,581,990	2,357,229	8,823,168	136,819	13,899,206

For the year ended 30 June 2024

Nature	Contracts with customers	Capital grant/contributions	Statutory requirements	Other	Total
	$	$	$	$	$
Rates	0	0	5,016,764	0	5,016,764
Grants, subsidies and contributions	332,029	0	2,946,676	0	3,278,705
Fees and charges	2,153,742	0	0	0	2,153,742
Interest revenue	439,512	0	78,249	18,192	535,953
Other revenue	164,517	0	137,218	37,500	339,235
Capital grants, subsidies and contributions	0	411,638	0	189,623	601,261
Total	3,089,800	411,638	8,178,907	245,315	11,925,660

2. REVENUE AND EXPENSES (Continued)

(a) Revenue (Continued)

	Note	2025 Actual	2024 Actual
		$	$
Interest revenue			
Other financial assets		10,650	9,310
Interest on reserve account		294,923	356,585
Trade and other receivables overdue interest		72,111	68,938
Other interest revenue		182,611	101,120
		560,295	535,953
The 2025 original budget estimate in relation to:			
Trade and other receivables overdue interest was $88,000			
Fees and charges relating to rates receivable			
Charges on instalment plan		9,690	9,810
The 2025 original budget estimate in relation to:			
Charges on instalment plan was $10,000			

(b) Expenses

Auditors remuneration			
- Audit of the Annual Financial Report		94,513	82,800
- Other services – grant acquittals		11,000	11,220
		105,513	94,020
Employee Costs			
Employee benefit costs		4,041,750	3,996,224
Other employee costs		647,448	611,143
		4,689,198	4,607,367
Finance costs			
Interest and financial charges paid/payable for financial liabilities not at fair value through profit or loss		133,197	120,411
		133,197	120,411
Other expenditure			
Sundry expenses		208,312	369,487
		208,312	369,487

3. CASH AND CASH EQUIVALENTS

	Note	2025	2024
		$	$
Cash at bank and on hand		6,581,103	7,840,564
Term deposits		8,718,554	7,794,695
Total cash and cash equivalents		15,299,657	15,635,259
Held as			
- Unrestricted cash and cash equivalents		1,804,493	2,984,781
- Restricted cash and cash equivalents	17	13,495,164	12,650,478
		15,299,657	15,635,259

MATERIAL ACCOUNTING POLICIES

Cash and cash equivalents

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

Bank overdrafts are reported as short term borrowings in current liabilities in the statement of financial position.

Term deposits are presented as cash equivalents if they have a maturity of three months or less from the date of acquisition and are repayable with 24 hours notice with no loss of interest.

Restricted financial assets

Restricted financial asset balances are not available for general use by the local government due to externally imposed restrictions. Restrictions are specified in an agreement, contract or legislation. This applies to reserve accounts, unspent grants, subsidies and contributions and unspent loans that have not been fully expended in the manner specified by the contributor, legislation or loan agreement.

4. OTHER FINANCIAL ASSETS

	Note	2025	2024
		$	$
(a) Current assets			
Other financial assets at amortised cost			
Self-supporting loans receivable	25(b)	22,754	21,880
		22,754	21,880
Held as			
- Unrestricted other financial assets at amortised cost		22,754	21,880
		22,754	21,880
(b) Non-current assets			
Other financial assets at amortised cost		179,192	201,947
Financial assets at fair values through profit or loss		142,610	142,607
		321,802	344,554
Other financial assets at amortised cost			
Self-supporting loans receivable	25(b)	179,194	180,905
		179,190	180,905
Financial assets at fair values through profit or loss			
Units in Local Government House Trust - Opening Balance		142,607	142,607
Movement attributable to fair value increment		3	0
Units in Local Government House Trust - Closing Balance		142,610	142,607

Loans recievable from clubs/institutions have the same terms and conditions as the related borrowing disclosed in Note 26(a) as self-supporting loans. Fair value of financial assets at fair value through profit and loss is determined from the net asset value of the units held in the Trust at balance date as complied by WALGA.

MATERIAL ACCOUNTING POLICIES

Other financial assets at amortised cost

The Shire classifies financial assets at amortised cost if both of the following criteria are met:
- the asset is held within a business model whose objective is to collect the contractual cashflows, and
- the contractual terms give rise to cash flows that are solely payments of principal and interest.

Fair values of financial assets at amortised cost are not materially different to their carrying amounts, since the interest receivable on those assets is either close to current market rates or the assets are of a short term nature. Non-current financial assets at amortised cost fair values are based on discounted cash flows using a current market rates. They are classified as level 2 fair values in the fair value hierachy (see Note 23 (i) due to the observable market rates).

Interest received is presented under cashflows from operating activities in the Statement of Cash Flows where it is earned from financial assets that are held for cash management purposes.

Financial assets at fair values through profit or loss

The Shire classifies the following financial assets at fair value through profit or loss:
- debt investments which do not qualify for measurement at either amortised cost or fair value through profit or loss.
- equity investments which the Shire has elected to recognise as fair value gains and losses through profit or loss.

5. TRADE AND OTHER RECEIVABLES

	Note	2025	2024
		$	$
Current			
Rates and statutory receivables		1,208,296	1,302,300
Trade receivables		823,221	427,232
Other receivables		29,135	58,480
Allowance for Credit losses - Rates Debtors		(14,398)	0
Allowance for Credit losses - Sundry Debtors		(263,896)	(362,262)
Other receivables - ATO Receivables		0	27,273
		1,782,358	1,453,023
Non-current			
Rates and statutory receivables		356,964	268,323
		356,964	268,323

Disclosure of opening and closing balances related to contracts with customers

Information about receivables from contracts with customers along with financial assets and associated liabilities arising from transfers to enable the acquisition or construction of recognisable non-financial assets is:	Note	30 June 2025 Actual	30 June 2024 Actual	1 July 2023 Actual
		$	$	$
Allowance for Credit losses - Rates Debtors	5	(14,398)	0	0
Allowance for Credit losses - Sundry Debtors	5	(263,896)	(362,262)	(314,582)
Total trade and other receivables from contracts with customers		(278,294)	(362,262)	(314,582)

MATERIAL ACCOUNTING POLICIES

Rates and statutory receivables
Rates and statutory receivables are non-contractual receivables arising from statutory requirements and include amounts due from ratepayers for unpaid rates and service charges and other statutory charges or fines.

Rates and statutory receivables are recognised when the taxable event has occurred and can be measured reliably.

Trade receivables
Trade receivables are amounts receivable from contractual arrangements with customers for goods sold, services performed or grants or contributions with sufficiently specific performance obligations or for the construction of recognisable non financial assets as part of the ordinary course of business.

Other receivables
Other receivables are amounts receivable from contractual arrangements with third parties other than contracts with customers and amounts received as grants for the construction of recognisable non financial assets.

Measurement
Trade and other receivables are recognised initially at the amount of the transaction price, unless they contain a significant financing component, and are to be recognised at fair value.

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

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

Due to the short term nature of current receivables, their carrying amount is considered to be the same as their fair value. Non-current receivables are indexed to inflation, any difference between the face value and fair value is considered immaterial.

6. INVENTORIES

	Note	2025	2024
Current		$	$
Fuel and materials		10,411	14,684
		10,411	14,684
The following movements in inventories occurred during the year:			
Balance at beginning of year		14,684	20,508
Inventories expensed during year		(4,273)	(5,824)
Balance at end of year		10,411	14,684

MATERIAL ACCOUNTING POLICIES
General
Inventories are measured at the lower of cost and net realisable value.

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

7. PROPERTY, PLANT AND EQUIPMENT

(a) Movements in balances

Movement in the balances of each class of property, plant and equipment between the beginning and the end of the current financial year.

		Assets not subject to operating lease			Total property			Plant and equipment					
	Note	Land	Buildings - non specialised	Buildings - specialised	Land	Buildings	Total property	Furniture and fittings	Plant and Equipment	Other property, plant and equipment-motor vehicles	Other property, plant and equipment-equipment	Other property, plant and equipment-painting & sculptures	Total property, plant and equipment
		$		$	$	$	$	$	$	$	$	$	$
Balance at 1 July 2023		5,731,900	3,848,547	45,912,977	5,731,900	49,761,524	55,493,424	134,419	2,850,397	484,537	944,720	438,679	60,346,176
Additions		0	0	159,155	0	159,155	159,155	0	1,070,907	44,057	0	10,500	1,284,619
Disposals		(64,000)	0	0	(64,000)	0	(64,000)	0	(118,221)	0	0	0	(182,221)
Depreciation		0	(185,467)	(1,989,381)	0	(2,174,848)	(2,174,848)	(43,590)	(608,360)	(135,202)	(208,745)	(2,567)	(3,173,312)
Balance at 30 June 2024		5,667,900	3,663,080	44,082,751	5,667,900	47,745,831	53,413,731	90,829	3,194,723	393,392	735,975	446,612	58,275,262
Comprises:													
Gross balance amount at 30 June 2024		5,667,900	4,031,898	48,225,567	5,667,900	52,257,465	57,925,365	295,016	5,942,179	822,005	1,799,057	456,558	67,240,180
Accumulated depreciation at 30 June 2024		0	(368,818)	(4,142,816)	0	(4,511,634)	(4,511,634)	(204,187)	(2,747,456)	(428,613)	(1,063,082)	(9,946)	(8,964,918)
Balance at 30 June 2024	7(b)	5,667,900	3,663,080	44,082,751	5,667,900	47,745,831	53,413,731	90,829	3,194,723	393,392	735,975	446,612	58,275,262
Additions		0	0	304,229	0	304,229	304,229	8,324	145,035	45,023	876,202	0	1,378,813
Disposals		(179,000)	0	0	(179,000)	0	(179,000)	0	(12,858)	(26,376)	0	0	(218,234)
Depreciation		0	(185,467)	(2,131,764)	0	(2,317,231)	(2,317,231)	(20,792)	(654,378)	(134,140)	(202,929)	(2,566)	(3,332,036)
Balance at 30 June 2025		5,488,900	3,477,613	42,255,216	5,488,900	45,732,829	51,221,729	78,361	2,672,522	277,899	1,409,248	444,046	56,103,805
Comprises:													
Gross balance amount at 30 June 2025		5,488,900	4,031,898	48,529,796	5,488,900	52,561,694	58,050,594	303,340	5,977,980	748,887	2,675,259	456,558	68,212,618
Accumulated depreciation at 30 June 2025		0	(554,285)	(6,274,580)	0	(6,828,865)	(6,828,865)	(224,979)	(3,305,458)	(470,988)	(1,266,011)	(12,512)	(12,108,813)
Balance at 30 June 2025	7(b)	5,488,900	3,477,613	42,255,216	5,488,900	45,732,829	51,221,729	78,361	2,672,522	277,899	1,409,248	444,046	56,103,805

7. PROPERTY, PLANT AND EQUIPMENT (Continued)

(b) Carrying amount measurements

Asset class	Note	Carrying amount 2025	Carrying amount 2024	Fair value hierarchy	Valuation technique	Basis of valuation	Date of last valuation	Inputs used
		$	$					
(i) Fair value - as determined at the last valuation date								
Land and buildings								
Land - market value		5,488,900	5,667,900	2	Market approach using recent observable market for similar properties	Independent Registered Valuer	June 2022	Price per square metre
Total land	7(a)	5,488,900	5,667,900					
Buildings - non specialised		3,477,613	3,663,080	2	Market approach using recent observable market data for similar properties	Independent Registered Valuer	June 2022	Price per square metre
Buildings - specialised		42,255,217	44,082,751	3	Cost approach using current replacement cost	Independent Registered Valuer	June 2022	Construction cost and current condition, residual values and remaining useful life assessment
Total buildings	7(a)	45,732,830	47,745,831					

8. INFRASTRUCTURE

(a) Movements in balances

Movement in the balances of each class of infrastructure between the beginning and the end of the current financial year.

	Infrastructure - roads	Other infrastructure- footpaths	Other infrastructure- drainage	Other infrastructure- parks & ovals	Other infrastructure- other	Other infrastructure- landfill	Other infrastructure- bridges	Total infrastructure
	$	$	$	$	$	$	$	$
Balance at 1 July 2023	172,262,123	3,100,158	19,148,998	10,106,053	13,677,096	56,839	755,256	219,106,523
Additions	395,259	0	0	97,800	25,607	0	15,841	534,507
Depreciation	(4,525,506)	(93,152)	(301,188)	(420,165)	(442,113)	(4,762)	(54,602)	(5,841,488)
Balance at 30 June 2024	168,131,876	3,007,006	18,847,810	9,783,688	13,260,590	52,077	716,495	213,799,542
Comprises:								
Gross balance at 30 June 2024	172,657,382	3,100,158	19,148,999	10,203,853	13,702,703	317,460	771,093	219,901,648
Accumulated depreciation at 30 June 2024	(4,525,506)	(93,152)	(301,189)	(420,165)	(442,113)	(265,383)	(54,598)	(6,102,106)
Balance at 30 June 2024	168,131,876	3,007,006	18,847,810	9,783,688	13,260,590	52,077	716,495	213,799,542
Additions	810,311	0	0	2,158,390	0	0	0	2,968,701
Depreciation	(4,537,090)	(93,004)	(300,895)	(420,271)	(446,808)	(4,762)	(54,430)	(5,857,260)
Transfers	0	0	0	97,800	(97,800)	0	0	0
Balance at 30 June 2025	164,405,097	2,914,002	18,546,915	11,619,607	12,715,982	47,315	662,065	210,910,983
Comprises:								
Gross balance at 30 June 2025	173,467,693	3,100,158	19,148,998	12,460,043	13,604,903	317,460	771,097	222,870,352
Accumulated depreciation at 30 June 2025	(9,062,596)	(186,156)	(602,083)	(840,436)	(888,921)	(270,145)	(109,032)	(11,959,369)
Balance at 30 June 2025	164,405,097	2,914,002	18,546,915	11,619,607	12,715,982	47,315	662,065	210,910,983

8. INFRASTRUCTURE (Continued)

(b) Carrying amount measurements

Asset class	Fair value hierarchy	Valuation technique	Basis of valuation	Date of last valuation	Inputs used
(i) Fair value - as determined at the last valuation date					
Infrastructure - roads	3	Cost approach using current repalcement cost	Independent Registered Valuer	June 2023	Construction costs and current condition, residual values and remaining useful life assessments
Other infrastructure-footpaths	3	Cost approach using current repalcement cost	Independent Registered Valuer	June 2023	Construction costs and current condition, residual values and remaining useful life assessments
Other infrastructure-drainage	3	Cost approach using current repalcement cost	Independent Registered Valuer	June 2023	Construction costs and current condition, residual values and remaining useful life assessments
Other infrastructure-parks & ovals	3	Cost approach using current repalcement cost	Independent Registered Valuer	June 2023	Construction costs and current condition, residual values and remaining useful life assessments
Other infrastructure-other	3	Cost approach using current repalcement cost	Independent Registered Valuer	June 2023	Construction costs and current condition, residual values and remaining useful life assessments
Other infrastructure-bridges	3	Cost approach using current repalcement cost	Independent Registered Valuer	June 2023	Construction costs and current condition, residual values and remaining useful life assessments

9. FIXED ASSETS

(a) Depreciation

Depreciation rates
Typical estimated useful lives for the different asset classes for the current and prior years are included in the table below:

Asset class	Useful life
Buildings	4 to 50 years
Furniture and equipment	4 to 20 years
Plant	5 to 15 years
Motor Vehicles	5 to 10 years
Equipment	5 to 50 years
Painting and Sculptures	not depreciated
Sealed roads and streets	
formation	not depreciated
pavement	2.5 to 72 years
seal	
- bituminous seals	2 to 18 years
- asphalt surfaces	9 to 27 years
Gravel roads	
formation	not depreciated
pavement	5 to 63 years
Footpaths - slab	7 to 80 years
Water supply piping and drainage systems	80 to 100 years
Landfill assets	6 to 34 years
Right-of-use (plant and equipment)	Based on the remaining lease term

Revision of useful lives and residual values of fixed assets
During the year, the estimated useful lives and residual values of all fixed assets was reviewed in accordance with AASB116.51

9. FIXED ASSETS (Continued)

MATERIAL ACCOUNTING POLICIES

Initial recognition

An item of property, plant and equipment or infrastructure that qualifies for recognition as an asset is measured at its cost.

Upon initial recognition, cost is determined as the amount paid (or other consideration given) to acquire the assets, plus costs incidental to the acquisition. The cost of non-current assets constructed by the Shire includes the cost of all materials used in construction, direct labour on the project and an appropriate proportion of variable and fixed overheads. For assets acquired at zero cost or otherwise significantly less than fair value, cost is determined as fair value at the date of acquisition.

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

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

Individual assets that are land, buildings and infrastructure acquired between scheduled revaluation dates of the asset class in accordance with the Shire's revaluation policy, are recognised at cost and disclosed as being at reportable value.

Measurement after recognition

Plant and equipment including furniture and equipment and right-of-use assets (other than vested improvements) are measured using the cost model as required under *Local Government (Financial Management) Regulation 17A(2).* Assets held under the cost model are carried at cost less accumulated depreciation and any impairment losses being their reportable value.

Reportable value

In accordance with *Local Government (Financial Management) Regulation 17A(2)* , the carrying amount of non-financial assets that are land and buildings classified as property, plant and equipment, investment properties, infrastructure or vested improvements that the local government controls.

Reportable value is for the purpose of *Local Government (Financial Management) Regulation 17A(4)* is the fair value of the asset at its last valuation date minus (to the extent applicable) the accumulated depreciation and any accumulated impairment losses in respect of the non-financial asset subsequent to its last valuation date.

Revaluation

Land and buildings classified as property, plant and equipment, infrastructure or vested improvements that the local government controls and measured at reportable value, are only required to be revalued every five years in accordance with the regulatory framework. This includes buildings and infrastructure items which were pre-existing improvements (i.e. vested improvements) on land vested in the Shire.

Whilst the regulatory framework only requires a revaluation to occur every five years, it also provides for the Shire to revalue earlier if it chooses to do so.

For land, buildings and infrastructure, increases in the carrying amount arising on revaluation of asset classes are credited to a revaluation surplus in equity.

Decreases that offset previous increases of the same class of asset are recognised against revaluation surplus directly in equity. All other decreases are recognised in profit or loss.

Subsequent increases are then recognised in profit or loss to the extent they reverse a net revaluation decrease previously recognised in profit or loss for the same class of asset.

Depreciation

The depreciable amount of all property, plant and equipment and infrastructure, are depreciated on a straight-line basis over the individual asset's useful life from the time the asset is held ready for use. Leasehold improvements are depreciated over the shorter of either the unexpired period of the lease or the estimated useful life of the improvements.

The assets residual values and useful lives are reviewed, and adjusted if appropriate, at the end of each reporting period.

Depreciation on revaluation

When an item of property, plant and equipment and infrastructure is revalued, any accumulated depreciation at the date of the revaluation is treated in one of the following ways:

(i) The gross carrying amount is adjusted in a manner that is consistent with the revaluation of the carrying amount of the asset; or

(ii) Eliminated against the gross carrying amount of the asset and the net amount restated to the revalued amount of the asset.

Impairment

In accordance with *Local Government (Financial Management)* Regulations 17A(4C), the Shire is not required to comply with *AASB 136 Impairment of Assets* to determine the recoverable amount of its non-financial assets that are land or buildings classified as property, plant and equipment, infrastructure or vested improvements that the local government controls in circumstances where there has been an impairment indication of a general decrease in asset values.

In other circumstances where it has been assessed that one or more of these non-financial assets are impaired, the asset's carrying amount is written down immediately to its recoverable amount if the asset's carrying amount is greater than its estimated recoverable amount.

Gains or losses on disposal

Gains and losses on disposals are determined by comparing proceeds with the carrying amount. These gains and losses are included in the statement of comprehensive income in the period in which they arise.

10. LEASES

(a) Right-of-use assets

Movement in the balance of each class of right-of-use asset between the beginning and the end of the current financial year.	Note	Right-of-use assets - Motor vehicles	Total right-of-use assets
		$	$
Balance at 1 July 2023		15,319	15,319
Depreciation		(13,199)	(13,199)
Balance at 30 June 2024		2,120	2,120
Gross balance amount at 30 June 2024		52,767	52,767
Accumulated depreciation at 30 June 2024		(50,647)	(50,647)
Balance at 30 June 2024		2,120	2,120
Additions		0	0
Balance at 30 June 2025		2,120	2,120
Gross balance amount at 30 June 2025		52,767	52,767
Accumulated depreciation at 30 June 2025		(50,647)	(50,647)
Balance at 30 June 2025		2,120	2,120

The following amounts were recognised in the statement of comprehensive income during the period in respect of leases where the Shire is the lessee:		2025 Actual	2024 Actual
		$	$
Depreciation on right-of-use assets		0	(13,199)
Finance charge on lease liabilities	26(b)	0	(400)
Total amount recognised in the statement of comprehensive income		0	(13,599)
Total cash outflow from leases		0	(15,572)

(b) Lease liabilities

Current		878	878
	26(b)	878	878

MATERIAL ACCOUNTING POLICIES

Leases

At inception of a contract, the Shire assesses if the contract contains or is a lease. A contract is, or contains, a lease if the contract conveys the right to control the use of an identified for a period of time in exchange for consideration.

At the commencement date, a right-of-use asset is recognised at cost and lease liability at the present value of the lease payments that are not paid at that date. The lease payments are discounted using the interest rate implicit in the lease, if that rate can be readily determined. If that rate cannot be readily determined, the Shire uses its incremental borrowing rate.

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

Details of individual lease liabilities required by regulations are provided at Note 26(b).

Right-of-use assets - measurement

Right-of-use assets are measured at cost. All right-of-use assets (other than vested improvements) under zero cost concessionary leases are measured at zero cost (i.e. not recognised in the Statement of Financial Position). The exception is vested improvements on concessionary land leases such as roads, buildings or other infrastructure which are reported at fair value.

Refer to Note 9 under revaluation for details on the material accounting policies applying to vested improvements.

Right-of-use assets - depreciation

Right-of-use assets are depreciated over the lease term or useful life of the underlying asset, whichever is the shorter. Where a lease transfers ownership of the underlying asset, or the cost of the right-of-use asset reflects that the Shire anticipates to exercise a purchase option, the specific asset is depreciated over the useful life of the underlying asset.

11. TRADE AND OTHER PAYABLES

	2025	2024
	$	$
Current		
Sundry creditors	382,515	92,188
Prepaid rates	84,911	123,775
Accrued payroll liabilities	116,527	97,587
GST payables	4,204	0
Bonds and deposits held	30,195	70,464
Accrued expenses	154,126	82,800
Accrued interest on loans	25,401	16,033
Amherst deposits	1,143,149	929,590
	1,941,028	1,412,437

MATERIAL ACCOUNTING POLICIES

Financial liabilities

Financial liabilities are initially recognised at fair value when the Shire becomes a party to the contractual provisions of the instrument.

Non-derivative financial liabilities (excluding financial guarantees) are subsequently measured at amortised cost.

Financial liabilities are derecognised where the related obligations are discharged, cancelled or expired. The difference between the carrying amount of the financial liability extinguished or transferred to another party and any consideration paid, including the transfer of non-cash assets or liabilities assumed, is recognised in profit or loss.

Statutory liabilities

Statutory liabilities, are amounts owed to regulatory authorities due to statutory obligations such as FBT and PAYG. GST payable is offset against GST receivable and any net GST payable is included as a statutory liability.

Trade and other payables

Trade and other payables represent liabilities for goods and services provided to the Shire prior to the end of the financial year that are unpaid and arise when the Shire becomes obliged to make future payments in respect of the purchase of these goods and services. The amounts are unsecured, are recognised as a current liability and are usually paid within 30 days of recognition. The carrying amounts of trade and other payables are considered to be the same as their fair values, due to their short-term nature.

Prepaid rates

Prepaid rates are, until the taxable event has occurred (start of the next financial year), refundable at the request of the ratepayer. Rates received in advance are initially recognised as a financial liability. When the taxable event occurs, the financial liability is extinguished and the Shire recognises income for the prepaid rates that have not been refunded.

12. OTHER LIABILITIES

	2025	2024
	$	$
Current		
Contract liabilities	0	348,255
Capital grant/contributions liabilities	4,776,609	4,507,527
	4,776,609	4,855,782
Reconciliation of changes in contract liabilities		
Opening balance	348,255	103,112
Additions	0	245,143
Revenue from contracts with customers included as a contract liability at the start of the period	(348,255)	0
Closing balance	0	348,255
Reconciliation of changes in capital grant/contribution liabilities		
Opening balance	4,507,527	4,422,028
Additions	269,082	85,499
Closing balance	4,776,609	4,507,527
Expected satisfaction of capital grant/contribution liabilities		
Less than 1 year	4,776,609	103,112
1 to 2 years	0	4,336,743
2 to 3 years	0	0
3 to 4 years	0	0
4 to 5 years	0	0
> 5 years	0	0
	4,776,609	4,439,855

MATERIAL ACCOUNTING POLICIES

Contract liabilities

Contract liabilities represent the Shire's obligation to transfer goods or services to a customer for which the Shire has received consideration from the customer.

Contract liabilities represent obligations which are not yet satisfied. Contract liabilities are recognised as revenue when the performance obligations in the contract are satisfied.

The Shire expects to satisfy the performance obligations, from contracts with customers unsatisfied at the end of the reporting period, within the next 12 months

Performance obligations in relation to capital grant/contribution liabilities are satisfied as project milestones are met or at completion of construction or acquisition of the asset.

Capital grant/contribution liabilities

Capital grant/contribution liabilities represent the Shire's obligations to construct recognisable non-financial assets to identified specifications to be controlled by the Shire which are yet to be satisfied. Capital grant/contribution liabilities are recognised as income when the obligations in the contract are satisfied.

13. BORROWINGS

	Note	2025 Current	2025 Non-current	2025 Total	2024 Current	2024 Non-current	2024 Total
Secured		$	$	$	$	$	$
WATC Loans		302,233	2,704,400	3,006,633	293,447	3,006,633	3,300,080
Total secured borrowings	26(a)	302,233	2,704,400	3,006,633	293,447	3,006,633	3,300,080

Secured liabilities and assets pledged as security

WA treasury loans are secured by a floating charge over the assets of the Shire of Katanning.

The Shire of Katanning has complied with the financial covenants of its borrowing facilities during the 2025 and 2024 years.

MATERIAL ACCOUNTING POLICIES

Borrowing costs

The Shire has elected to recognise borrowing costs as an expense when incurred regardless of how the borrowings are applied.

Fair values of borrowings are not materially different to their carrying amounts, since the interest payable on those borrowings is either close to current market rates or the borrowings are of a short term nature. Borrowings fair values are based on discounted cash flows using a current borrowing rate. They are classified as level 3 fair values in the fair value hierachy (see Note 23(i)) due to the unobservable inputs, including own credit risk.

Risk

Details of individual borrowings required by regulations are provided at Note 26(a).

14. EMPLOYEE RELATED PROVISIONS

Employee related provisions

	2025	2024
Current provisions	**$**	**$**
Employee benefit provisions		
Annual leave	257,103	247,524
Long service leave	257,675	334,755
	514,778	582,279
Total current employee related provisions	514,778	582,279
Non-current provisions		
Employee benefit provisions		
Long service leave	82,527	109,024
	82,527	109,024
Total non-current employee related provisions	82,527	109,024
Total employee related provisions	597,305	691,303

Provision is made for benefits accruing to employees in respect of wages and salaries, annual leave and long service leave and associated on costs for services rendered up to the reporting date and recorded as an expense during the period the services are delivered.

Annual leave liabilities are classified as current, as there is no unconditional right to defer settlement for at least 12 months after the end of the reporting period.

MATERIAL ACCOUNTING POLICIES

Employee benefits

The Shire's obligations for employees' annual leave, long service leave and other employee leave entitlements are recognised as employee related provisions in the Statement of Financial Position.

Short-term employee benefits

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

The Shire's obligations for short-term employee benefits such as wages, salaries and sick leave are recognised as a part of current trade and other payables in the statement of financial position.

Other long-term employee benefits

Long-term employee benefits provisions are measured at the present value of the expected future payments to be made to employees. Expected future payments incorporate anticipated future wage and salary levels, durations of service and employee departures and are discounted at rates determined by reference to market yields at the end of the reporting period on government bonds that have maturity dates that approximate the terms of the obligations. Any remeasurements for changes in assumptions of obligations for other long-term employee benefits are recognised in profit or loss in the periods in which the changes occur.

The Shire's obligations for long-term employee benefits are presented as non-current provisions in its statement of financial position, except where the Shire does not have an unconditional right to defer settlement for at least 12 months after the end of the reporting period, in which case the obligations are presented as current provisions.

15. OTHER PROVISIONS

	Make good provisions	Total
	$	$
Opening balance at 1 July 2024		
Non-current provisions	608,233	608,233
	608,233	608,233
Amounts used	(40,121)	(40,121)
Balance at 30 June 2025	568,112	568,112
Comprises		
Non-current	568,112	568,112
	568,112	568,112

Other provisions
Amounts which are expected to be paid out within 12 months of the reporting date are classified as current. Exact timing of payment of non-current obligations is unable to be reliably estimated as it is dependent on factors beyond the control of the local government.

Make good provisions Katanning Landfill Site
Under the licence for the operation of the Katanning landfill site, the Shire has a legal obligation to restore the site.

The estimated future obligations include the costs of restoring the affected areas and continued monitoring of the site.

The provision of future rehabilitation costs is the best estimate of the present value of the expenditure required to settle the remediation obligation at the reporting date. Further remediation costs are reviewed annually and any changes in the estimate are reflected in the present value of the remediation provision at each reporting date.

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

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

16. REVALUATION SURPLUS

	2025 Opening balance	2025 Closing balance	2024 Opening balance	2024 Closing balance
	$	$	$	$
Revaluation surplus - Land - freehold land	8,181,336	8,181,336	8,181,336	8,181,336
Revaluation surplus - Buildings - non-specialised	5,403,411	5,403,411	5,403,411	5,403,411
Revaluation surplus - Buildings - specialised	4,744,578	4,744,578	4,744,578	4,744,578
Revaluation surplus - Furniture and equipment	1,773	1,773	1,773	1,773
Revaluation surplus - Plant and equipment	1,011,022	1,011,022	1,011,022	1,011,022
Revaluation surplus - Other property, plant and equipment - motor vehicles	160,555	160,555	160,555	160,555
Revaluation surplus - Other property, plant and equipment	579,346	579,346	579,346	579,346
Revaluation surplus - Painting and sculptures	240,066	240,066	240,066	240,066
Revaluation surplus - Infrastructure - roads	136,673,080	136,673,080	136,673,080	136,673,080
Revaluation surplus - Infrastructure - footpaths	2,333,663	2,333,663	2,333,663	2,333,663
Revaluation surplus - Infrastructure - drainage	20,167,819	20,167,819	20,167,819	20,167,819
Revaluation surplus - Infrastructure - other	5,871,027	5,871,027	5,871,027	5,871,027
Revaluation surplus - Other infrastructure - bridges	391,595	391,595	391,595	391,595
	185,759,271	185,759,271	185,759,271	185,759,271

17. RESTRICTIONS OVER FINANCIAL ASSETS

	Note	2025 Actual	2024 Actual
		$	$
The following classes of financial assets have restrictions imposed by regulations or other externally imposed requirements which limit or direct the purpose for which the resources may be used:			
- Cash and cash equivalents	3	13,495,164	12,650,478
		13,495,164	12,650,478
The restricted financial assets are a result of the following specific purposes to which the assets may be used:			
Restricted reserve accounts	27	8,718,555	7,794,695
Contract liabilities	12	0	348,255
Capital grant liabilities	12	4,776,609	4,507,528
Total restricted financial assets		13,495,164	12,650,478

18. UNDRAWN BORROWING FACILITIES AND CREDIT STANDBY ARRANGEMENTS

Credit standby arrangements			
Bank overdraft limit		250,000	250,000
Bank overdraft at balance date		0	0
Credit card limit		65,000	65,000
Credit card balance at balance date		0	0
Total amount of credit unused		315,000	315,000
Loan facilities			
Loan facilities - current		302,233	293,447
Loan facilities - non-current		2,704,400	3,006,633
Total facilities in use at balance date		3,006,633	3,300,080
Unused loan facilities at balance date		0	0

19. CONTINGENT LIABILITIES

In compliance with the Contaminated Sites Act 2003 Section 11 , the Shire has identified sites to be possible sources of contamination. Details of those sites are:

1. Katanning Regional Sheep Saleyard - Crown Reserve 50922, Lot 500 Katanning-Nyabing Road, Katanning. This site is suspected of being contaminated but has not been assessed at this time.

2. Shire Depot - Lot 996 Cullen Street, Katanning
This site is suspected of being contaminated but has not been assessed at this time.

Until the Shire conducts an investigation to determine the presence and scope of contamination, assess the risk and agree with the Department of Water and Environmental Regulation on the need and criteria for remediation on a risk based approach, the Shire is unable to estimate the potential costs associated with remediation of these sites. This approach is consistent with the Department of Water and Environmental Regulation Guidelines.

20. CAPITAL COMMITMENTS

	2025	2024
	$	$
Contracted for:		
- capital expenditure projects	9,682,912	0
	9,682,912	0
Payable:		
- not later than one year	7,359,013	0
- within 1 year and 2 years	2,323,899	0

The capital expenditure projects outstanding at the end of the current reporting period represent the construction of the Katanning Early Childhood Hub. This project is expected to be completed 30 September 2026

21. RELATED PARTY TRANSACTIONS

(a) Council member remuneration

Fees, expenses and allowances to be paid or reimbursed to council members.	Note	2025 Actual	2025 Budget	2024 Actual
		$	$	$
President's annual allowance		38,000	38,000	29,375
President's meeting attendance fees		17,000	17,000	15,000
President's annual allowance for ICT expenses		1,100	1,100	1,100
President's travel and accommodation expenses		6,176	350	0
		62,276	56,450	45,475
Deputy President's annual allowance		9,500	9,500	8,125
Deputy President's meeting attendance fees		17,000	17,000	15,000
Deputy President's annual allowance for ICT expenses		1,100	1,100	1,100
Deputy President's travel and accommodation expenses			300	0
		27,600	27,900	24,225
All other council member's meeting attendance fees		85,000	85,000	72,500
All other council member's annual allowance for ICT expenses		5,500	5,500	5,317
All other council member's travel and accommodation expenses		167	1,350	0
		90,667	91,850	77,817
	21(b)	180,543	176,200	147,517

(b) Key management personnel (KMP) compensation

The total of compensation paid to KMP of the Shire during the year are as follows:				
Short-term employee benefits		761,694		557,390
Post-employment benefits		95,145		63,990
Employee - other long-term benefits		26,002		18,875
Employee - termination benefits		37,939		80,417
Council member costs	21(a)	180,543		147,517
		1,101,323		868,189

Short-term employee benefits
These amounts include all salary and fringe benefits awarded to KMP except for details in respect to fees and benefits paid to council members which may be separately found in the table above.

Post-employment benefits
These amounts are the current-year's cost of the Shire's superannuation contributions made during the year.

Other long-term benefits
These amounts represent annual leave and long service leave entitlements accruing during the year.

Council member costs
These amounts represent payments of member fees, expenses, allowances and reimbursements during the year.

21. RELATED PARTY TRANSACTIONS (Continued)

(c) Transactions with related parties

Transactions between related parties and the Shire are on normal commercial terms and conditions, no more favourable than those available to other parties, unless otherwise stated.

No outstanding balances or provisions for doubtful debts or guarantees exist in relation to related parties at year end.

In addition to KMP compensation above the following transactions occurred with related parties:	2025 Actual $	2024 Actual $
Purchase of goods and services	81,682	39,307

(d) Related parties

The Shire's main related parties are as follows:

i. Key management personnel

Any person(s) having authority and responsibility for planning, directing and controlling the activities of the Shire, directly or indirectly, including any council member, are considered key management personnel.

ii. Other Related Parties

During the previous year, a company controlled by a related party of a council member, was awarded a contract under the selective tender process on terms and conditions equivalent for those that prevail in arm's length transactions under the Shire's procurement process.

The purchase of goods involved materials for plant maintenance and tourism services, being $81,682 in the current year ($39,307 in prior year).

Outside of normal citizen type transactions with the Shire, there were no other related party transactions involving key management personnel and/or their close family members and/or their controlled (or jointly controlled) entities.

iii. Entities subject to significant influence by the Shire

There were no such entities requiring disclosure during the current or previous year.

22. EVENTS OCCURRING AFTER THE END OF THE REPORTING PERIOD

The Shire did not have any significant events occuring after the reporting date that have a significant effect on the financial statements.

23. OTHER MATERIAL ACCOUNTING POLICIES

a) Goods and services tax (GST)
Revenues, expenses and assets are recognised net of the amount of GST, except where the amount of GST incurred is not recoverable from the Australian Taxation Office (ATO).

Receivables and payables are stated inclusive of GST receivable or payable. The net amount of GST recoverable from, or payable to, the ATO is included with receivables or payables in the statement of financial position.

Cash flows are presented on a gross basis. The GST components of cash flows arising from investing or financing activities which are recoverable from, or payable to, the ATO are presented as operating cash flows.

b) Current and non-current classification
The asset or liability is classified as current if it is expected to be settled within the next 12 months, being the Shire's operational cycle. In the case of liabilities where the Shire does not have the unconditional right to defer settlement beyond 12 months, such as vested long service leave, the liability is classified as current even if not expected to be settled within the next 12 months. Inventories held for trading are classified as current or non-current based on the Shire's intentions to release for sale.

c) Rounding off figures
All figures shown in this annual financial report, other than a rate in the dollar, are rounded to the nearest dollar. Amounts are presented in Australian Dollars.

d) Comparative figures
Where required, comparative figures have been adjusted to conform with changes in presentation for the current financial year.

When the Shire applies an accounting policy retrospectively, makes a retrospective restatement or reclassifies items in its financial statements that has a material effect on the statement of financial position, an additional (third) Statement of Financial Position as at the beginning of the preceding period in addition to the minimum comparative financial report is presented.

e) Budget comparative figures
Unless otherwise stated, the budget comparative figures shown in this annual financial report relate to the original budget estimate for the relevant item of disclosure.

f) Superannuation
The Shire contributes to a number of Superannuation Funds on behalf of employees. All funds to which the Shire contributes are defined contribution plans.

g) Fair value of assets and liabilities
Fair value is the price that the Shire would receive to sell the asset or would have to pay to transfer a liability, in an orderly (i.e. unforced) transaction between independent, knowledgeable and willing market participants at the measurement date.

As fair value is a market-based measure, the closest equivalent observable market pricing information is used to determine fair value. Adjustments to market values may be made having regard to the characteristics of the specific asset or liability. The fair values of assets that are not traded in an active market are determined using one or more valuation techniques. These valuation techniques maximise, to the extent possible, the use of observable market data.

To the extent possible, market information is extracted from either the principal market for the asset or liability (i.e. the market with the greatest volume and level of activity for the asset or liability) or, in the absence of such a market, the most advantageous market available to the entity at the end of the reporting period (i.e. the market that maximises the receipts from the sale of the asset after taking into account transaction costs and transport costs).

For non-financial assets, the fair value measurement also takes into account a market participant's ability to use the asset in its highest and best use or to sell it to another market participant that would use the asset in its highest and best use.

h) Interest revenue
Interest revenue is calculated by applying the effective interest rate to the gross carrying amount of a financial asset measured at amortised cost except for financial assets that subsequently become credit-impaired. For credit-impaired financial assets the effective interest rate is applied to the net carrying amount of the financial asset (after deduction of the loss allowance).

i) Fair value hierarchy
AASB 13 Fair Value Measurement requires the disclosure of fair value information by level of the fair value hierarchy, which categorises fair value measurement into one of three possible levels based on the lowest level that an input that is significant to the measurement can be categorised into as follows:

Level 1
Measurements based on quoted prices (unadjusted) in active markets for identical assets or liabilities that the entity can access at the measurement date.

Level 2
Measurements based on inputs other than quoted prices included in Level 1 that are observable for the asset or liability, either directly or indirectly.

Level 3
Measurements based on unobservable inputs for the asset or liability.

The fair values of assets and liabilities that are not traded in an active market are determined using one or more valuation techniques. These valuation techniques maximise, to the extent possible, the use of observable market data. If all significant inputs required to measure fair value are observable, the asset or liability is included in Level 2. If one or more significant inputs are not based on observable market data, the asset or liability is included in Level 3.

Valuation techniques
The Shire selects a valuation technique that is appropriate in the circumstances and for which sufficient data is available to measure fair value. The availability of sufficient and relevant data primarily depends on the specific characteristics of the asset or liability being measured. The valuation techniques selected by the Shire are consistent with one or more of the following valuation approaches:

Market approach
Valuation techniques that use prices and other relevant information generated by market transactions for identical or similar assets or liabilities.

Income approach
Valuation techniques that convert estimated future cash flows or income and expenses into a single discounted present value.

Cost approach
Valuation techniques that reflect the current replacement cost of the service capacity of an asset.

Each valuation technique requires inputs that reflect the assumptions that buyers and sellers would use when pricing the asset or liability, including assumptions about risks. When selecting a valuation technique, the Shire gives priority to those techniques that maximise the use of observable inputs and minimise the use of unobservable inputs. Inputs that are developed using market data (such as publicly available information on actual transactions) and reflect the assumptions that buyers and sellers would generally use when pricing the asset or liability are considered observable, whereas inputs for which market data is not available and therefore are developed using the best information available about such assumptions are considered unobservable.

j) Impairment of assets
In accordance with Australian Accounting Standards the Shire's assets, other than inventories, are assessed at each reporting date to determine whether there is any indication they may be impaired.

Where such an indication exists, an impairment test is carried out on the asset by comparing the recoverable amount of the asset, being the higher of the asset's fair value less costs to sell and value in use, to the asset's carrying amount except for non-financial assets that are:
- land and buildings classified as property, plant and equipment;
- infrastructure; or
- vested improvements that the local government controls, in circumstances where there has been an impairment indication of a general decrease in asset values.

These non-financial assets are assessed in accordance with the regulatory framework detailed in Note 9.

Any excess of the asset's carrying amount over its recoverable amount is recognised immediately in profit or loss, unless the asset is carried at a revalued amount in accordance with another Standard (e.g. AASB 116 *Property, Plant and Equipment*) whereby any impairment loss of a revalued asset is treated as a revaluation decrease in accordance with that other Standard.

24. RATING INFORMATION

(a) General rates

RATE TYPE Rate description	Basis of valuation	Rate in $	Number of properties	2024/25 Actual rateable value*	2024/25 Actual rate revenue	2024/25 Actual interim rates	2024/25 Actual total revenue	2024/25 Budget rate revenue	2024/25 Budget interim rate	2024/25 Budget total revenue	2023/24 Actual total revenue
				$	$	$	$	$	$	$	$
Gross Rental Value	Gross rental valuation	0.10020	1,425	27,936,277	2,799,215	43,797	2,843,012	2,799,215	(100,000)	2,699,215	2,414,376
Unimproved Value	Unimproved valuation	0.00612	198	293,095,261	1,793,743	(51,683)	1,742,060	1,792,095	3,500	1,795,595	1,719,722
Total general rates			1,623	321,031,538	4,592,958	(7,886)	4,585,072	4,591,310	(96,500)	4,494,810	4,134,098
		Minimum payment $									
Minimum payment											
Gross Rental Value	Gross rental valuation	1,200	389	2,678,971	466,800	0	466,800	466,800	0	466,800	701,568
Unimproved Value	Unimproved valuation	1,200	153	13,267,013	183,600	0	183,600	183,600	0	183,600	176,256
Total minimum payments			542	15,945,984	650,400	0	650,400	650,400	0	650,400	877,824
Total general rates and minimum payments			2,165	336,977,522	5,243,358	(7,886)	5,235,472	5,241,710	(96,500)	5,145,210	5,011,922
		Rate in									
Ex-gratia rates											
CBH			1	0	4,820	0	4,820	5,150	0	5,150	4,842
Total amount raised from rates (excluding general rates)			1	0	4,820	0	4,820	5,150	0	5,150	4,842
Discounts							(5,491)			(2,685)	0
Total rates							5,234,801			5,147,675	5,016,764

(b) Rates related information

Rates instalment interest							15,309			13,000	12,637
Rates instalment plan charges							9,690			10,000	9,810
Rates overdue interest							72,111			75,000	65,611
Rates written off							(87,331)			(100,000)	(302)

*Rateable Value at time of raising of rate.

25. DETERMINATION OF SURPLUS OR DEFICIT

	Note	2024/25 (30 June 2025 carried forward)	2024/25 Budget (30 June 2025 carried forward)	2023/24 (30 June 2024 carried forward)
		$	$	$
(a) Non-cash amounts excluded from operating activities				
The following non-cash revenue or expenditure has been excluded from amounts attributable to operating activities within the Statement of Financial Activity in accordance with *Financial Management Regulation 32.*				
Adjustments to operating activities				
Less: Profit on asset disposals		(259,274)	(46,178)	(104,831)
Less: Employee benefit provisions (current)		3,454	0	8,174
Less: Movement in liabilities associated with restricted cash		0	0	(183,301)
Add: Loss on disposal of assets		0	40,000	0
Add: Depreciation	9(a)	9,189,295	7,317,569	9,028,003
Non-cash movements in non-current assets and liabilities:				
Pensioner deferred rates		(88,645)	0	0
Employee benefit provisions		(26,497)	0	(48,163)
Other provisions		(40,121)	0	34,429
Contract liabilities		0	0	(4,336,743)
Non-cash amounts excluded from operating activities		8,778,212	7,311,391	4,397,568
(b) Surplus or deficit after imposition of general rates				
The following current assets and liabilities have been excluded from the net current assets used in the Statement of Financial Activity in accordance with *Financial Management Regulation 32* to agree to the surplus/(deficit) after imposition of general rates.				
Adjustments to net current assets				
Less: Reserve accounts	27	(8,718,555)	(6,829,015)	(7,794,695)
Less: Financial assets at amortised cost - self-supporting loans	4(a)	(22,754)	0	(21,880)
Less: Financial assets at amortised cost				
Less: Current assets not expected to be received at end of year				
- LG House Equity		0	0	142,607
Add: Current liabilities not expected to be cleared at end of year				
- Current portion of borrowings	13	302,233	293,444	293,447
- Current portion of contract liability held in reserve		1,143,149	936,340	929,590
- Current portion of lease liabilities	10(b)	878	955	878
- Employee benefit provisions		514,778	630,441	582,279
Total adjustments to net current assets		(6,780,271)	(4,967,835)	(5,867,774)
Net current assets used in the Statement of financial activity				
Total current assets		17,115,180	7,505,459	17,124,846
Less: Total current liabilities		(7,535,526)	(2,537,624)	(7,144,823)
Less: Total adjustments to net current assets		(6,780,271)	(4,967,835)	(5,867,774)
Surplus or deficit after imposition of general rates		2,799,383	0	4,112,249

26. BORROWING AND LEASE LIABILITIES

(a) Borrowings

		Actual							Budget			
Purpose	Note	Principal at 1 July 2023	New loans during 2023-24	Principal repayments during 2023-24	Principal at 30 June 2024	New loans during 2024-25	Principal repayments during 2024-25	Principal at 30 June 2025	Principal at 1 July 2024	New loans during 2024-25	Principal repayments during 2024-25	Principal at 30 June 2025
		$	$	$	$	$	$	$	$	$	$	$
Administration Building		2,039,001	0	(103,074)	1,935,927	0	(107,030)	1,828,897	1,828,893	0	(107,030)	1,721,863
Adged & Key Worker Accom		601,113	0	(44,561)	556,552	0	(45,146)	511,406	511,407	0	(45,145)	466,262
Water Cart		128,873	0	(16,702)	112,171	0	(16,848)	95,323	95,323	0	(16,847)	78,476
CAT Grader		189,521	0	(24,562)	164,959	0	(24,776)	140,183	140,181	0	(24,776)	115,405
Road Sweeper		200,374	0	(39,384)	160,990	0	(40,828)	120,162	120,162	0	(40,827)	79,335
Prime Mover		181,290	0	(35,633)	145,657	0	(36,941)	108,716	108,718	0	(36,939)	71,779
Total		3,340,172	0	(263,916)	3,076,256	0	(271,569)	2,804,687	2,804,684	0	(271,564)	2,533,120
Self-supporting loans												
Katanning Country Club		244,867		(21,043)	223,824		(21,878)	201,946	(21,880)		(21,880)	(43,760)
Total self-supporting loans		244,867	0	(21,043)	223,824	0	(21,878)	201,946	(21,880)	0	(21,880)	(43,760)
Total borrowings	13	3,585,039	0	(284,959)	3,300,080	0	(293,447)	3,006,633	2,782,804	0	(293,444)	2,489,360

Self-supporting loans are financed by payments from third parties. These are shown in Note 4 as other financial assets at amortised cost.
All other loan repayments were financed by general purpose revenue.

Borrowing finance cost payments

Purpose	Loan number	Institution	Interest rate	Date final payment is due	Actual for year ending 30 June 2025	Budget for year ending 30 June 2025	Actual for year ending 30 June 2024
					$	$	$
Administration Building	158	WATC*	3.80%	2/05/2038	(91,922)	(72,558)	(76,512)
Adged & Key Worker Accom	159	WATC*	1.31%	6/11/2035	(2,065)	(7,149)	(7,733)
Water Cart	160	WATC*	0.87%	6/11/2030	(3,037)	(939)	(1,084)
CAT Grader	161	WATC*	0.87%	6/11/2030	(6,672)	(1,381)	(1,595)
Road Sweeper	163	WATC*	3.62%	17/02/2028	(6,037)	(5,274)	(6,718)
Prime Mover	164	WATC*	3.62%	17/02/2028	(12,814)	(4,772)	(6,078)
Total					(122,547)	(92,073)	(99,720)
Self-supporting loans finance cost payments							
Katanning Country Club	162	WATC*	3.93%	17/02/2033	(10,650)	(8,472)	(9,310)
Total self-supporting loans finance cost payments					(10,650)	(8,472)	(9,310)
Total finance cost payments					(133,197)	(100,545)	(109,030)

* WA Treasury Corporation

26. BORROWING AND LEASE LIABILITIES (Continued)

(b) Lease liabilities

		Actual							Budget			
Purpose	Note	Principal at 1 July 2023	New leases during 2023-24	Principal repayments during 2023-24	Principal at 30 June 2024	New leases during 2024-25	Principal repayments during 2024-25	Principal at 30 June 2025	Principal at 1 July 2024	New leases during 2024-25	Principal repayments during 2024-25	Principal at 30 June 2025
		$	$	$	$	$	$	$	$	$	$	$
CEMS Vehicle		16,050	0	(15,172)	878	0	0	878	878	0	(955)	(77)
Total lease liabilities	10(b)	16,050	0	(15,172)	878	0	0	878	878	0	(955)	(77)

Lease finance cost payments

Purpose	Lease number	Institution	Interest rate	Date final payment is due	Actual for year ending 30 June 2025	Budget for year ending 30 June 2025	Actual for year ending 30 June 2024	Lease term
					$	$	$	
CEMS Vehicle	491912/001	SG Fleet Australia	26.70%	11/08/2024	0	0	(400)	48 Months
Total finance cost payments					0	0	(400)	

27. RESERVE ACCOUNTS

	2025 Actual opening balance	2025 Actual transfer to	2025 Actual transfer (from)	2025 Actual closing balance	2025 Budget opening balance	2025 Budget transfer to	2025 Budget transfer (from)	2025 Budget closing balance	2024 Actual opening balance	2024 Actual transfer to	2024 Actual transfer (from)	2024 Actual closing balance
	$	$	$	$	$	$	$	$	$	$	$	$
Restricted by council												
(a) Leave reserve	776,586	34,126	0	810,712	776,531	30,479	0	807,010	744,023	32,563	0	776,586
(b) Plant Replacement Reserve	213,541	372,508	0	586,049	231,719	372,988	0	604,707	511,584	17,301	(315,346)	213,541
(c) Amherst Village Building Maintenance Reserve	199,711	8,776	(40,000)	168,487	199,698	7,833	(40,000)	167,531	181,755	17,955	0	199,711
(d) Amherst Village Refundable Deposit Reserve	1,087,829	247,073	0	1,334,902	1,087,753	85,000	(85,000)	1,087,753	1,179,038	51,591	(142,800)	1,087,829
(e) Old Saleyards Reserve	955,972	42,009	0	997,981	955,905	37,519	0	993,424	915,887	40,085	0	955,972
(f) Waste Management Reserve	457,848	95,119	0	552,967	457,816	92,969	0	550,785	438,649	19,198	0	457,848
(g) Land & Building Reserve	1,518,811	66,741	0	1,585,552	1,518,706	189,954	(1,243,555)	465,105	1,607,616	70,348	(159,155)	1,518,811
(h) Land & Building Facilities for Seniors Reserve	366,173	16,091	0	382,264	366,147	14,371	0	380,518	364,328	15,354	0	366,173
(i) Regional Sheep Saleyards Reserve	868,807	71,570	0	940,377	868,746	34,032	(70,000)	832,778	684,730	170,569	0	868,807
(j) Christmas Decoration Reserve	65,559	2,881	0	68,440	65,555	2,573	0	68,128	62,811	2,749	0	65,559
(k) GRV Revaluation Reserve	26,141	21,149	0	47,290	26,138	21,045	0	47,183	63,371	2,771	(40,000)	26,141
(l) Quartermaine Oval Reserve	369,427	16,234	(385,102)	559	369,401	14,475	(387,782)	(3,906)	306,030	63,397	0	369,427
(m) KLC Facilities Reserve	337,987	14,852	0	352,839	337,963	13,216	0	351,179	225,788	112,199	0	337,987
(n) Election Reserve	35,736	6,570	0	42,306	35,733	6,403	0	42,136	34,238	1,498	0	35,736
(o) Library Building Reserve	21,170	930	0	22,100	21,168	830	0	21,998	17,888	3,283	0	21,170
(p) Community & Economic Development Reserve	282,620	12,419	(50,000)	245,039	282,600	11,092	(100,000)	193,692	270,770	11,850	0	282,620
(q) Lake Ewlyamartup Facilities Reserve	26,476	1,164	0	27,640	26,473	1,037	0	27,510	20,576	5,901	0	26,476
(r) Parks & Playgrounds Reserve	80,058	3,518	0	83,576	80,052	3,135	0	83,187	62,330	17,729	0	80,058
(s) Katanning Aquatic Centre Reserve	22,266	978	0	23,244	22,264	867	0	23,131	6,961	15,306	0	22,266
(t) Housing Reserve	81,975	364,254	0	446,229	81,970	3,196	0	85,166	35,421	46,553	0	81,975
	7,794,695	1,398,962	(475,102)	8,718,555	7,812,338	943,014	(1,926,337)	6,829,015	7,733,794	718,200	(657,301)	7,794,695

All reserves are supported by cash and cash equivalents and financial assets at amortised cost and are restricted within equity as Reserve accounts.

27. RESERVE ACCOUNTS

In accordance with council resolutions or adopted budget in relation to each reserve account, the purpose for which the reserves are set aside and their anticipated date of use are as follows:

	Name of reserve account	Purpose of the reserve account
	Restricted by council	
(a)	Leave reserve	To fund accrued employee leave entitlements.
(b)	Plant Replacement Reserve	To fund future plant purchases.
(c)	Amherst Village Building Maintenance Reserve	To fund maintenance of Amherst Village.
(d)	Amherst Village Refundable Deposit Reserve	To fund refundable deposits at Amherst Village.
(e)	Old Saleyards Reserve	To fund future capital and maintenance works.
(f)	Waste Management Reserve	To fund capital and maintenance works.
(g)	Land & Building Reserve	To fund construction and maintenance of council owned buildings.
(h)	Land & Building Facilities for Seniors Reserve	To fund construction and maintenance of land and buildings for the use of seniors.
(i)	Regional Sheep Saleyards Reserve	To fund capital and maintenance works.
(j)	Christmas Decoration Reserve	To fund significant christmas decoration purchases.
(k)	GRV Revaluation Reserve	To fund quinquennial gross rental value revaluations.
(l)	Quartermaine Oval Reserve	To fund future maintenance and upgrades of Quartermaine Oval.
(m)	KLC Facilities Reserve	To fund future maintenance and upgrades to the KLC buildings and grounds.
(n)	Election Reserve	To fund biennial councillor elections.
(o)	Library Building Reserve	To fund future maintenance and upgrades to the library building.
(p)	Community & Economic Development Reserve	To fund Community and Economic Development Projects.
(q)	Lake Ewlyamartup Facilities Reserve	To fund facilities at Lake Ewlyamartup.
(r)	Parks & Playgrounds Reserve	To fund future maintenance and upgrades.
(s)	Katanning Aquatic Centre Reserve	To fund future maintenance and upgrades to the KLC Aquatic Centre.
(t)	Housing Reserve	To fund construction, renewal and maintenance of Shire owned housing.

Auditor General

INDEPENDENT AUDITOR'S REPORT

2025

Shire of Katanning

To the Council of the Shire of Katanning

Opinion

I have audited the financial report of the Shire of Katanning (Shire) which comprises:

- the statement of financial position as at 30 June 2025, the statement of comprehensive income, statement of changes in equity, statement of cash flows and statement of financial activity for the year then ended
- notes comprising a summary of material accounting policies and other explanatory information.

In my opinion, the financial report:

- is based on proper accounts and records
- presents fairly, in all material respects, the results of the operations of the Shire for the year ended 30 June 2025 and its financial position at the end of that period
- is in accordance with the *Local Government Act 1995* (the Act) and, to the extent that they are not inconsistent with the Act, Australian Accounting Standards.

Basis for opinion

I conducted my audit in accordance with Australian Auditing Standards. My responsibilities under those standards are further described in the Auditor's responsibilities for the audit of the financial report section below.

I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my opinion.

Other information

The Chief Executive Officer (CEO) is responsible for the preparation and the Council for overseeing the other information. The other information is the information in the entity's annual report for the year ended 30 June 2025, but not the financial report and my auditor's report.

My opinion on the financial report does not cover the other information and accordingly, I do not express any form of assurance conclusion thereon.

In connection with my audit of the financial report, my responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial report or my knowledge obtained in the audit or otherwise appears to be materially misstated.

7th Floor Albert Facey House 469 Wellington Street Perth MAIL TO: Perth BC PO Box 8489 Perth WA 6849 TEL: 08 6557 7500

If, based on the work I have performed, I conclude that there is a material misstatement of this other information, I am required to report that fact. I did not receive the other information prior to the date of this auditor's report. When I do receive it, I will read it and if I conclude that there is a material misstatement in this information, I am required to communicate the matter to the CEO and Council and request them to correct the misstated information. If the misstated information is not corrected, I may need to retract this auditor's report and re-issue an amended report.

Responsibilities of the Chief Executive Officer and Council for the financial report

The Chief Executive Officer (CEO) of the Shire is responsible for:

- keeping proper accounts and records
- preparation and fair presentation of the financial report in accordance with the requirements of the Act, the Regulations and Australian Accounting Standards
- managing internal control as required by the CEO to ensure the financial report is free from material misstatement, whether due to fraud or error.

In preparing the financial report, the CEO is responsible for:

- assessing the Shire's ability to continue as a going concern
- disclosing, as applicable, matters related to going concern
- using the going concern basis of accounting unless the State Government has made decisions affecting the continued existence of the Shire.

The Council is responsible for overseeing the Shire's financial reporting process.

Auditor's responsibilities for the audit of the financial report

As required by the *Auditor General Act 2006*, my responsibility is to express an opinion on the financial report. The objectives of my audit are to obtain reasonable assurance about whether the financial report as a whole is free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes my opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with Australian Auditing Standards will always detect a material misstatement when it exists.

Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of the financial report. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations or the override of internal control.

A further description of my responsibilities for the audit of the financial report is located on the Auditing and Assurance Standards Board website. This description forms part of my auditor's report and can be found at https://www.auasb.gov.au/auditors_responsibilities/ar4.pdf.

My independence and quality management relating to the report on the financial report

I have complied with the independence requirements of the *Auditor General Act 2006* and the relevant ethical requirements relating to assurance engagements. In accordance with ASQM 1 *Quality Management for Firms that Perform Audits or Reviews of Financial Reports and Other Financial Information, or Other Assurance or Related Services Engagements*, the Office of the Auditor General maintains a comprehensive system of quality management including documented policies and procedures regarding compliance with ethical requirements, professional standards and applicable legal and regulatory requirements.

Matters relating to the electronic publication of the audited financial report

This auditor's report relates to the financial report of the Shire of Katanning for the year ended 30 June 2025 included in the annual report on the Shire's website. The Shire's management is responsible for the integrity of the Shire's website. This audit does not provide assurance on the integrity of the Shire's website. The auditor's report refers only to the financial report. It does not provide an opinion on any other information which may have been hyperlinked to/from the annual report. If users of the financial report are concerned with the inherent risks arising from publication on a website, they are advised to contact the Shire to confirm the information contained in the website version.

Aram Madnack
Acting Senior Director Financial Audit
Delegate of the Auditor General for Western Australia
Perth, Western Australia
10 December 2025

Shire of Katanning
Local Planning Scheme No. 5
Scheme Amendment No. 2



Lot 154 on Deposited Plan 222684
No. 58 Cornwall Street, Katanning

Prepared by Edge Planning & Property for Stephens Ag Pty Ltd
www.edgeplanning.com.au
October 2025

PLANNING AND DEVELOPMENT ACT 2005
RESOLUTION DECIDING TO AMEND A LOCAL PLANNING SCHEME

SHIRE OF KATANNING LOCAL PLANNING SCHEME No. 5

AMENDMENT No. 2

RESOLVED that the local government in pursuance of Section 75 of the *Planning and Development Act 2005*, amend the above Local Planning Scheme by:

1. Rezoning Lot 154 on Deposited Plan 222684 (No. 58) Cornwall Street, Katanning from 'Enterprise' zone to 'General Industry' zone.

2. Amending the Scheme Map accordingly.

The Amendment is standard under the provisions of the *Planning and Development (Local Planning Schemes) Regulations 2015* for the following reasons:

A) The amendment is consistent with the Local Planning Strategy.
B) The amendment would have minimal impact on land in the scheme area that is not the subject of the amendment.
C) The amendment does not result in any significant environmental, social, economic or governance impacts on land in the scheme area.

Dated this …….. day of ……..……....20….....

.....……..
CHIEF EXECUTIVE OFFICER

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PROPOSAL TO AMEND A LOCAL PLANNING SCHEME

1.	**LOCAL GOVERNMENT:**	Shire of Katanning
2.	**DESCRIPTION OF LOCAL PLANING SCHEME:**	Local Planning Scheme No. 5
3.	**TYPE OF SCHEME:**	District Scheme
4.	**SERIAL NUMBER OF AMENDMENT:**	2
5.	**PROPOSAL:**	1. Rezoning Lot 154 on Deposited Plan 222684 (No. 58) Cornwall Street, Katanning from 'Enterprise' zone to 'General Industry' zone. 2. Amending the Scheme Map accordingly.

1. INTRODUCTION

The Shire of Katanning seeks the support of the Western Australian Planning Commission (WAPC) and the approval of the Hon. Minister for Planning to rezone Lot 154 (No. 58) Cornwall Street, Katanning (the 'site') from 'Enterprise' zone to 'General Industry' zone to facilitate a farm supply centre (trade supplies).

The purpose of this report and associated plans are to explain and set out the planning merits of the Amendment. More detailed planning and investigations will occur at the Development Application stage and as required at the Building Permit stage.

The site is shown in Attachment 1. Based on its location, characteristics and context, the site is suitable for a farm supply centre. Attachment 2 shows that the site is located in and near industrial areas and has convenient access to the Katanning townsite and the State and regional road network.

2. BACKGROUND

2.1 Property Address and Cadastral Details

Cadastral details for the site are summarised below in Table 1:

Table 1 – Cadastral Details

Lot and address	Lot 154 (No. 58) Cornwall Street, Katanning
Deposited Plan	222684
Volume/Folio	1120/952
Area	3923m^2
Owner	Stephens Ag Pty Ltd

The Certificate of Title is provided in Attachment 3.

2.2 Regional Context

The site is situated in the Shire of Katanning. The Katanning townsite is located 287 kilometres south-east of Perth. Katanning is a sub-regional centre in the Great Southern and provides a range of services and facilities to residents and visitors.

2.3 Local Context

The site is located approximately 900 metres south-east from the Katanning town centre (see Attachment 1). Attachment 2 shows the Context Plan which outlines the site's context. The site adjoins and is

generally surrounded by industrial, logistics and commercial development.

From a spatial perspective, the Amendment provides a logical way of providing additional General Industry zoned land without causing adverse amenity impacts to the locality.

2.4 Physical Characteristics

The site is outlined in Attachment 4 and has the following characteristics and features:

- It contains a shed (workshop) with a floor area of 494m^2 (approved plans are provided in Attachment 5). The Colourbond shed is 26m long, 19m wide and 7m high;
- It is cleared;
- It has been built up with rolled and compacted gravel to form a level, uniform surface;
- It has a gentle gradient, having an elevation of 302.45 metres AHD (Australian Height Datum);
- The southern section features two car parking areas;
- There are no natural surface water or drainage features; and
- It is not on the Department of Water and Environmental Regulation's Contaminated Site Database.

The site's physical features present no constraints to the Amendment.

2.5 Services

The site is provided with standard 'hard' infrastructure including reticulated (scheme) water, approved on-site sewage disposal, power, telecommunications, drainage and adjoins two sealed roads (Beaufort Street and Cornwall Street).

Two 25,000L rain water tanks are located on the northern side of the shed. The water collected will be used for watering the trees and landscaping, human consumption and light domestic use in the approved office/house. Mains water is connected to the property and will serve as a backup for when rainwater is running low.

2.6 Heritage

There is no registered Aboriginal heritage site on the subject land area as set out on the Department of Planning, Lands and Heritage Affairs heritage inquiry system. While noting this, land developers have an obligation under the *Aboriginal Heritage Act 1972* and *Aboriginal Culture Heritage Act 2021* to protect places and objects in Western Australia that are important to Aboriginal people because of the connections to their culture.

Additionally, the site does not contain any structure or place of non-indigenous heritage significance on the *Shire of Katanning Municipal Inventory* or on the Shire's Heritage List.

2.7 Shire Approvals

The Shire has issued development approval for a workshop (servicing and repairs of agricultural machinery) and an office/house (see Attachment 5). Additionally, a Building Permit has been issued for the workshop.

The development approval includes a new 7m x 7m building (office/house) to be located near the southern boundary adjacent to Beaufort Street. It will be of a steel framed construction with steel cladding and 75mm EPS sandwich panel.



Amendment site opposite sewerage pumping station

3. PLANNING FRAMEWORK

3.1 Overview

The following section will outline how the proposed Amendment suitably addresses relevant planning policies, strategies, plans and the *Shire of Katanning Local Planning Scheme No. 5*. In summary, the Amendment is consistent with the State, regional and local planning framework.

3.2 State Planning Framework

The following strategies and policies are of relevance to the Amendment:

- *State Planning Strategy 2050* - sets a broad strategic plan for Western Australia built on sustained growth and prosperity. The Strategy highlights the importance of job creation and supports developing strong and resilient regions. The Strategy also promotes economic development. The Strategy promotes appropriately located industrial land;
- *State Planning Policy 1 State Planning Framework Policy* - identifies that the primary aim of planning is to provide for the sustainable use and development of land.
- *State Planning Policy No. 2.9 Water Resources* - development is required to adopt water sensitive urban design principles.
- *State Planning Policy No. 3* - the Policy sets out the principles and considerations which apply for urban growth and settlement in Western Australia. The Policy promotes a sustainable settlement pattern, promoting development on 'brownfield' (previously developed) land, supports building on existing communities and seeks convenient access to employment and services. The Amendment is consistent with SPP 3 given it provides opportunities for employment and business activity.
- *State Planning Policy 3.7 Bushfire* - the site is located outside of the Bushfire Prone Area as shown at https://maps.slip.wa.gov.au/landgate/bushfireprone/.
- *State Planning Policy 4.1 Industrial Interface.*
- *State Planning Policy 5.4 Road and Rail Noise* - the site is within the 'trigger' distance. An implication is that the house is required to address 'quiet house' design requirements (see condition 1 of the development approval in Attachment 5);
- *State Planning Policy 7.0 Design of Built Environment.*
- EPA Guidance Statements including *Guidance Statement 33 – Environmental Guidance for Planning and Development* and *Guidance Statement 3 – Separation Distances between Industrial and Sensitive Land Uses.*

3.3 Regional Planning Framework

3.3.1 Great Southern Regional Planning and Infrastructure Framework

The Framework identifies Katanning as a sub-regional centre and a focus for growth, services and facilities. The Framework supports a diverse economic base, supports industrial development in appropriate locations.

3.3.2 Great Southern Regional Investment Blueprint

The Blueprint establishes priorities for economic development and growth of the Great Southern region and provides an analysis of local, regional, national and global factors influencing the region. A strategic economic growth plan and proposed transformational projects are set out. The Blueprint also supports growing the region's population, promoting development in regional centres, a vibrant economy and providing additional serviced industrial land.

3.4 Local Planning Framework

3.4.1 Shire of Katanning Local Planning Strategy

Strategy Plan 2 of the Local Planning Strategy identifies the site as 'Industrial' (see Attachment 6).

The Strategy supports growing and diversifying the economy, encouraging industrial development and supporting the provision of a sufficient supply of project ready industrial land.

The Amendment is consistent with the Strategy.

3.4.2 Shire of Katanning Local Planning Scheme No. 5

The *Shire of Katanning Local Planning Scheme No. 5* (LPS5) was gazetted on 9 February 2018. It is the principal statutory tool for achieving the Shire's aims and objectives, mainly from a land use, development control and infrastructure coordination perspective.

Clause 1.9 Aims of Scheme includes the following aims:

'Community Growth and Diversity

Provide opportunities for growth of the Katanning townsite and reinforce its status as a regional centre to accommodate a growing and diverse community with a strong sense of place, heritage and achievement.

Economic Growth

Strengthen and diversify the Shire of Katanning's economic base by providing an overall pattern of land use and development flexibility that supports existing businesses and provides for expansion of the economic base by encouraging new business and industry.'

The site is zoned 'Enterprise' and is within Special Control Area 1 – Wastewater Treatment Plant.

Table 2 – Zone Objectives outlines that objectives for the General Industry zone include:

- To allow for the continuation of existing industries and provide for the establishment of new industries that contribute to Katanning's and the region's economic growth.
- To take advantage of the attributes of location, availability of services and transport facilities servicing Katanning and the region.
- Seek to manage impacts such as noise, dust and odour within the zone.

The Amendment is consistent with LPS5 aims and the General Industry zone objectives.

Farm Supply Centre is defined in clause 6.2 as:

> ***farm supply centre*** means premises used for the supply and sale of seeds, fertilisers, agricultural chemicals, stock foods, tractors/farm equipment, implements and/or components and/or irrigation equipment for agriculture/primary production purposes;

Table 4 – Zoning Table sets out that farm supply centre is an 'X' use (not permitted) in the Enterprise zone. A scheme amendment is accordingly required to enable the farm supply centre land use on the site which is proposed via rezoning the site from 'Enterprise' to 'General Industry'.

Table 10 sets out provisions relating to Special Control Area 1 – Wastewater Treatment Plant.

3.4.3 Local Planning Policies

The Council has endorsed several Local Planning Policies, however the current adopted policies are not relevant to the Amendment.

3.4.4 Shire of Katanning Strategic Community Plan

The Strategic Community Plan sets the community's vision for the future and it is the principal strategic guide for the Council's future planning and activities. The plan supports growth and progress locally and regionally. The Council seeks to promote Katanning as a prosperous community, to support enhanced

community services, existing businesses and to attract new businesses.

3.5 Planning Framework Implications for the Amendment

Common themes of the planning framework and their implications for the Amendment include:

- Supporting economic development and appropriately located industrial development;
- Supporting sustained growth, job creation and economic development including in Katanning which is a designated sub-regional centre;
- Addressing land use compatibility and amenity;
- Addressing key environmental assets and bushfire risk; and
- Appropriate servicing.

Based on the above, the Amendment is consistent with the planning framework and is consistent with the principles of orderly and proper planning.



Adjoining development

4 AMENDMENT PROPOSAL

The Amendment proposes to rezone the site from 'Enterprise' to 'General Industry' to facilitate a farm supply centre.

The landowner seeks to develop a farm supply centre as a Total Ag Centre dealer. Total Ag Centre is a KIOTI tractor, Brookfield agriculture and Bad Boy mowers dealer. This is to complement the approved primary production (farm machinery) workshop on the site.

Parts inventory will be securely stored in the workshop. There will be no hazardous or dangerous goods stored on site.

The landowner proposes to assemble and pre-deliver new machines, test, service and repair new and used machinery. Parts and accessories will be stored and sold from the site.

Heavy vehicles such as tractors, headers, seeders and hay equipment will be present on site in both a sales stock capacity and also customer owned machines present for service and repair work.

New and used machinery will be displayed for sale in a designated organised parking area along the south eastern boundary fence adjacent to Cornwall Street.

Total Ag Centre expects to employ at least 10 staff members.

Future development and uses on the site will be subject to gaining necessary approvals from the Shire including development approval and as required, a building permit.

5 PLANNING CONSIDERATIONS AND PLANNING JUSTIFICATION

5.1 Overview

This section brings together an assessment of the site's attributes, the site's context and the planning framework in considering key planning matters and justifying the Amendment.

5.2 Appropriate Location for Farm Supply Centre

The site is appropriate for a farm supply centre and the General Industry zoning for reasons including:

- It is consistent with the planning framework including the Local Planning Strategy and aims of LPS5;
- The locality contains a mix of land uses;
- The use is complementary to adjoining and nearby uses;
- It is an ideal location to establish a farm supply centre given it is near the State and regional road network;
- Vehicles can enter and leave the site in a forward gear;
- The site will be provided with appropriate on-site car parking;
- Traffic impacts will be low and can readily be accommodated on local roads;
- It is appropriately serviced;
- The site has no environmental assets and future development will not create any adverse environmental impacts; and
- The Shire has approved the farm machinery workshop.

Further details relating to the site's suitability are outlined in this section and summarised in Table 2.

5.3 Compatibility with Adjoining and Nearby Land Uses

The proposed farm supply centre will be compatible with adjoining and nearby land uses/development (see Attachment 2). The reasons include:

- Based on the definition of 'farm supply centre' in LPS5, it is a low-key development with minimal amenity impacts. Any impacts can be effectively mitigated through design and operational practices;
- The site is well-separated from Residential zoned land;
- It is highlighted the Shire has approved a workshop (servicing and repairs of agricultural machinery). As part of the approval, the Shire was satisfied that noise impacts from the workshop are modest and can be addressed through development conditions;
- The proposed farm supply centre will not create gaseous and particulate emissions;
- There is no odour associated with the operations;
- Dust associated with the premises is minimal and only occurs from the movement of heavy vehicles entering and leaving the site. Normal management measures will ensure that this is controlled to appropriate standards; and
- Traffic generation will be modest.

Accordingly, the zoning will complement and not conflict with adjoining and nearby land uses. The Amendment represents a logical and sound planning outcome for the site.

5.4 Noise

The proposed farm supply centre will produce minimal noise impacts. Dealer owned and operated standard forklifts will be used, predominately inside the workshop. Any power equipment such as air compressors, power tools and such will be electric operated to reduce noise output.

While noting the above, all development is required to comply with the *Environmental Protection (Noise) Regulations 1997*.

5.5 Environmental Impact

The Amendment will create no environmental impacts. For instance, the

site has been previously cleared of native vegetation, the site is provided with an approved on-site sewage disposal system, noise will be effectively addressed and light-spill impacts can be effectively managed.

While noting that the site is within the 'trigger' distance associated with *State Planning Policy 5.4 Road and Rail Noise*, the proposed farm supply centre is not defined as a noise-sensitive land-use and therefore the provisions of the Policy do not apply.

5.6 Landscaping

The Shire development approval (see Attachment 5) requires preparation and implementation of a Landscaping Plan.

The landowner proposes to establish a row of trees along the northern boundary fence. Species of trees will be selected on low maintenance requirements, aesthetics and likelihood of retaining leaves and branches in a wind event. A grassed area adjacent to the southern boundary in the setback area of 3 metres between the boundary fence and the wall of the house/office will be propagated. The septic system leach drains will be located under the grass to provide an ongoing source of water and nutrients to sustain this lawn.

5.7 Vehicular Access and Car Parking

The site adjoins Beaufort Street and Cornwall Street. There are two existing crossovers, with associated gates, to Beaufort Street. Heavy vehicles will be entering and exiting on the easternmost gate, accessed from Beaufort Street, away from the higher speed and heavier trafficked Cornwall Street. An additional entrance to the lot closer to the intersection of Beaufort and Cornwall Streets, will serve as light vehicle access to the office, parts and sales area.

Vehicular access from the crossovers is appropriate and complies with sight distance standards which will facilitate safety for road users.

The largest heavy vehicles expected to frequent the site are divided into 2 categories:

- Delivery trucks bringing tractors, machinery, parts etc.; and
- Farm machinery such as tractors, combine harvesters or self-propelled boom sprays.

The delivery trucks have a Category 2 RAV rating, are predominantly B-doubles reaching up to 25 metres long. The average traffic of these vehicles will be 1-2 per month.

The farm machinery will have a Category 1 RAV rating. The longest being up to 15m long. Average traffic of machinery will be 1-2 machines a week, this could vary depending on seasonal timing and conditions.

Traffic impacts from the proposed farm supply centre will be modest. Traffic to/from the farm supply centre can readily be accommodated on local roads. Additionally, the existing road network and intersections have sufficient capacity to address traffic generation from the farm supply centre.

As outlined in Attachment 5, the development plan shows approved carparking bays. Sufficient car parking for customers and staff will be provided on site. The final number of carparking bays and associated design will be determined and set by the Shire through the development approval.

5.8 Servicing

The site is already appropriately serviced. It is not envisaged that upgrading of services is required to facilitate the Amendment.

Waste water from the house will be managed by a double septic tank system with dual 9 metre leach drains.

5.9 Waste and Recycling Management

Light domestic waste will be managed via the use of a weekly Shire waste and recycling collection.

Larger industrial waste will be managed by the use of skip bins provided and serviced by Katanning Rubbish Bin Hire, collected on an as-needed basis.

Any fluid waste generated by the workshop will be stored in 1000 litre IBC containers and collected by statewide oil recyclers or Wren oil on an as-needed basis.

The landowner will seek Shire approval for a wash down pad at the northern end of the shed.

5.10 Supporting the Local Economy

The development is expected to employ 10 full-time staff plus part-time staff and trainees. The Total Ag Centre utilises local services and industries where available and practical. The operation provides benefits to the local community through direct and indirect employment opportunities and multiplier effects from the economic benefits flowing from the activities of Total Ag Centre.

5.11 Planning Justification

Table 2 – Summarised Planning Justification

Strategic	Land Use Planning	Environment, Landscape and Heritage	Transport and Servicing	Economic and Community
The Amendment is consistent with the State, regional and local planning framework including that it promotes economic development. Future development will reinforce Katanning as a sub-regional centre.	The site is well located for a farm supply centre including it is compatible with adjoining and nearby uses. The site is suitable and capable for a farm supply centre. Development will be effectively controlled through LPS5 provisions.	The site contains no environmental assets and will not create adverse environmental impacts. The site is located outside of the Bushfire Prone Area. Noting the existing development and site context, there are no landscape impacts and there are opportunities to introduce landscaping to enhance the area's amenity.	Traffic impacts can be readily accommodated on local roads. Car parking will be contained on-site. The site is appropriately serviced.	It will promote job creation and assist to diversify and grow the local economy. The proposal will assist to enhance Katanning through adding to its overall viability, vitality and prosperity and adding to the range of services that can be provided.

In view of the above, the Amendment is consistent with the planning framework and the principles of orderly and proper planning.

6. CONCLUSION

This report confirms that the Amendment is consistent with the planning framework, it respects the local context and the site is suitable to accommodate a farm supply centre.

The support of the WAPC and the Hon. Minister for Planning is requested to approve the Amendment to rezone Lot 154 (No. 58) Cornwall Street, Katanning from 'Enterprise' zone to 'General Industry' zone.

PLANNING AND DEVELOPMENT ACT 2005

SHIRE OF KATANNING

LOCAL PLANNING SCHEME No. 5

AMENDMENT No. 2

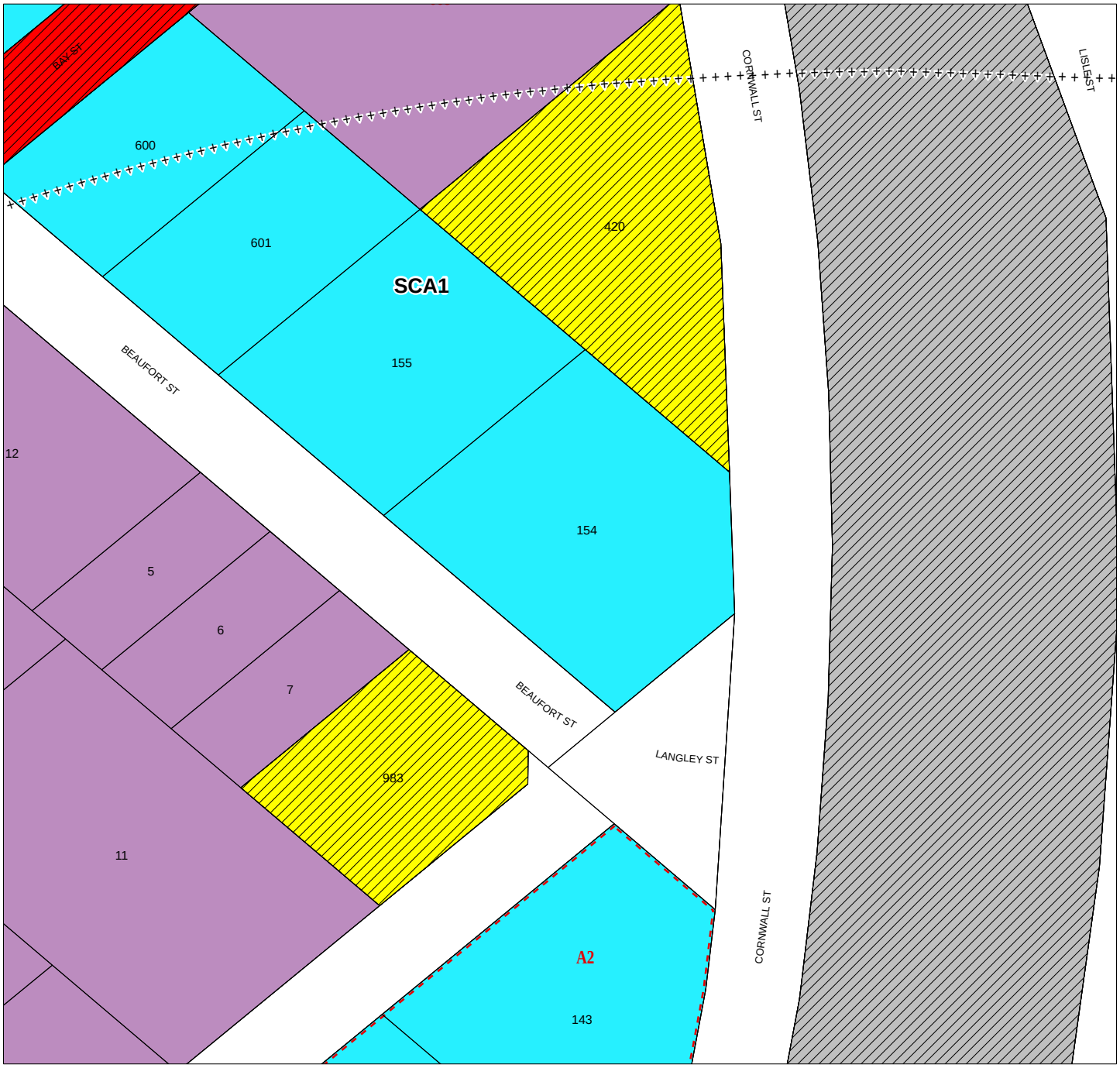
The Shire of Katanning under and by virtue of the powers conferred upon it in that behalf by the *Planning and Development Act 2005* hereby amends the above Local Planning scheme by:

1. Rezoning Lot 154 on Deposited Plan 222684 (No. 58) Cornwall Street, Katanning from 'Enterprise' zone to 'General Industry' zone.

2. Amending the Scheme Map accordingly.

The Amendment is standard under the provisions of the *Planning and Development (Local Planning Schemes) Regulations 2015* for the following reasons:

A) The amendment is consistent with the Local Planning Strategy.
B) The amendment would have minimal impact on land in the scheme area that is not the subject of the amendment.
C) The amendment does not result in any significant environmental, social, economic or governance impacts on land in the scheme area.



EXISTING SCHEME MAP

Legend

Cadastre

LPS Reserves

Primary distributor road

Local road

Railways

Public purposes

LPS Zones

General industry

Enterprise

LPS Other Categories

Special Control Area - Infrastucture

GOVERNMENT OF WESTERN AUSTRALIA

Department of **Planning, Lands and Heritage**

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Department of Planning, Lands and Heritage, Perth WA
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Shire of Katanning

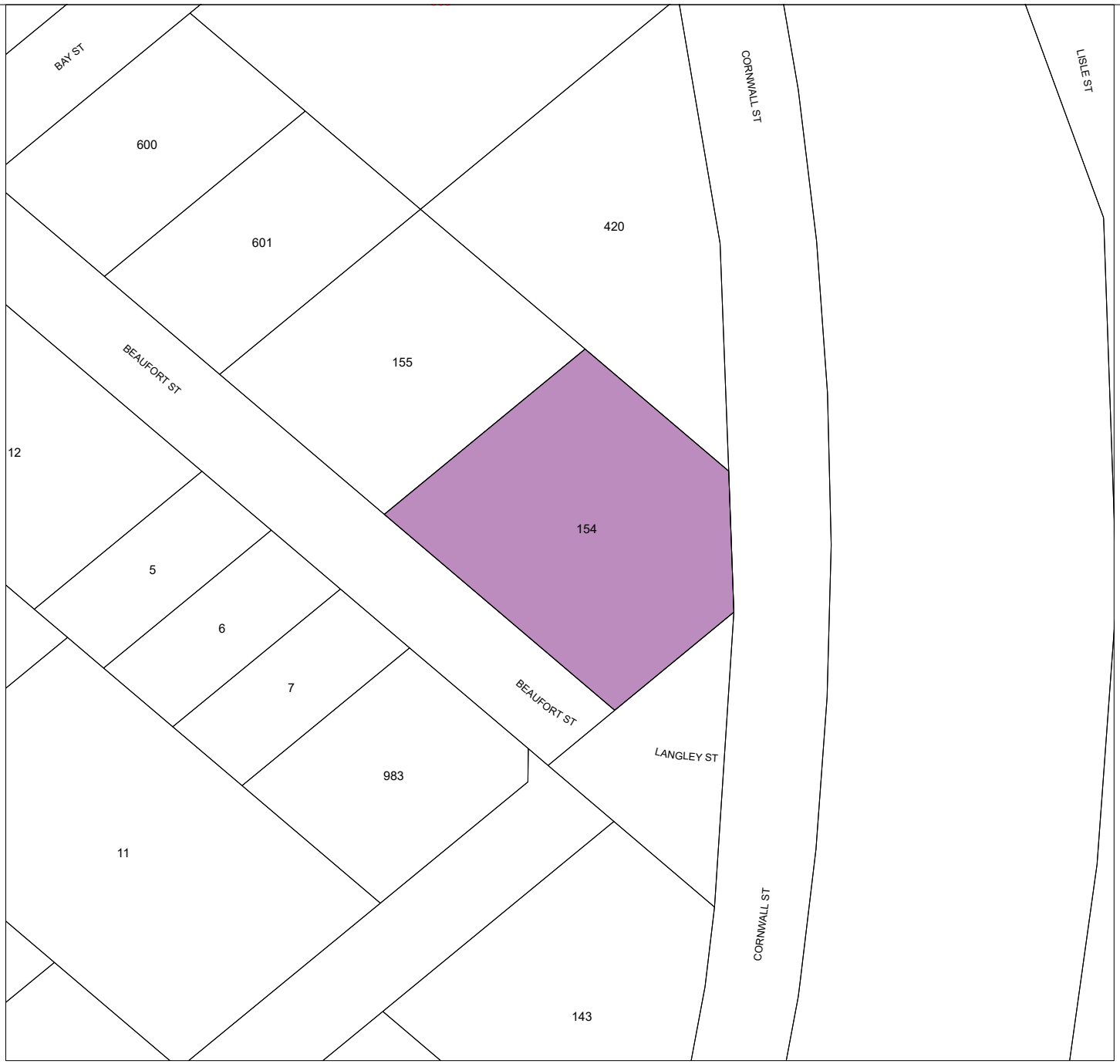
Local Planning Scheme No. 5

Amendment No. 2

N

0 50

Meters



PROPOSED SCHEME AMENDMENT MAP

Legend

Cadastre

LPS Zones and Reserves Amendments

General Industry

Department of **Planning, Lands and Heritage**

GOVERNMENT OF WESTERN AUSTRALIA

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Shire of Katanning

Local Planning Scheme No. 5

Amendment No. 2

N

0 20 40 60

Meters

COUNCIL ADOPTION FOR ADVERTISING

Adopted for advertising by resolution of the Council of the Shire of Katanning at the Ordinary Meeting of the Council held on the ……..……

.....

SHIRE PRESIDENT

.....

CHIEF EXECUTIVE OFFICER

COUNCIL RECOMMENDED/SUBMITTED FOR APPROVAL

This Standard Amendment was supported for submission to the Minister for Planning for approval by resolution of the Shire of Katanning at the Ordinary Meeting of the Council held on the ……..…… and the Common Seal of the Shire of Katanning was hereunto affixed by the authority of a resolution of the Council in the presence of:

.....

SHIRE PRESIDENT

.....

CHIEF EXECUTIVE OFFICER

WAPC RECOMMENDED/SUBMITTED FOR APPROVAL

.....

DELEGATED UNDER S.16 OF THE
PLANNING AND DEVELOPMENT ACT 2005

DATE…….....

APPROVAL GRANTED

.....

MINISTER FOR PLANNING
S.87 OF THE *PLANNING AND DEVELOPMENT ACT 2005*

DATE…….....

ATTACHMENT 1

LOCATION PLAN

58 Cornwall Street,
Katanning

Shire of Katanning

LEGEND

SUBJECT LAND

KATANNING TOWN CENTRE

CLIVE STREET

CONRWALL STREET

BAY STREET

GREAT SOUTHERN HIGHWAY

INDUSTRIAL AREA

INDUSTRIAL AREA

REV	DESCRIPTION	YYMMDD
B	MINOR MODFICATIONS	250926
A	CONTEXT PLAN	250922

SCALE 1:5000
SHEET A3

200m

0m

NORTH

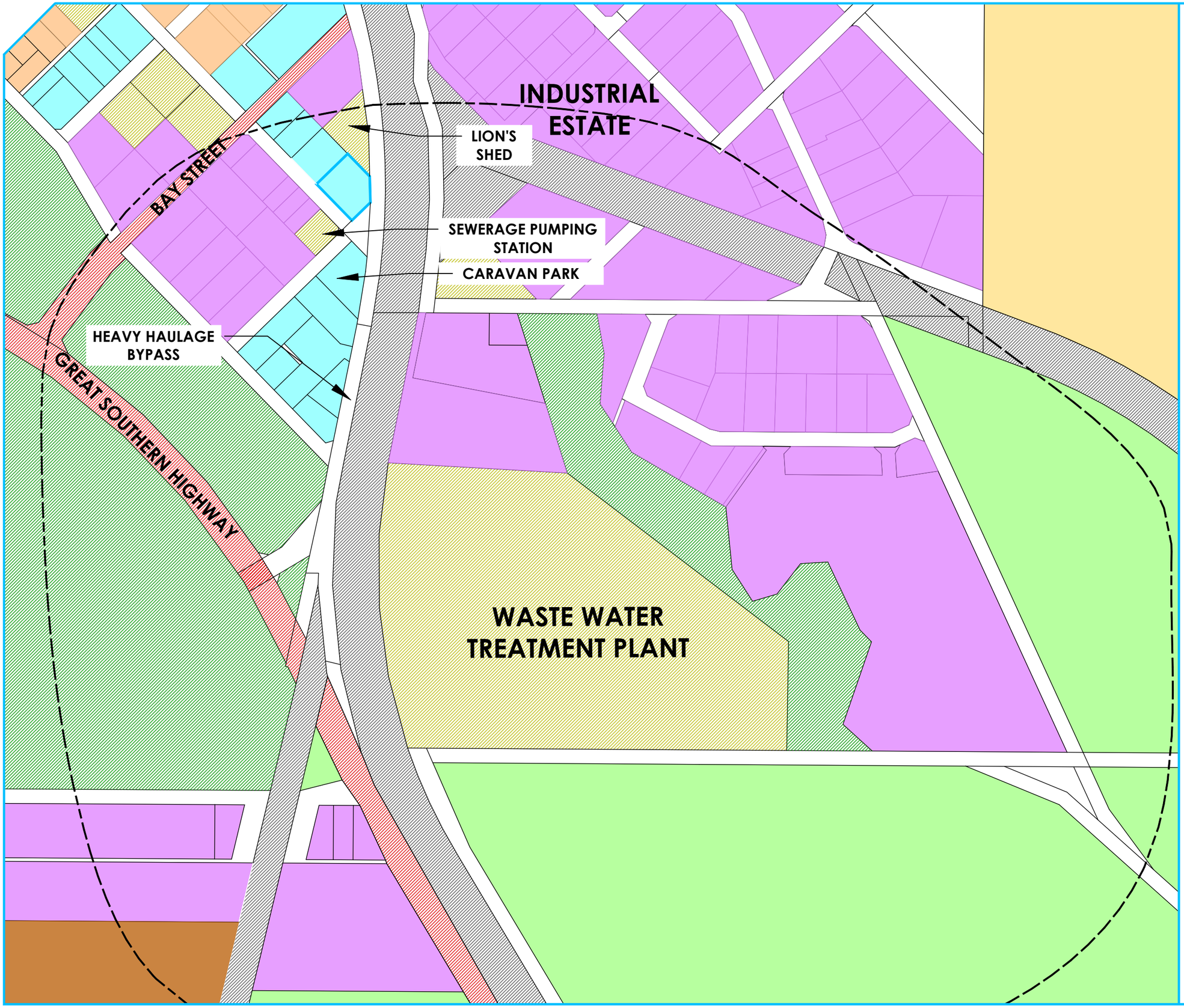
DRAWING NUMBER EP 250910 2

REV B

Edge Planning & Property
134 Hare Street, Mount Clarence
ALBANY WA 6330
W www.edgeplanning.com.au
E steve@edgeplanning.com.au
M 0409 107 336

Issued for design intent only.
All areas and dimensions are subject to detail design + survey.

ATTACHMENT 2



CONTEXT PLAN

58 Cornwall Street, Katanning

Shire of Katanning

LEGEND

SUBJECT LAND

LOCAL SCHEME RESERVES

- LOCAL ROAD
- PRIMARY DISTRIBUTOR ROAD
- PUBLIC OPEN SPACE
- PUBLC PURPOSES
- RAILWAYS

LOCAL SCHEME ZONES

- ENTERPRISE
- RURAL
- RURAL RESIDENTIAL
- GENERAL INDUSTRY
- INDUSTRIAL DEVELOPMENT
- RESIDENTIAL

OTHER CATAGORIES

- **SCA1** SPECIAL CONTROL AREA - INFRASTRCUTURE

REV	DESCRIPTION	YYMMDD
B	MINOR MODIFICATIONS	250926
A	CONTEXT PLAN	250922

SCALE 1:5000
SHEET A3

200m
0m

NORTH

edge PLANNING & PROPERTY

Edge Planning & Property
134 Hare Street, Mount Clarence
ALBANY WA 6330
W www.edgeplanning.com.au
E steve@edgeplanning.com.au
M 0409 107 336

DRAWING NUMBER EP 250910 1
REV B

Issued for design intent only.
All areas and dimensions are subject to detail design + survey.

ATTACHMENT 3

APPROVED
DATE
KATANNING SHIRE COUNCIL
PLANNING APPROVAL ONLY
THIS IS NOT A BUILDING PERMIT

WESTERN AUSTRALIA

TITLE NUMBER	
Volume	Folio
1120	**952**

RECORD OF CERTIFICATE OF TITLE

UNDER THE TRANSFER OF LAND ACT 1893

The person described in the first schedule is the registered proprietor of an estate in fee simple in the land described below subject to the reservations, conditions and depth limit contained in the original grant (if a grant issued) and to the limitations, interests, encumbrances and notifications shown in the second schedule.

BGRoberts
REGISTRAR OF TITLES

LAND DESCRIPTION:

LOT 154 ON DEPOSITED PLAN 222684

REGISTERED PROPRIETOR:
(FIRST SCHEDULE)

STEPHENS AG PTY LTD OF 14 WITHNELL ROAD WOODANILLING WA 6316

(T P681350) REGISTERED 21/8/2023

LIMITATIONS, INTERESTS, ENCUMBRANCES AND NOTIFICATIONS:
(SECOND SCHEDULE)

1. P681351 MORTGAGE TO COMMONWEALTH BANK OF AUSTRALIA REGISTERED 21/8/2023.

Warning: A current search of the sketch of the land should be obtained where detail of position, dimensions or area of the lot is required. Lot as described in the land description may be a lot or location.

----------END OF CERTIFICATE OF TITLE----------

STATEMENTS:

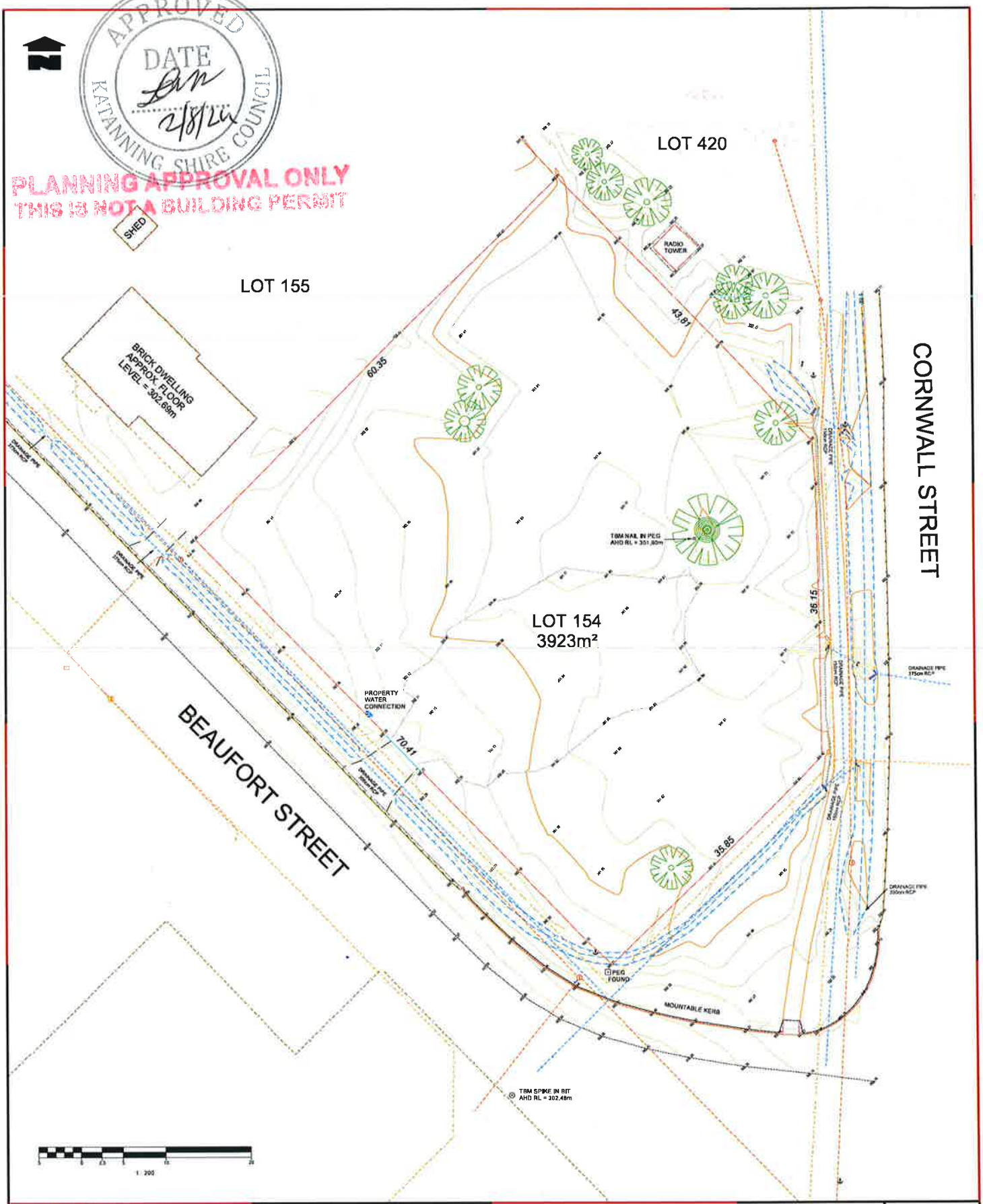
The statements set out below are not intended to be nor should they be relied on as substitutes for inspection of the land and the relevant documents or for local government, legal, surveying or other professional advice.

SKETCH OF LAND:	1120-952 (154/DP222684)
PREVIOUS TITLE:	426-60
PROPERTY STREET ADDRESS:	58 CORNWALL ST, KATANNING.
LOCAL GOVERNMENT AUTHORITY:	SHIRE OF KATANNING

ATTACHMENT 4

APPROVED
DATE 2/8/24
KATANNING SHIRE COUNCIL

PLANNING APPROVAL ONLY
THIS IS NOT A BUILDING PERMIT



LOT 154 (#58) CORNWALL STREET, KATANNING
FEATURE & CONTOUR SURVEY

				ISSUE	DATE	TYPE	BY	CHKD
JOB No:	5801	SURVEY DATE:	13/12/2023	A	03/01/2024	ORIGINAL ISSUE	SP	MA
CLIENT:	D&K STEPHENS	COORDINATE SYSTEM:	MGA2020					
AUTHORITY:	SHIRE OF KATANNING	HEIGHT DATUM:	AHD					
PLAN:	DP222684	SCALE:	1:200					
C/T VOL. FOL:	1120/952	ORIGINAL SHEET SIZE:	A1					
DRAWING No:	DWG5801-01	SEE LEGEND FOR IMPORTANT NOTES & DISCLAIMERS						

35 DEGREES SOUTH ADVANCED SURVEYING
08 9842 3766
admin@35degreesouth.com.au
Argyle Building, 46 Stirling Terrace, Albany WA 6330
Unit 2B, 113 Dempster Street, Esperance WA 6450

ISO 9001 certified Equal Assurance
ISO 45001 certified Equal Assurance

APPROVED
DATE
4/5/24
ALBANY SHIRE COUNCIL
PLANNING APPROVAL ONLY
THIS IS NOT A BUILDING PERMIT

LEGEND

- CADASTRAL BOUNDRY - K
- BRICK PAVING - BP
- EDGE OF CONCRETE L/R - SE/SF
- BUILDING L/R - SY/SZ
- VERANDHA - SV
- SHED - HD
- STEPS OR STAIRS - SS
- RAMP - SR
- HANDRAIL - SH

- GATE - GG
- FENCE - F0
- KOPPA LOGGING FENCE - FC
- WALL L/R - SJ/SK
- RETAINING WALL L/R - SL/SM
- TREE CANOPY - GT
- BUSH-LINE - GS Hedge GH
- LAWN - GC
- GARDEN BED - GD
- PARK BENCH / SEATING - BS

- BANK TOP L/R - NT/NU WG/WF
- BANK BOTTOM - NB
- RIDGE - NR
- LINE OF LEVELS - N0
- ROCK OUTCROP L/R - GQ/GR
- ROCK PITCHING - TR
- EDGE OF DRAIN L/R - DD/DE
- DRAIN - D0
- CULVERT (PIPE) - DC
- HEADWALL - DH
- EDGE OF WATER L/R - WL/WK
- CREEK UP/DOWNSTREAM - WB/WC WN/WM
- WET AREA - WA

- FOOTPATH - GF
- CENTRE OF ROAD - RC
- ON ROAD (SEALED STRING) - R0
- KERB TOP BACK OF - RK
- KERB BOTTOM / GULLY - RB
- PEDESTRIAN RAMP - RP
- EDGE OF DRIVEWAY - RD
- TRACK - RT
- EDGE OF BITUMEN - RE
- EDGE OF UNSEALED ROAD - RU
- SHOULDER - RS
- LANE MARKINGS (Single Solid Line) - RR
- LANE MARKINGS (1m Line With 3m Gap) - RV
- LANE MARKINGS (3m Line With 9m Gap) - RM
- OVERTAKING LANE (Solid Line & 3m Line) L/R - RJ/RO
- DOUBLE BARRIER LINE (Solid Lines) - RI
- PARKING BAY (REST AREA ETC) - RF
- GUARDRAIL - THRIE - BT
- SIGN MULTIPLE POLES - RN
- BUS SHELTER - SB
- ON RAIL - RY

- WATER PIPE - QW // HW // WP
- U/G DRAINAGE PIPE - QC // HC // DP
- U/G SEWER PIPE - QS // HS // DA
- U/G RETICULATION - QX // HX
- OVERHEAD POWER LINES - EA
- U/G ELECTRIC CABLE - QE // HE
- U/G GAS LINE - QG // HG
- GAS CYLINDER/TANK - EK
- U/G TELSTRA / OPTUS COPPER - QT // HT / QP // HP
- U/G TELSTRA / OPTUS OPTIC FIBRE - QV // HV / QO // HO
- U/G UNKNOWN U/G SERVICE - QU // HU

- ALIGNMENT CONTROL POINT (RRM) - PAC
- BENCHMARK - PBM
- CADASTRAL PEG or POST - POP
- PEG - PPG
- PHOTO POINT - PPH
- SPRING HEAD NAIL - PSH
- STAR IRON PICKET - PSI
- SPIKE - PSK
- STANDARD SURVEY MARK (SSM) - PSM
- MINOR CONTROL POINT - PSS
- TEMPORARY BENCHMARK - PTB

- GRASS TREE / PALM - PBB/PLM
- BUSH - PBU
- TREE 0.1-0.3m TRUNK DIA - PTA
- TREE 0.3-0.5m TRUNK DIA - PTD
- TREE 0.5-1.0m TRUNK DIA - PTF
- TREE >1.0m TRUNK DIA - PTG
- TREE STUMP - PTY
- BOLLARD - PBL
- FLAGPOLE - PFG
- MAIL BOX - PMB
- LITTER BIN - PLB
- SIGN ONE POLE - PIS
- FINGER SIGN - PFS
- SLK POST - PRK
- BUS STOP - PBS

- WATER METER - PWM
- WATER TAP - PWT
- STOP VALVE - PSV
- FLUSHING POINT - PWF
- WATER MAIN MARKER - PWR
- STANDPIPE - PST
- BOREHOLE/WATER BORE - PBH
- SEWER INSP. SHAFT/PROPERTY CONN. - PSA/PPC
- SEWER VENT - PSW
- FIREHOSE REEL - PFH
- HYDRANT (GROUND) - PHG
- HYDRANT PILLAR - PHP
- RETIC CONTROL VALVE - PSU
- METER BOX - PBO
- ELECTRIC POWER DOME - PED
- ELECTRIC CABLE MARKER - PSC
- POWER POLE - PPP
- ELECTRIC SUPPLY POLE - PPE
- STAY POLE - PSP
- STEEL WIRE ANCHOR - PWA
- GAS VALVE - PGV
- GAS MARKER - PGM
- TELSTRA PIT or BOX - PPB
- TELSTRA MARKER - PTM
- TELSTRA ELEVATED JOINT - PTJ

- GULLY - DG
- SIDE ENTRY PIT - DX
- DRAINAGE MANHOLE - DW
- SEWERAGE MANHOLE - DS
- ELECTRIC MANHOLE - EU
- TELSTRA MANHOLE - VM
- UNDEFINED MANHOLE - DU
- RAIL CABLE MANHOLE - DZ

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Unit 2B, 113 Dempster Street, Esperance WA 6450

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Disclaimer

35 Degrees South has taken due care in the preparation of this drawing, but accepts no responsibility for any inaccruacy of the high water mark position or the cadastral information, nor inappropriate use of this information the cadastral and high water mark location are obtained from landgate's digital cadastral database no responsibility can be accepted for any damage caused to any underground service or any loss or injury so suffered if inquiry and verification have not been completed in accordance with this note.

The information shown on this drawing is current as at the date of survey. Earthworks/setout dimensions may vary on site at builders discretion Sewer/drainage may vary from schematic presentation. Check minimum clearance. Retaining not included/in addition to contract remains owners responsibility. For easements check Certificate of Title. This is a site survey only, the location of boundary pegs or fences in relation to boundary is not guarenteed.

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ATTACHMENT 5

Shire of Katanning
Heart of the Great Southern

NOTICE OF DETERMINATION ON APPLICATION FOR DEVELOPMENT APPROVAL

Planning and Development Act 2005

LOCAL PLANNING SCHEME NO.5

PROPERTY ADDRESS: No.58 Cornwall Street, Katanning

LOT: 154 **DIAGRAM/PLAN:** 222684 **CT VOLUME NO:** 1120 **CT FOLIO NO:** 952

Assessment Number: A25

Application Date: 5 March 2024 **Received on:** 15 April 2024

Reference Numbers: PA/24/30 & KA 202324036

Description of Proposed Development:

i) Clearing of all existing vegetation on the land and subsequent earthworks, including fill up to 700mm in select locations, to match the existing ground levels of the adjacent road reserves where required;

ii) Construction and use of a proposed new 494.19m^2 steel framed, Colorbond clad shed and associated outrigger structure that will be used as a workshop for the servicing and repair of agricultural machinery from Monday to Friday from 8am to 5pm and 8am to 12pm on Saturdays subject to seasonal demand;

iii) Construction and use of a proposed new 40m^2 steel framed and clad incidental office and staff accommodation building including a 15.49m^2 verandah structure along the building's frontage;

iv) Installation of a proposed new effluent disposal system comprising septic tanks and leach drains adjacent to the proposed shed and incidental office and staff accommodation building;

v) Construction of two (2) new 8 metre wide concrete crossovers, associated drainage culverts and double access gates along the land's Beaufort Street frontage for vehicle access purposes;

vi) Construction of new internal driveways and two (2) separate associated on-site parking areas comprising compacted gravel in close proximity to the land's Beaufort Street frontage;

vii) Installation of two (2) new 25,000 litre rainwater tanks at the rear of the proposed shed (i.e. machinery workshop building) for stormwater drainage management purposes;

viii) Installation of landscaping along the land's northern side boundary and front setback area along its Beaufort Street frontage; and

ix) Installation and display of one (1) new 2.88m^2 wall mounted advertising sign on the external façade of the proposed shed (i.e. workshop building).

.....

The application for development approval is **Approved** subject to the following conditions and advice notes:

Conditions

1. **The proposed development shall be undertaken strictly in accordance with the information and plans submitted in support of the application subject to any modifications required as a consequence of any condition/s of this approval or otherwise approved by the local government.**
2. **Any additional development which is not in accordance with the application the subject of this approval or any condition of approval will require the further approval of the local government.**
3. **The proposed development shall be substantially commenced within a period of two (2) years from the date of this approval. If the development is not substantially commenced within this period it shall not be carried out without the further approval of the local government having first being sought and obtained.**

Shire of Katanning
Heart of the Great Southern

4. Prior to the commencement of development a Noise Management Plan prepared by a suitably qualified acoustic consultant or detailed design drawings for the proposed new dwelling prepared by an architectural draftsperson demonstrating compliance with the 'quiet house' design requirements and standards of State Planning Policy 5.4 entitled 'Road and Rail Noise' shall be submitted to the local government for consideration of endorsement by the local government's Chief Executive Officer.
5. Prior to the commencement of development a revised, suitably scaled site development plan that provides for the reorientation of the proposed new shed (i.e. workshop building) 90 degrees so its major openings face the land's Cornwall Street frontage shall be prepared and submitted to the local government for consideration of endorsement by the local government's Chief Executive Officer.
6. Prior to the commencement of development a revised, suitably scaled site development plan showing exactly what's proposed with respect to all future on-site parking, including vehicle access arrangements thereto, and demonstrating compliance with Australian Standard AS/NZS 2890.1:2004 entitled 'Parking Facilities – Off-Street Car Parking' (as amended) shall be prepared and submitted to the local government for consideration of endorsement by the local government's Chief Executive Officer. The revised plan required by this condition must provide a minimum of fifteen (15) on-site parking bays to ensure the future anticipated parking demand likely to be generated by the proposed development can be accommodated on the land.
7. Prior to the commencement of development a revised, suitably scaled site development plan as well as floorplan and elevation drawings for the proposed new single house demonstrating compliance with the deemed-to-comply requirements of the Residential Design Codes (Volume 1) as they apply specifically to primary street setbacks, accept that a setback of 3 metres will be allowed from Beaufort Street, outdoor living areas and external fixtures, utilities and facilities shall be prepared and submitted to the local government for consideration of endorsement by the local government's Chief Executive Officer.
8. A detailed, suitably scaled Landscaping Plan, including ongoing maintenance regimes, shall be prepared and submitted to the local government for consideration of endorsement by the local government's Chief Executive Officer prior to occupation and use of the proposed development.
9. The Landscaping Plan required by Condition 8 of this approval must be implemented in full (i.e. planting) by no later than 30 June 2025, unless otherwise approved by the local government's Chief Executive Officer, including all ongoing maintenance requirements thereafter for the life of the development.
10. Prior to the commencement of development a detailed Stormwater Drainage Management Plan shall be prepared by a suitably qualified person and submitted to the local government for consideration of endorsement by the local government's Chief Executive Officer.
11. The Stormwater Drainage Management Plan required by Condition 10 of this approval must be implemented in full prior to occupation and use of the proposed development, including all ongoing maintenance requirements thereafter for the life of the development.
12. The land shall be filled, stabilised, drained and/or graded as required prior to occupation and use of the proposed development to ensure that:
    a) finished ground levels at the boundaries of the lot the subject of this approval match or otherwise coordinate with the existing and/or proposed finished ground levels of the land abutting; and
    b) stormwater is contained on-site and/or appropriately treated and connected to the local drainage system.
13. All proposed new on-site parking bays and associated driveways, including all associated stormwater drainage infrastructure, shall be constructed prior to occupation and use of the proposed development.

Shire of Katanning
Heart of the Great Southern

14. The proposed new driveway crossovers along the land's Beaufort Street frontage shall be constructed to the specifications and satisfaction of the local government, in accordance with all relevant engineering requirements and design guidelines, prior to occupation and use of the proposed development.
15. The existing driveway crossover along the land's Beaufort Street frontage shall be decommissioned in its entirety and the associated road verge area reinstated to the specifications and satisfaction of the local government's Chief Executive Officer prior to occupation and use of the proposed development.
16. The proposed development shall be served by electricity, a reticulated water supply service, and reticulated sewerage disposal infrastructure prior to its occupation and use.
17. The proposed development shall be provided with a suitable on-site effluent disposal system, as determined by the local government's Environmental Health Officer or the Executive Director of Public Health, prior to its occupation and use.
18. All bin and refuse storage areas shall be located, constructed, drained, paved and screened from public view to the satisfaction of the local government's Chief Executive Officer in consultation with the local government's Environmental Health Officer and permanently retained for that exclusive use.
19. The washdown of any bins, vehicles, machinery, equipment and/or parts stored on the land must be undertaken within a dedicated washdown bay/s constructed to the specifications and satisfaction of the local government's Environmental Health Officer.
20. All external surfaces of the proposed new buildings and rainwater tanks shall be clad with new, non-reflective materials only.
21. The proposed new single house/office and rainwater tanks must be finished using materials and colours that complement the proposed new shed (i.e. workshop building).
22. The proposed new single house/office may only be occupied by the landowner, lessee or manager or employee/s of the business operating on the land.
23. The proposed wall mounted advertising sign shall be maintained in a neat, tidy, functional and safe condition at all times to the specifications and satisfaction of the local government's Chief Executive Officer. No other advertising signage is permitted without the local government's development approval.
24. In the event the proposed wall mounted advertising sign or any other approved advertising signage is damaged, vandalised and/or falls into a state of disrepair it shall be repaired, removed or replaced within fourteen (14) days of receipt of written notice from the local government.
25. All external lighting shall be designed, baffled and located to prevent any light spill onto adjoining and other nearby properties as well as motorists on Beaufort and Cornwall Streets in accordance with Australian Standard AS4282-1997 entitled 'Control of the Obtrusive Effects of Outdoor Lighting' to the satisfaction of the local government.
26. The site shall be maintained in a neat and tidy condition at all times to the specifications and satisfaction of the local government's Chief Executive Officer.

Advice Notes

1. This approval is not an authority to ignore any constraint to development on the land which may exist through contract or on title, such as an easement or restrictive covenant. It is the responsibility of the applicants/landowner and not the local government to investigate any such constraints before commencing development. This approval will not necessarily have regard to any such constraint to development, regardless of whether or not it has been drawn to the local government's attention.

Shire of Katanning
Heart of the Great Southern

2. This is a development approval of the Shire of Katanning under its Local Planning Scheme No.5. It is not a building permit or an approval to commence or carry out development under any other law. It is the responsibility of the applicants/landowner to obtain any other necessary approvals, consents, permits and licenses required under any other law, and to commence and carry out development in accordance with all relevant laws.
3. An 'Application to Construct or Install an Apparatus for the Treatment of Sewage' prepared pursuant to the specific requirements of the *Health (Treatment of Sewage and Disposal of Effluent and Liquid Waste) Regulations 1974* must be prepared and submitted to the local government's Environmental Health Officer or the Executive Director of Public Health for consideration and determination prior to preparation and lodgement of a building permit application.
4. In accordance with the *Building Act 2011* and *Building Regulations 2012*, a suitable building permit application for all proposed new structures must be submitted to and approved by the local government's Building Surveyor prior to the commencement of any construction or earthworks on the land.
5. All proposed new structures the subject of this approval are required to comply in all respects with the National Construction Code of Australia. Plans and specifications which reflect these requirements are required to be submitted with the building permit application.
6. No construction works shall commence on the land prior to 7am without the local government's written approval. No construction works are permitted on Sundays or Public Holidays.
7. The noise generated by any activities on-site shall not exceed the levels as set out under the *Environmental (Noise) Regulations 1997*.
8. The proposed development must be managed at all times in accordance with the requirements of the Shire of Katanning Health Local Laws (as amended). The applicants/landowner are advised to contact the local government's Environmental Health Officer for further information and advice in this regard.
9. The applicants/landowner are responsible for ensuring the correct siting of the development on the land the subject of this approval, including fill and final finished floor levels. An identification survey demonstrating correct siting and setbacks of structures, fill and final floor levels may be requested by the local government to ensure compliance with this determination notice and all applicable provisions.
10. Failure to comply with any of the conditions of this development approval constitutes an offence under the provisions of the *Planning and Development Act 2005* and the Shire of Katanning Local Planning Scheme No.5 and may result in legal action being initiated by the local government.
11. If the applicants/landowner are aggrieved by this determination there is a right of review by the State Administrative Tribunal in accordance with the *Planning and Development Act 2005* Part 14. An application must be submitted within 28 days of the determination.

..... 02/08/24
.....

Jiban Das
GENERAL MANAGER
INFRASTRUCTURE & STRATEGY
For and on behalf of the Shire of Katanning

DATE



NOTES:

1. ALL DIMENSIONS ARE IN METRES UNLESS SHOWN
1. DO NOT SCALE FROM THE DRAWINGS.
2. THE SITE PLAN LOT 154 BOUNDARY IS DRAWN AS REFERENCED FROM THE LANDGATE PLAN P222684, LAND ID NUMBER 1917954.
3. IDENTIFICATION OF LOT BOUNDARIES IS THE RESPONSIBILITY OF THE OWNER AND/OR BUILDER.
4. THE LAND ON LOT 154 IS CLASSIFIED AS AN "ENTERPRISE" ZONE AS PREPARED UNDER SECTION 14(9)(K) OF THE PLANNING AND DEVELOPMENT ACT 2005 BY THE WESTERN AUSTRALIAN PLANNING COMMISSION.
5. "TOTAL AG CENTRE" BUSINESS MAIN ENTRY AND EXIT IS VIA BEAUFORT STREET ACCESS.
6. SITE AREA OCCUPIED BY WORKS TO BE CLEARED AND EARTH CUT AND FILLED TO EXISTING SURROUNDING ROAD (STREET) LEVEL OF APPROX. 302.50M.

Project:	PROPOSED DEVELOPMENT OF AGRIBUSINESS PREMISES AT TOTAL AG CENTRE LOT 154 58 CORNWALL STREET KATANNING WA 6317	Content: SITE PLAN	A2 SHEET
Client:	DAMIEN AND KAHLIA STEPHENS PO BOX 68 WOODANILLING WA 6316	Scale: 1:200	Drawn: G. BOETEL
		Date: FEBRUARY 2024	Job No.: STEPH0224
		Dwg. No.: DRG. NO. A-1	REV A

CAD DRAWING DO NOT MANUALLY AMEND

REV. No.	DATE	
A	21-02-2024	Original Drawing

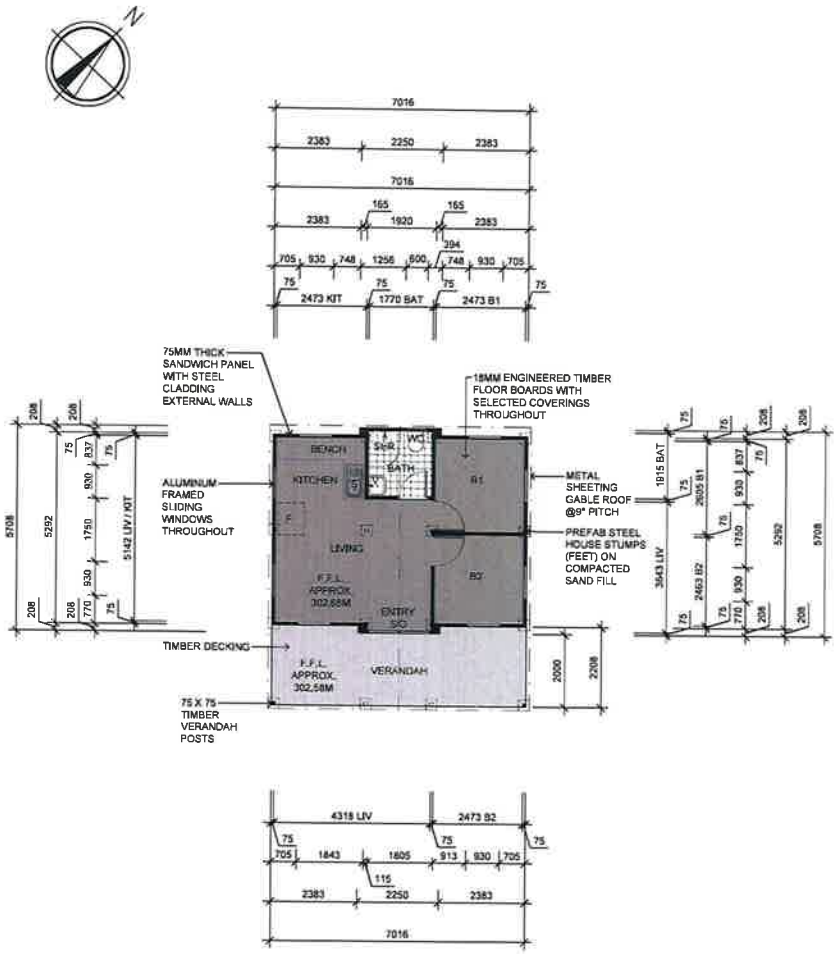
REVISIONS

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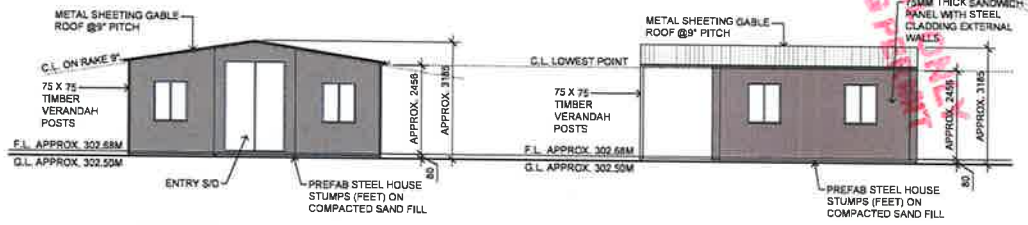
BOETEL DRAFTING
ABN 46820812899

71 ADAM STREET
KATANNING
WESTERN AUSTRALIA 6317

PHONE 0419325881
EMAIL boetel@bigpond.net.au

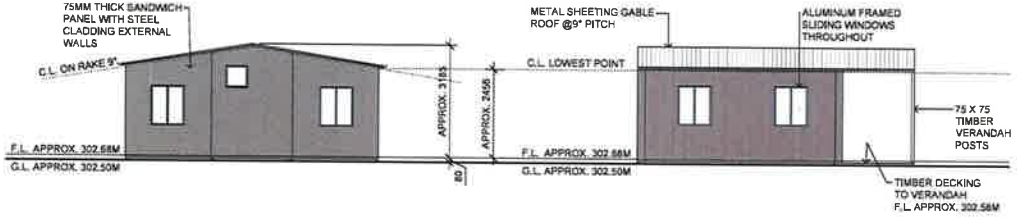


FLOOR PLAN
SCALE 1:100



FRONT ELEVATION
SCALE 1:100

RIGHT SIDE ELEVATION
SCALE 1:100



REAR ELEVATION
SCALE 1:100

LEFT SIDE ELEVATION
SCALE 1:100

NOTES:

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2. DO NOT SCALE FROM THE DRAWINGS.
3. THIS DWELLING IS PREFABRICATED STRUCTURE AND DETAILS ARE NOTIONAL ON THIS DRAWING, AND MAY BE SUBJECT TO CHANGE AS SPECIFIED BY THE BUILDING SUPPLIER AND OWNERS.
4. ALL STRUCTURAL DETAILS AND SIZES TO BE CONFIRMED PRIOR TO CONSTRUCTION OR COUNCIL APPROVED BY CERTIFIED ENGINEER.

PLANNING APPROVAL
THIS IS NOT A BUILDING PERMIT

APPROVED
DATE
KATANNING SHIRE COUNCIL

Project:	PROPOSED DEVELOPMENT OF AGRIBUSINESS PREMISES AT: TOTAL AG CENTRE LOT 154 58 CORNWALL STREET KATANNING WA 6317
Client:	DAMIEN AND KAHLIA STEPHENS PO BOX 68 WOODANILLING WA 6316
Content:	PREFABRICATED DWELLING - FLOOR PLAN AND ELEVATIONS
Scale:	1:100
Drawn:	G. BOETEL
Date:	FEBRUARY 2024
Job No.:	STEPH0224
Dwg. No.:	DRG. NO. A-2
	A2 SHEET
	REV A

CAD DRAWING DO NOT MANUALLY AMEND

REV. No.	DATE	
A	21-02-2024	Original Drawing

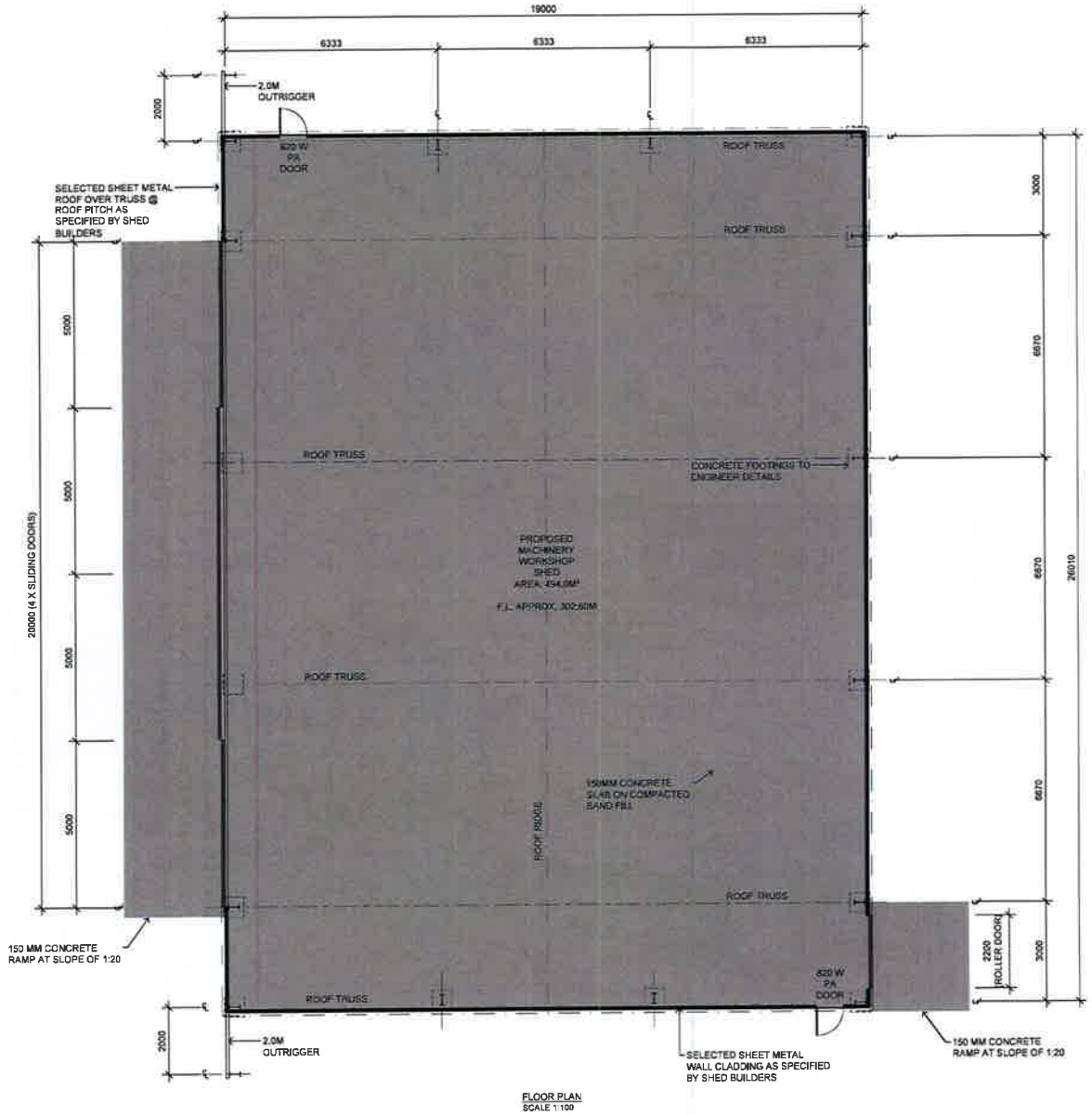
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FLOOR PLAN
SCALE 1:100

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APPROVED
DATE
KATANNING SHIRE COUNCIL

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Project:	PROPOSED DEVELOPMENT OF AGRIBUSINESS PREMISES AT: TOTAL AG CENTRE LOT 154 58 CORNWALL STREET KATANNING WA 6317	Content: SHED - FLOOR PLAN	A2 SHEET
Client:	DAMIEN AND KAHLIA STEPHENS PO BOX 68 WOODANILLING WA 6316	Scale: 1:100 / Drawn: G. BOETEL / Date: FEBRUARY 2024 / Job No.: STEPH0224 / Dwg. No.: Total Ag Centre Proposed Dev.dwg	DRG. NO. A-3 / REV A

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REVISIONS

REV. No.	DATE	
A	22-02-2024	Original Drawing

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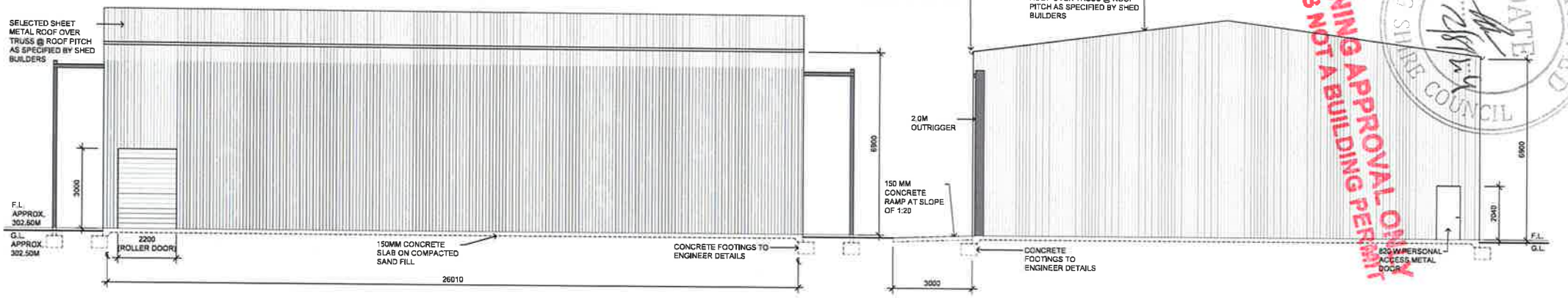
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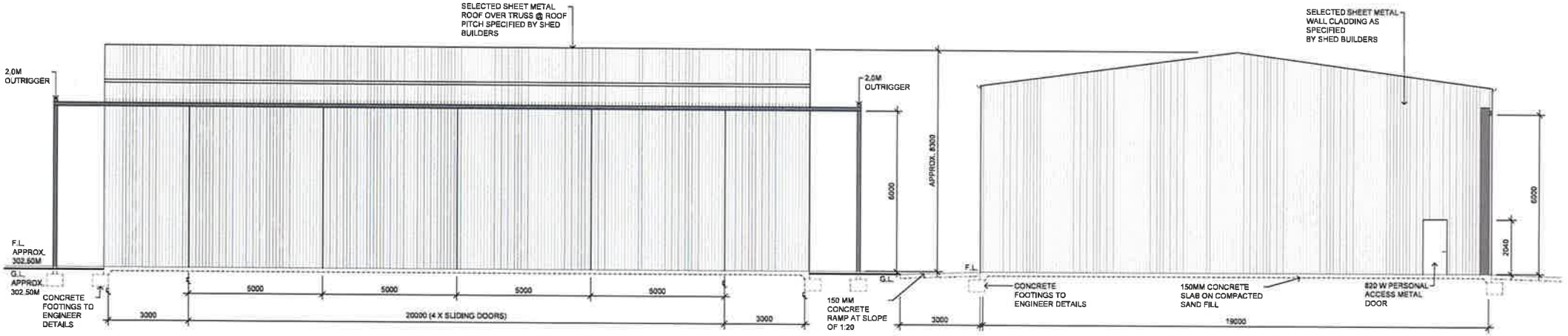
PLANNING APPROVAL ONLY
THIS IS NOT A BUILDING PERMIT

APPROVED
DATE
KATANNING SHIRE COUNCIL



REAR ELEVATION
SCALE 1:100

RIGHT SIDE ELEVATION
SCALE 1:100



FRONT ELEVATION
SCALE 1:100

LEFT SIDE ELEVATION
SCALE 1:100

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Project:	PROPOSED DEVELOPMENT OF AGRIBUSINESS PREMISES AT: TOTAL AG CENTRE LOT 154 58 CORNWALL STREET KATANNING WA 6317	Content: SHED - ELEVATIONS	A2 SHEET
Client:	DAMIEN AND KAHLIA STEPHENS PO BOX 68 WOODANILLING WA 6316	Scale: 1:100 / Drawn: G. BOETEL / Date: FEBRUARY 2024 / Job No.: STEPH0224 / Dwg. No.: Total Ag Centre Proposed Dev.dwg DRG. NO. A-4	REV A

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REV. No.	DATE	
A	22-02-2024	Original Drawing

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ATTACHMENT 6

DIA Purpose

1. To provide for consolidation of urban land as a transitional link to proposed new northern residential area
2. To provide for a mix of residential development including medium density housing and potential aged accommodation around a high amenity lake and parkland revitalisation.
3. To consolidate the rural residential entry along Katanning-Dumbleyung Road and provide for re-subdivision of existing lots.
4. To provide for primary residential expansion
5. To provide for special residential (2,000 to 4,000m² lots) to consolidate the eastern margins of the townsite.
6. 7. To provide for residential areas to consolidate the eastern margins townsite.
8. To provide for industrial expansion based around the new sales yards and existing rural service industries.
9. To provide limited industrial expansion to facilitate complementary land use to WAMMCO.
10. To consolidate and redevelop existing rural residential areas.
11. To provide opportunities for a range of uses including (but not limited to) low density residential, low cost temporary workers, migrant, student and separate mine accommodation.
12. To provide a new form of rural living in the form of Rural Small Holdings to broaden the range of lifestyle opportunities provided within Katanning and a transitional land use between proposed urban expansion and conventional rural land use.

Structure Planning

DIAs are to be subject to structure planning prior to subdivision and development unless as provided for by the LPS.

Adoption

Prepared and adopted pursuant to Regulation 12A (1) of the Town Planning Regulations 1967 by resolution of the local government of the Shire of Katanning at the Meeting of the local government held on the _____ day of _____ _____.

_____
SHIRE PRESIDENT

_____
CHIEF EXECUTIVE OFFICER

Certified by the WAPC on ___/___/_____ pursuant to Regulation 12B (1) of the Town Planning Regulations 1967.

Final Approval

Adopted pursuant to Regulation 12B (3) of the Town Planning Regulations 1967 by resolution of the Shire of Katanning at the Meeting of the local government held on the _____ day of _____ _____.

_____
SHIRE PRESIDENT

_____
CHIEF EXECUTIVE OFFICER

Endorsed by the WAPC on ___/___/_____ under Regulation 12B (4) of the Town Planning Regulations 1967.

_____
DATE

400m 0 1000 2000m

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Legend

- Local Government Boundary
- Highway and Major Roads
- District Local Roads
- Katanning Dumbleyung Truck Route
- Heritage Trail
- Townsite Boundary
- Activity/Exercise Trail
- Speedway
- Multi Use Corridor
- Green Link Enhancements
- Entry Node
- Road / Intersection Upgardes
- 1. Priority for DIA Development (in decreasing order of priority 1 to 3)
- DIA areas
- * Existing Industrial Areas to be reviewed as part of scheme review
- Long Term Freight Route
- Water Corporation Waste Water Treatment Plant Odour Buffer

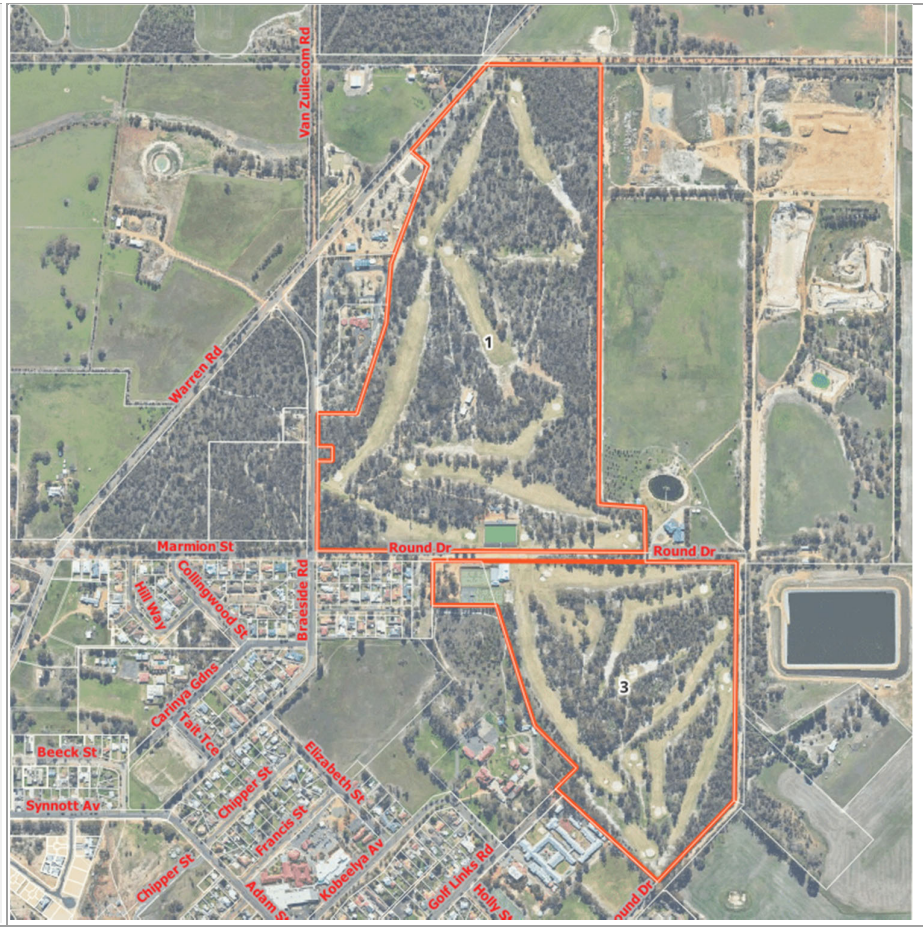
Land Use Designations

- Residential
- Residential Infill
- Low Density Residential
- Rural Residential
- Rural Small Holding
- Abattoir and Rural Industries
- General Agriculture
- Industrial
- Composite Industry
- Town Centre
- Civic and Community Uses
- Parks and Recreation
- Private Club
- Community Centre
- Conservation, Residential, Short stay and Workers Accommodation
- Church and Private Education

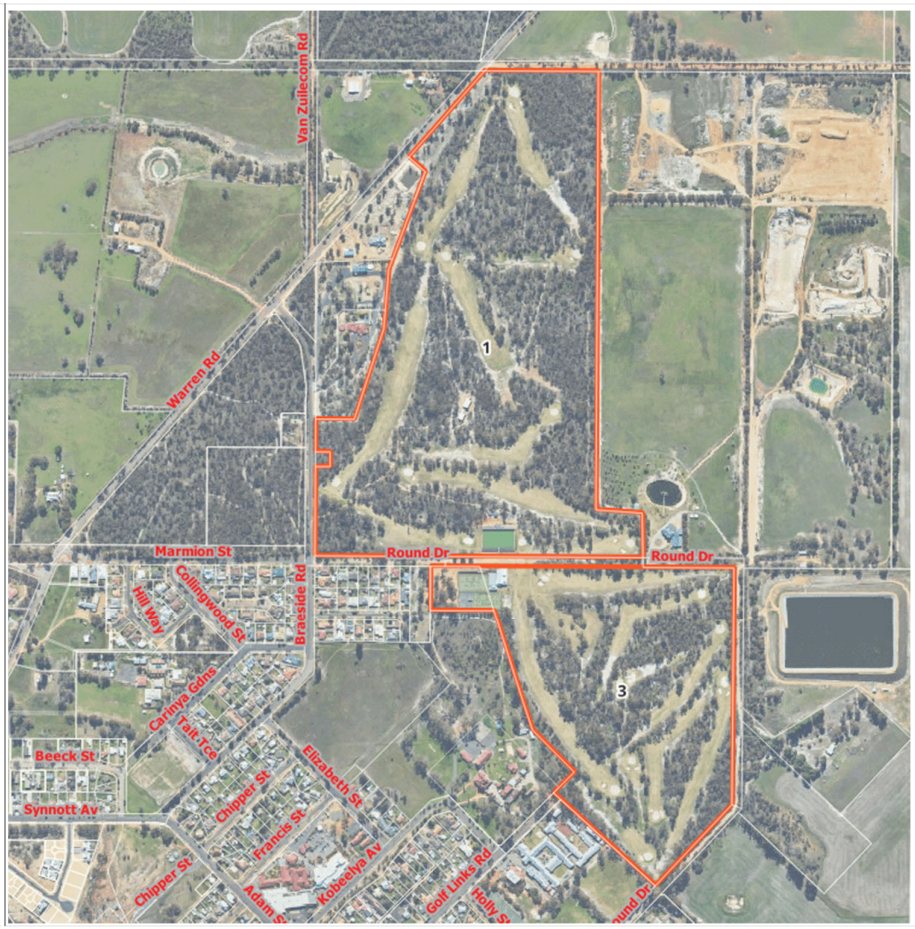
SHIRE OF KATANNING
LOCAL PLANNING STRATEGY
STRATEGY PLAN 2

12078P-MP-03A

New Scheme – Proposed Map Changes

No.	ZONE	SPECIAL_LA	Amend	Map
1.	Special use	SU5	Tourism	

2.	Special use	SU2	Tourism	

3.	Special use	SU5	Tourism	

4.	Urban Development		Rural residential	

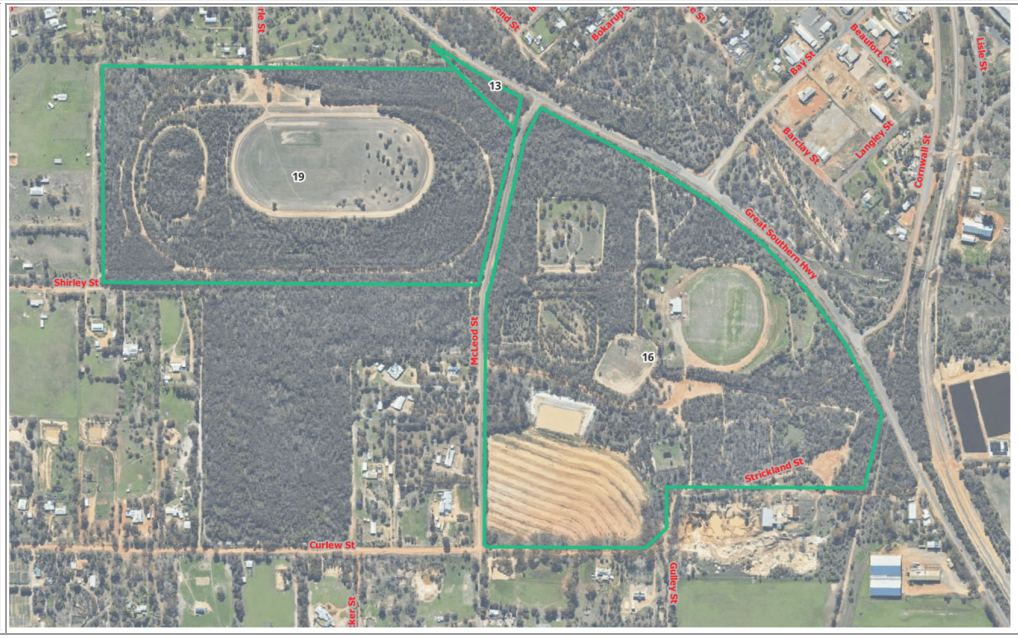
5.	Special use	SU8	Rural	
6.	Public Open Space		Rural	

7.			Rural	

8.	Public Open Space		Rural		

9.	Special use	SU3	Residential	
10.	Urban Development		Residential	
11.				

12.				

13.	Public open space		Recreation	

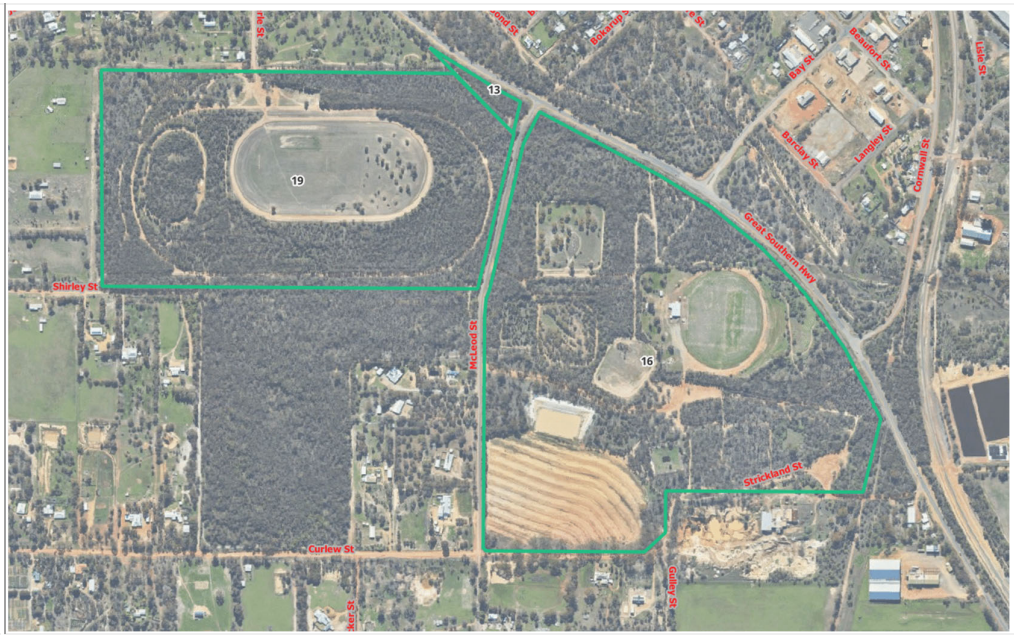
14.	Public open space		Recreation	

15.	Special use	SU6	Recreation Clay Target	

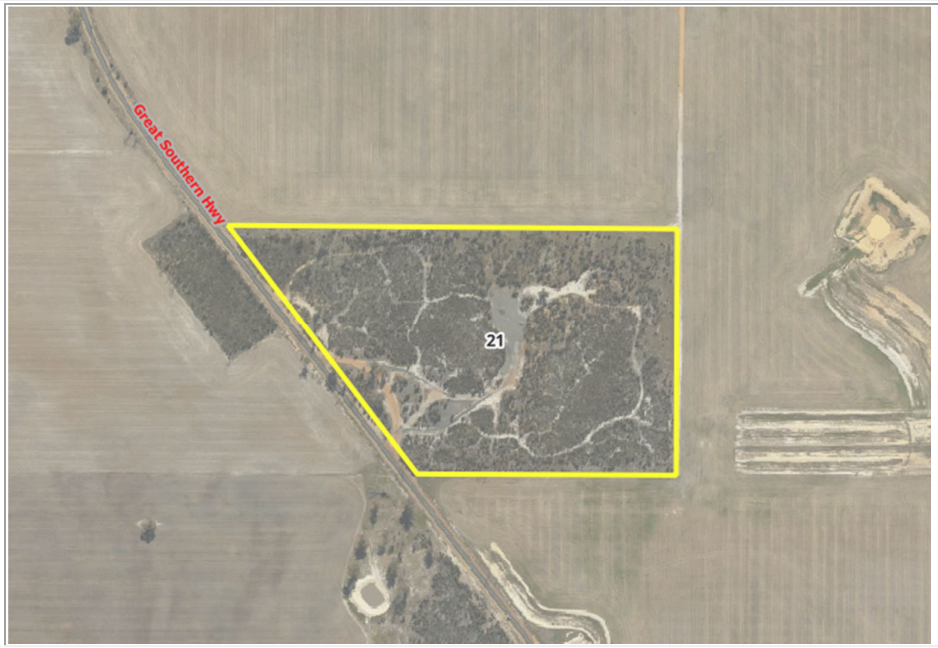
16.	Public open space		Recreation	

17.	Public open space		Recreation		

18.	Public Open Space		Recreation	

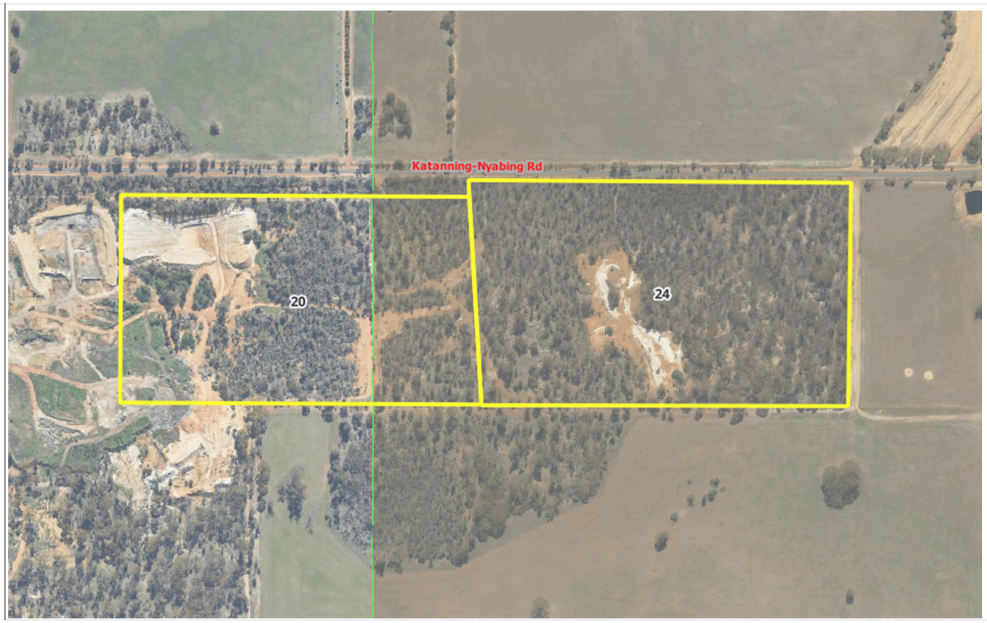
19.	Urban Development		Recreation	

20.	Public open space		Public purposes	

21.	Public open space		Public purposes	

22.	Rural		Public purposes	

23.	Rural		Public purposes	

24.	Public purposes		Public purposes	

25.	Part Public purposes and part Public Open Space		Public purposes	

26.	Commercial		Public purposes	

27.	Rural		Public open space	

28.	Residential		Public open space	
29.	Enterprise		Public open space	

30.	Urban Development		Public open space	
31.	Urban Development		Public open space	

32.	Special use	SU1	Private Community Purpose	

33.	Special use	SU4	Private Community Purpose	

34.	Special use	SU7	Private Community Purpose	

35.	Residential		Local road	

36.	Residential		Local road	

37.	Residential		Local road	
38.	Urban Development		Local road	

39.	Residential		Local road	

40.	Public purposes		Local road	

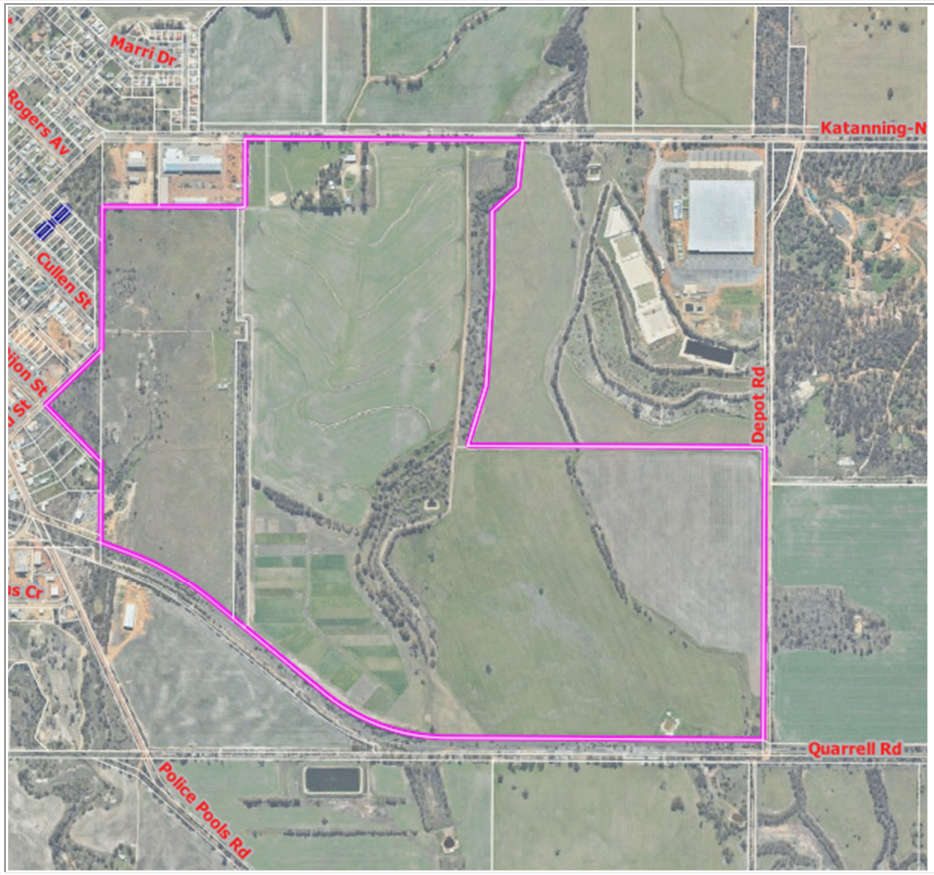
41.	Public purposes		Heritage	

42.	Rural		Heritage	
43.	Local road		Heritage	
44.	Enterprise		General industry	

45.	Enterprise		General industry	
46.	Enterprise		General industry	

47.	Enterprise		General industry	

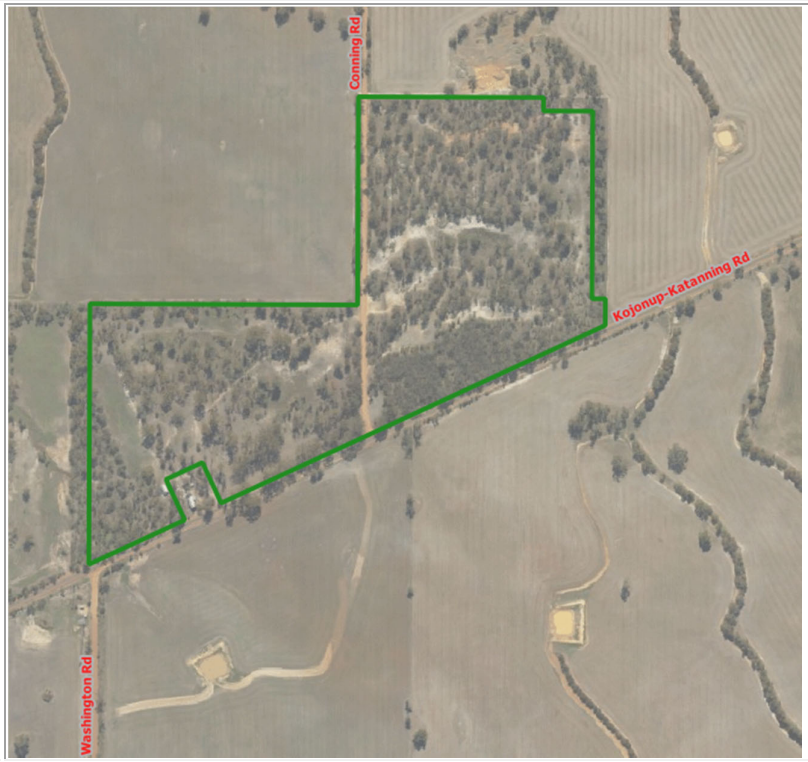
48.	Industrial development		General industry	

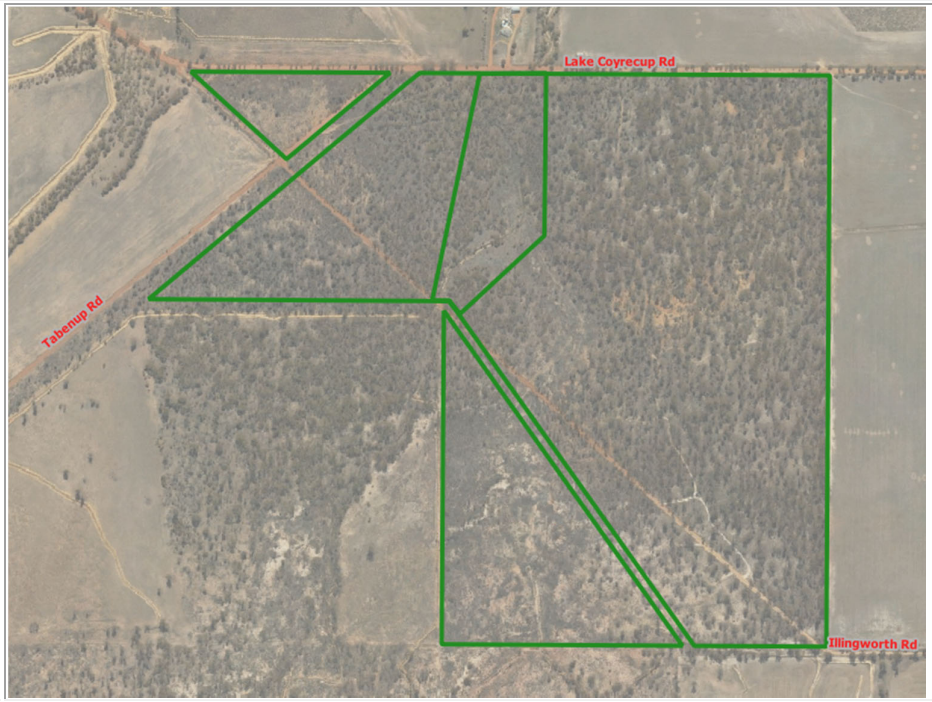
49.	Industrial development		General industry	

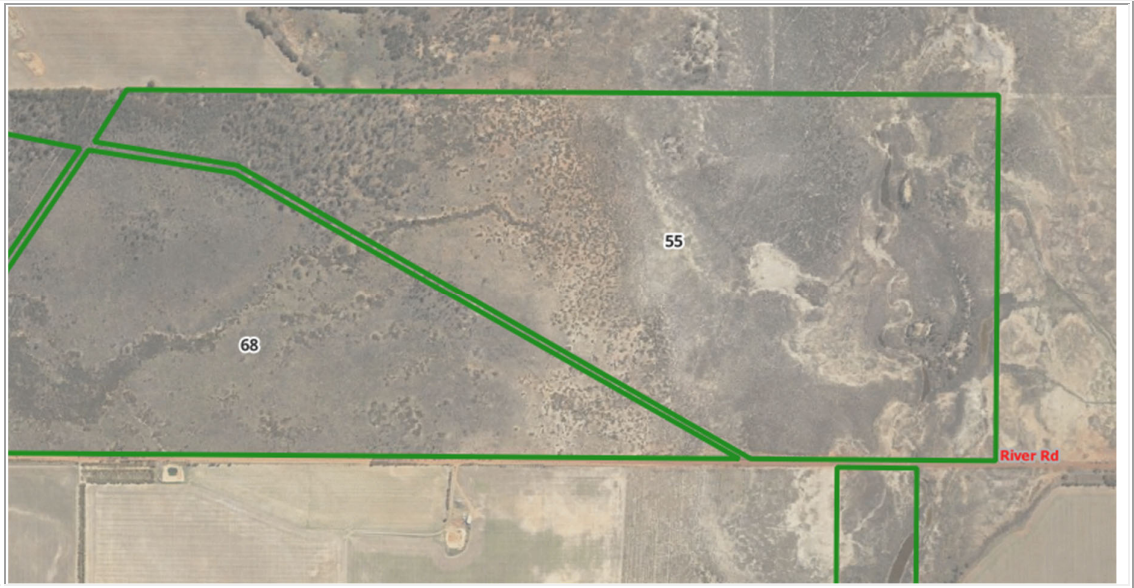
50.	Public purposes		General industry	

51.	Public open space		ENVIRONMENTAL CONSERVATION	

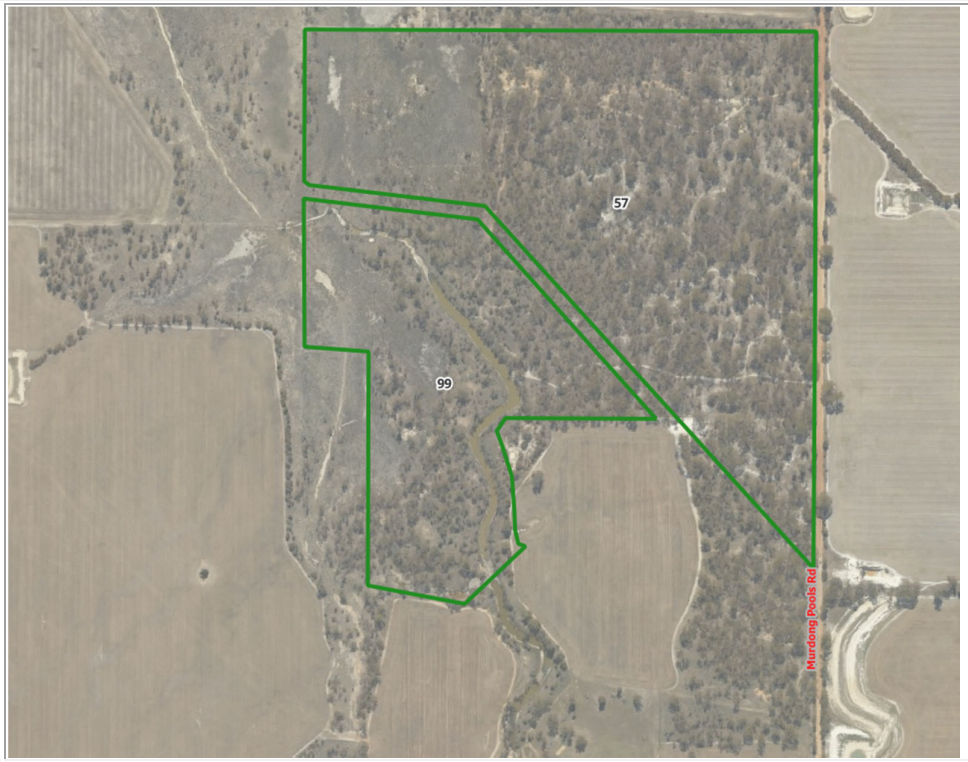
52.	Public open space		Environmental conservation	

53.	Public open space		Environmental conservation	

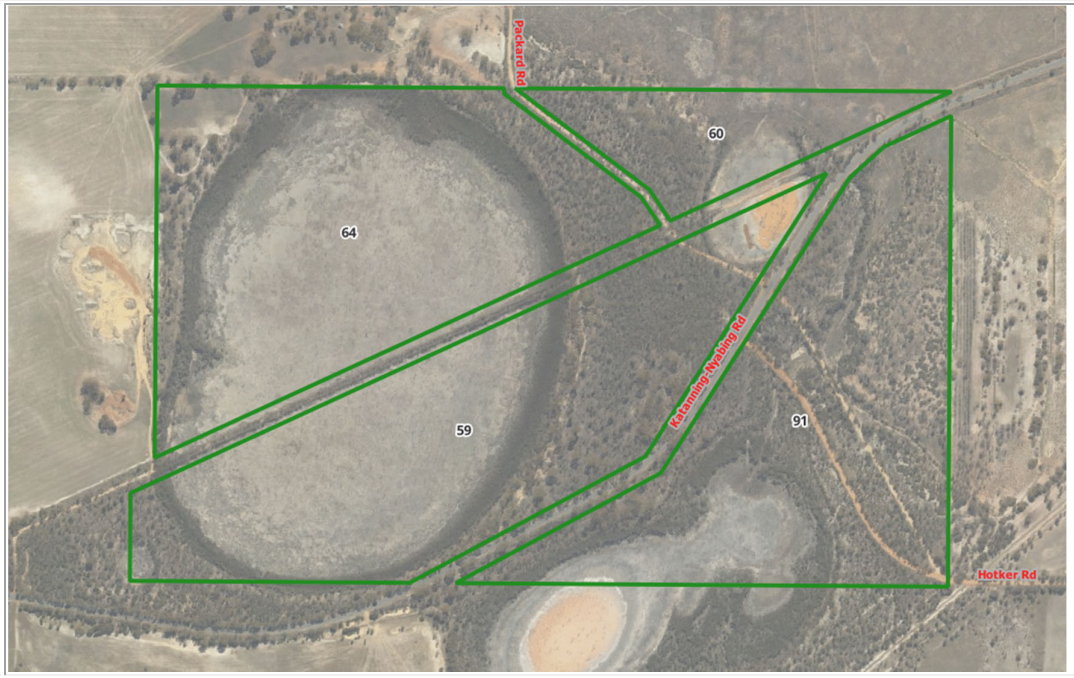
54.	Public open space		Environmental conservation	

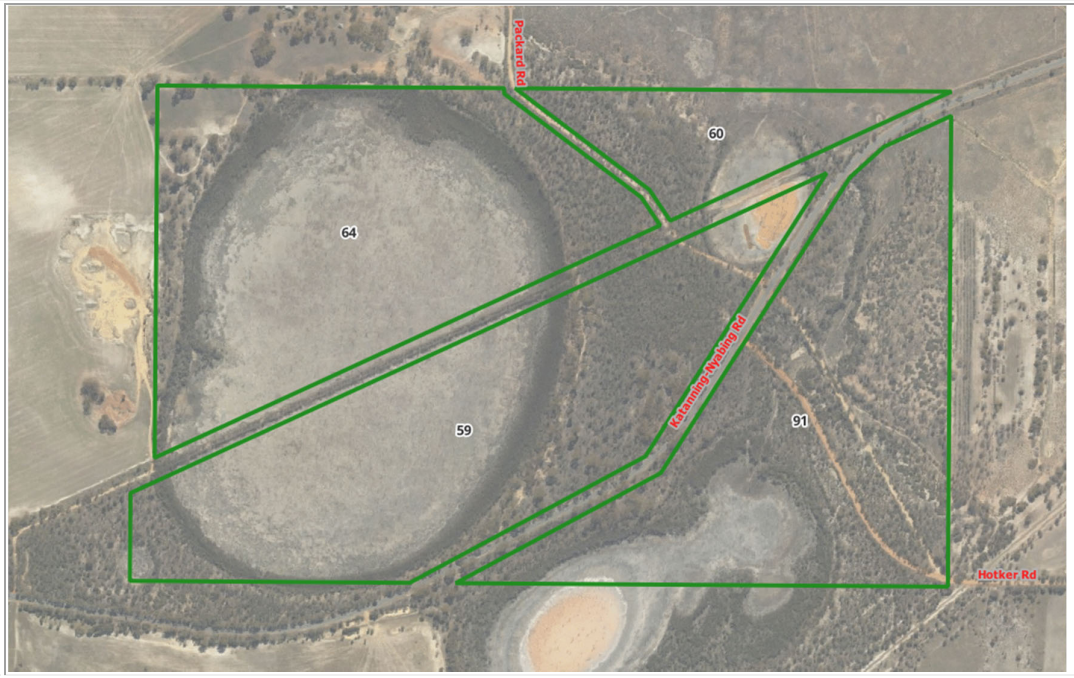
55.	Public open space		Environmental conservation	

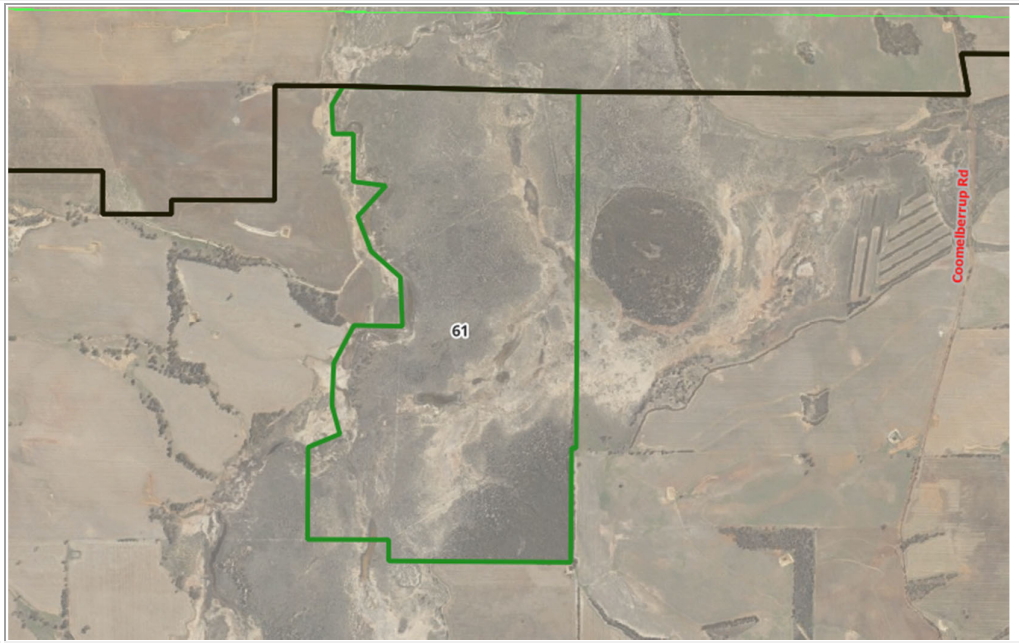
56.	Public open space		Environmental conservation	

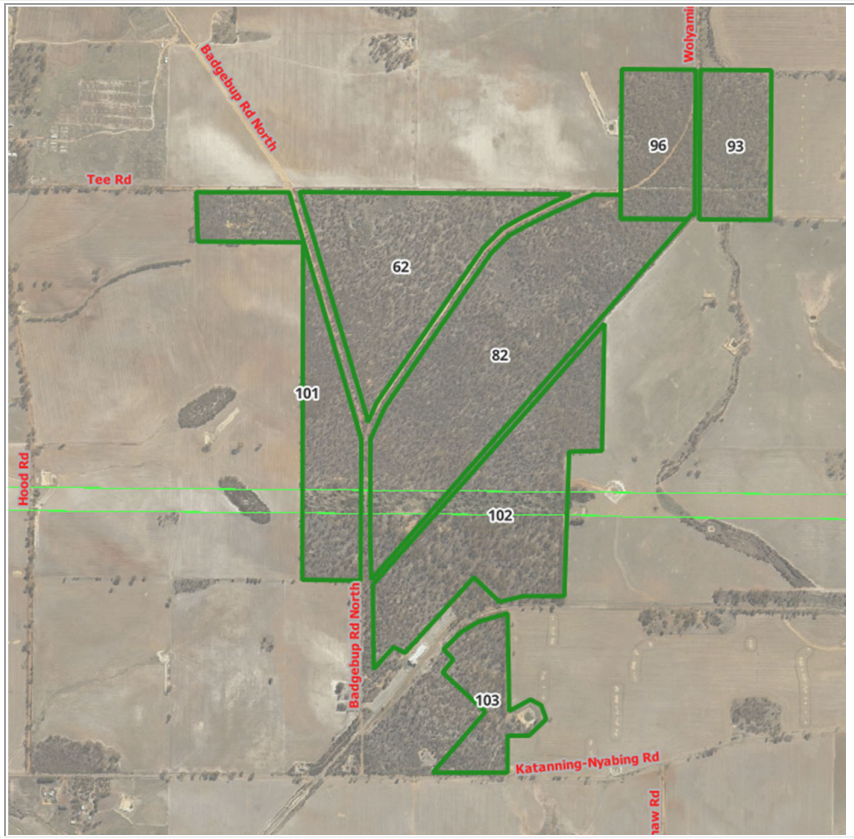
57.	Public open space		Environmental conservation	

58.	Public open space		Environmental conservation	

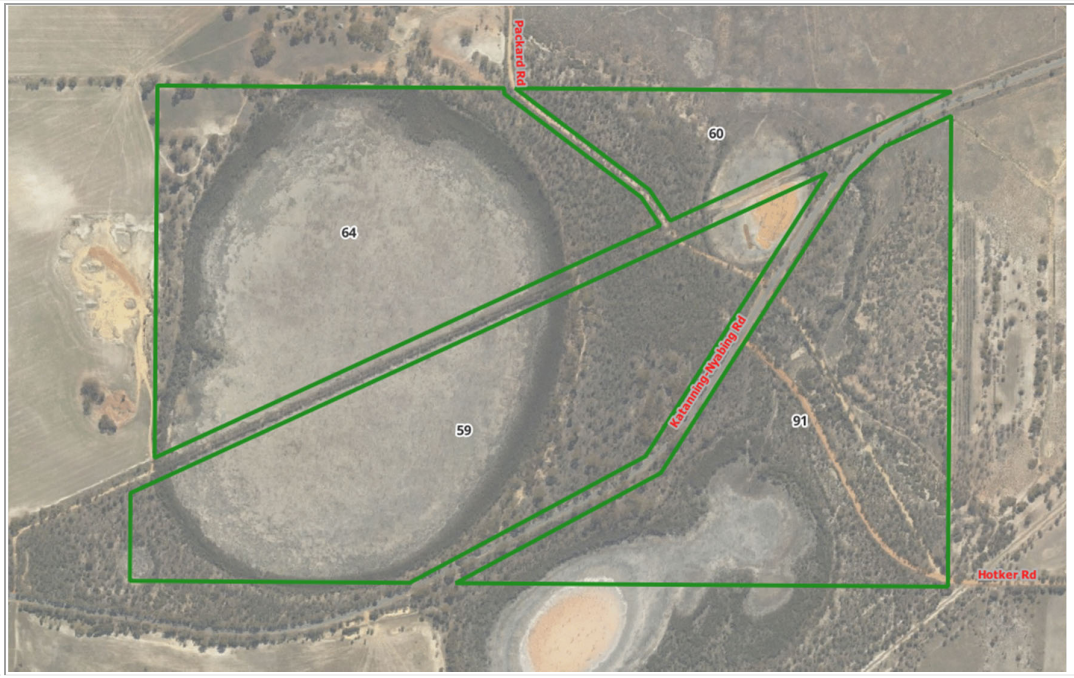
59.	Public open space		Environmental conservation	

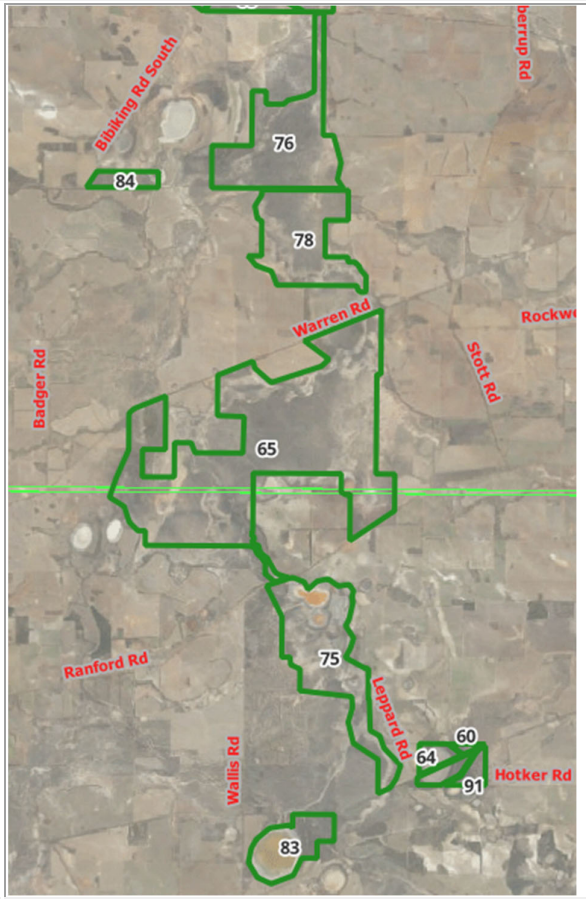
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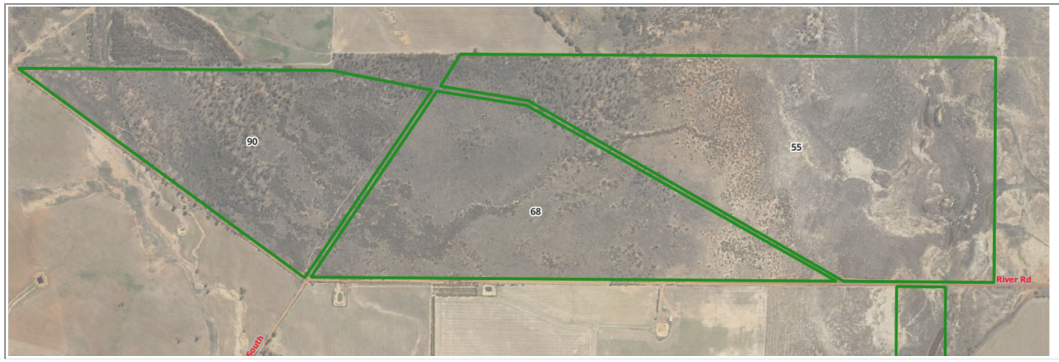
62.	Rural		Environmental conservation	

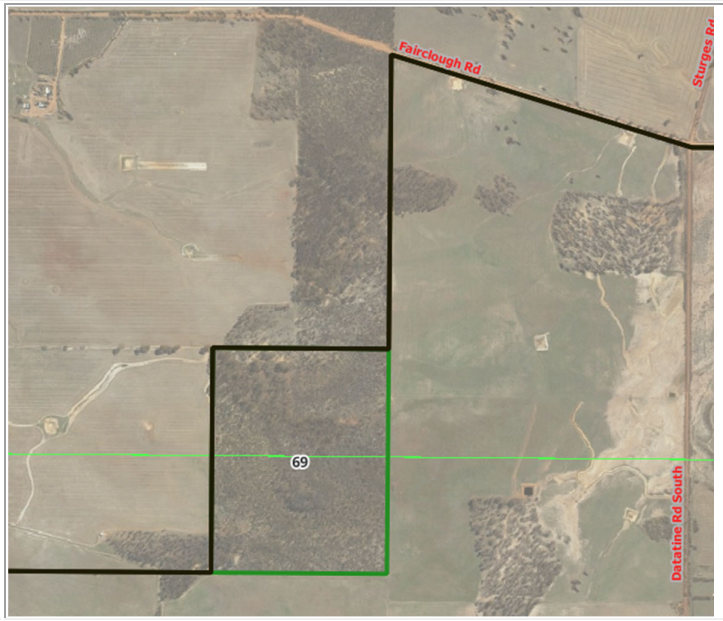
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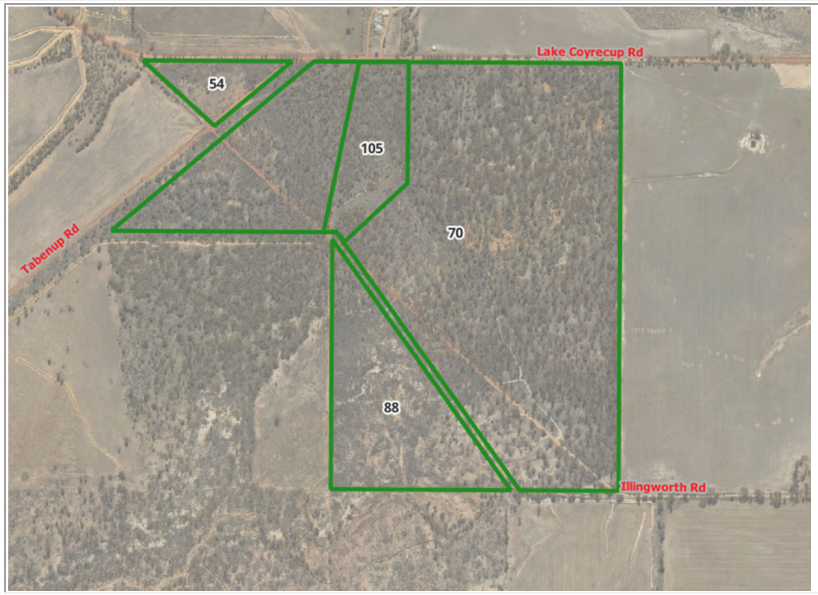
64.	Public open space		Environmental conservation	

65.	Public open space		Environmental conservation	

66.	Public open space		Environmental conservation	

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69.	Public open space		Environmental conservation	

70.	Public open space		Environmental conservation	

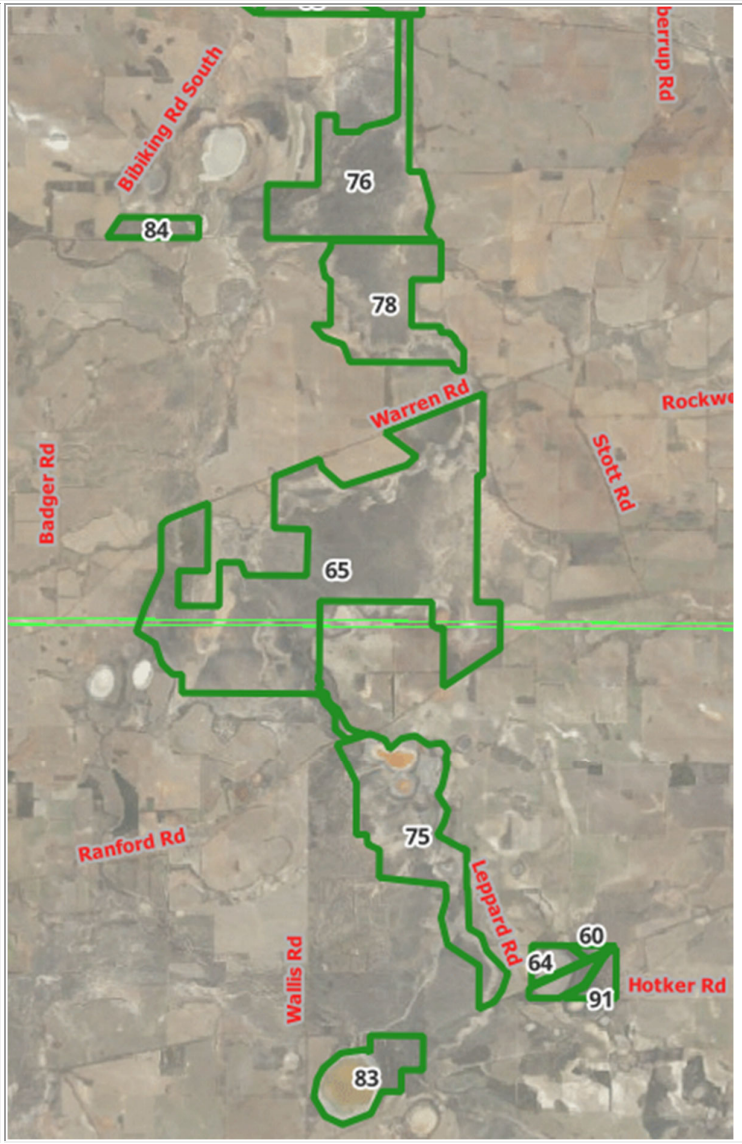
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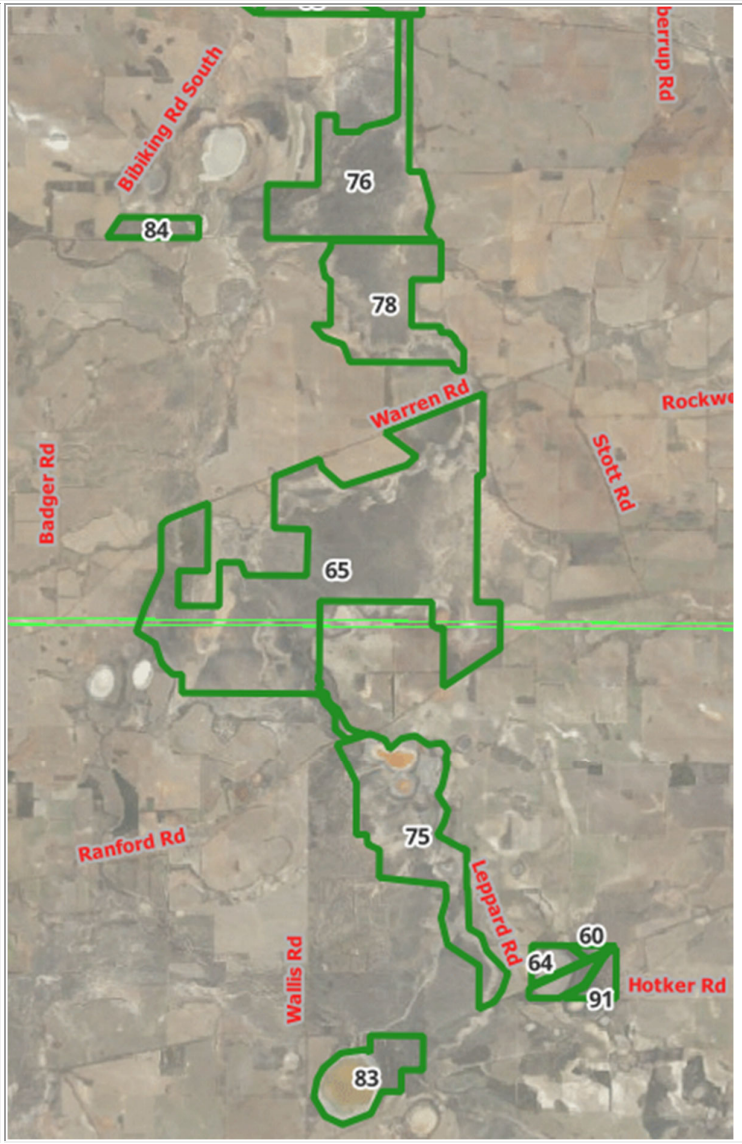
No.	ZONE	SPECIAL_LA	Amend	Map
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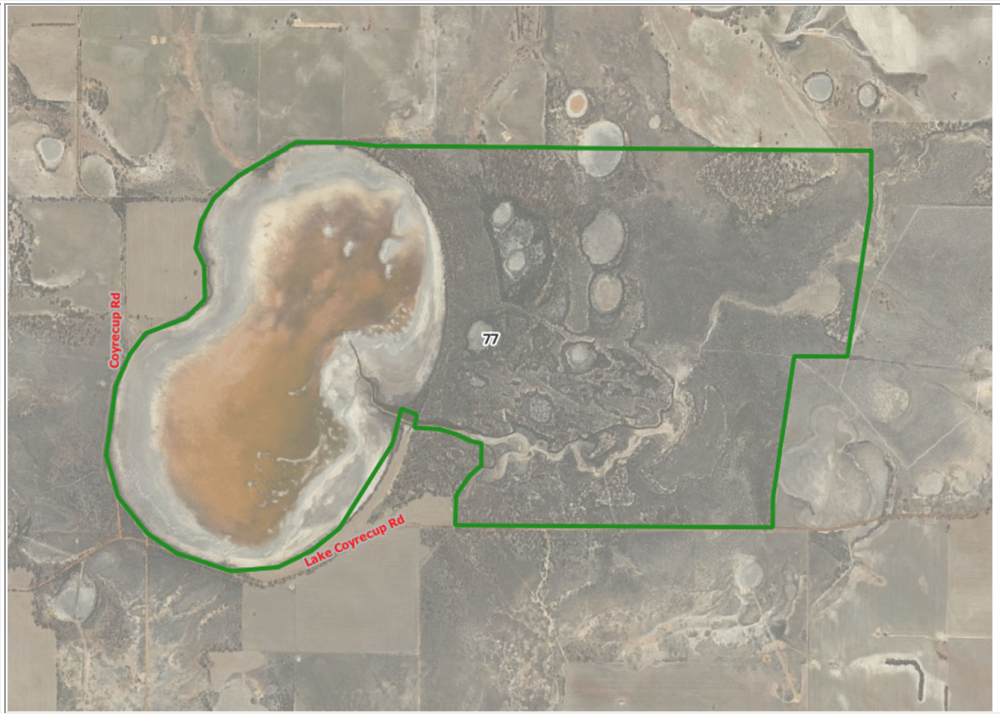
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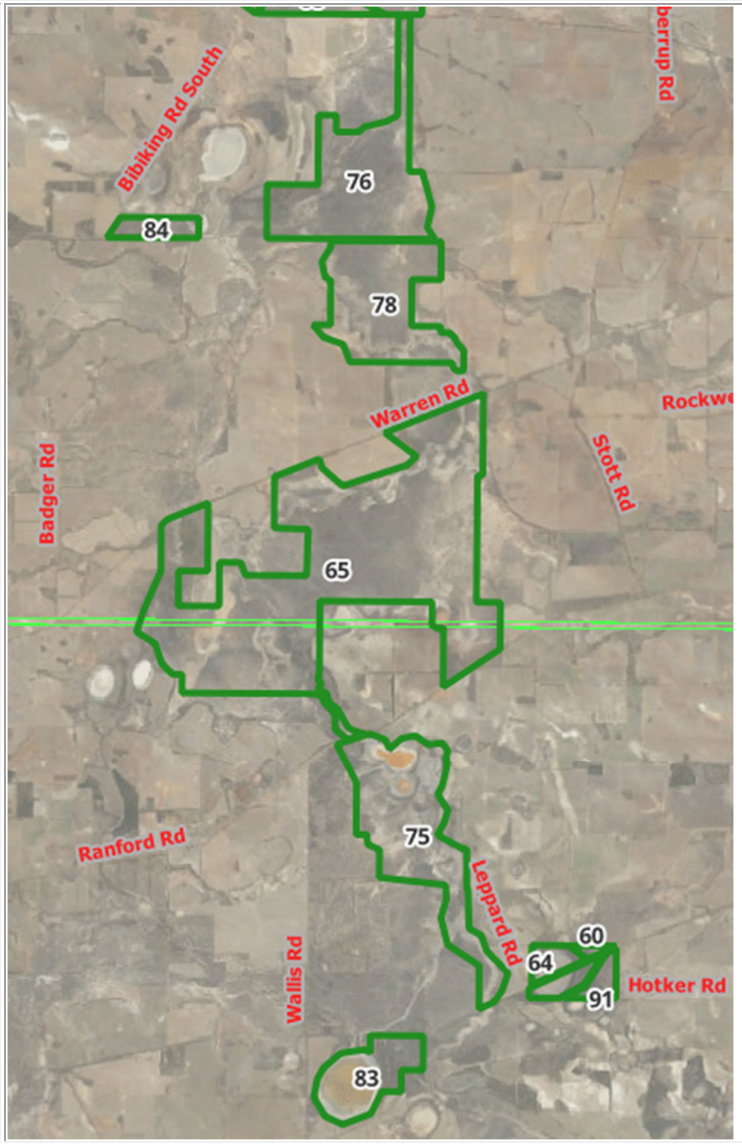
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74.	Public open space		Environmental conservation	

75.	Public open space		Environmental conservation	

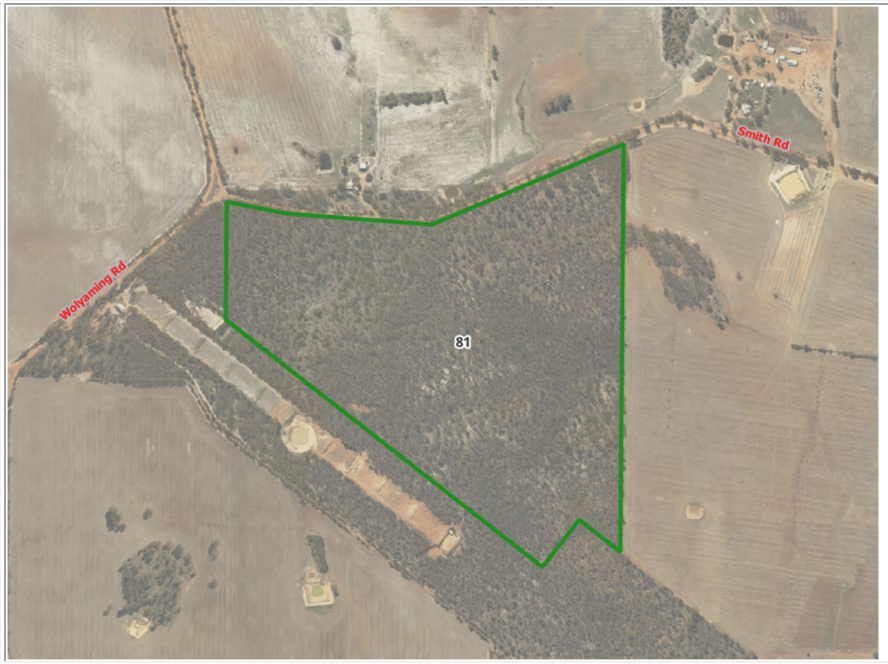
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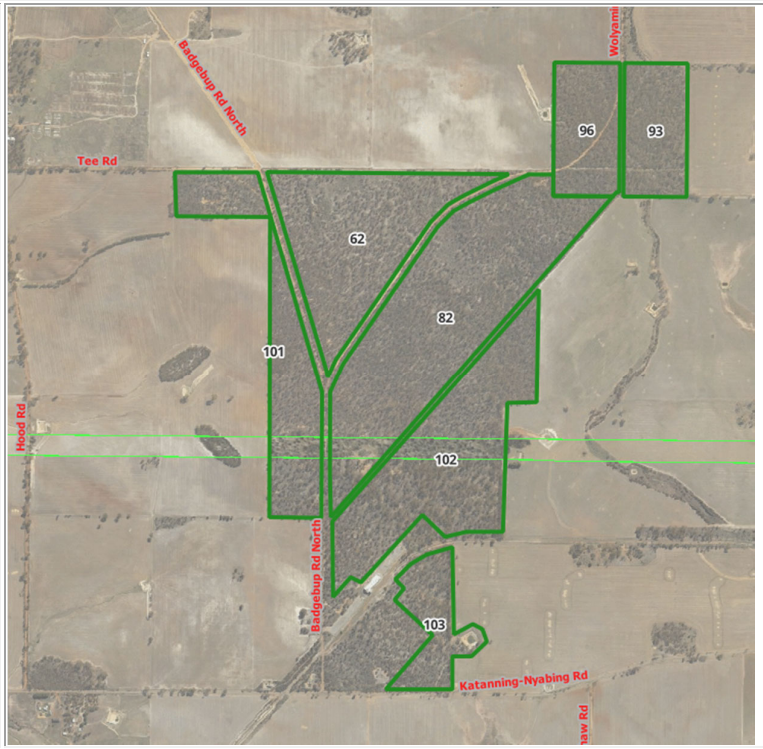
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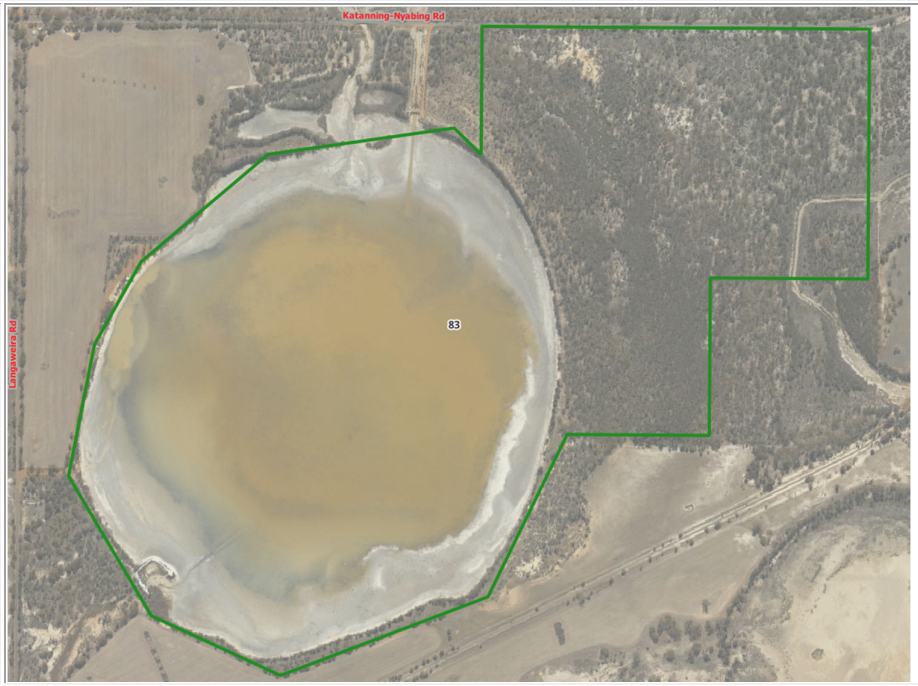
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80.	Public open space		Environmental conservation	

81.	Public open space		Environmental conservation	

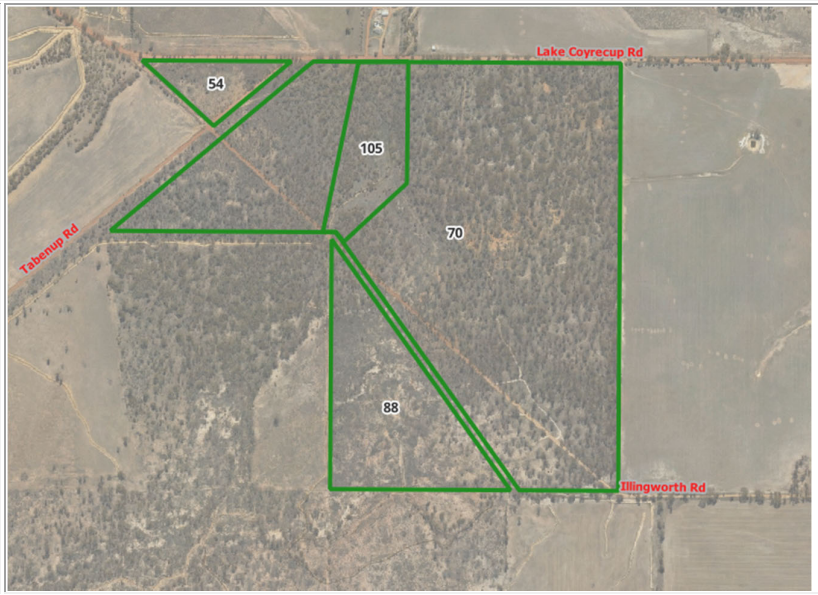
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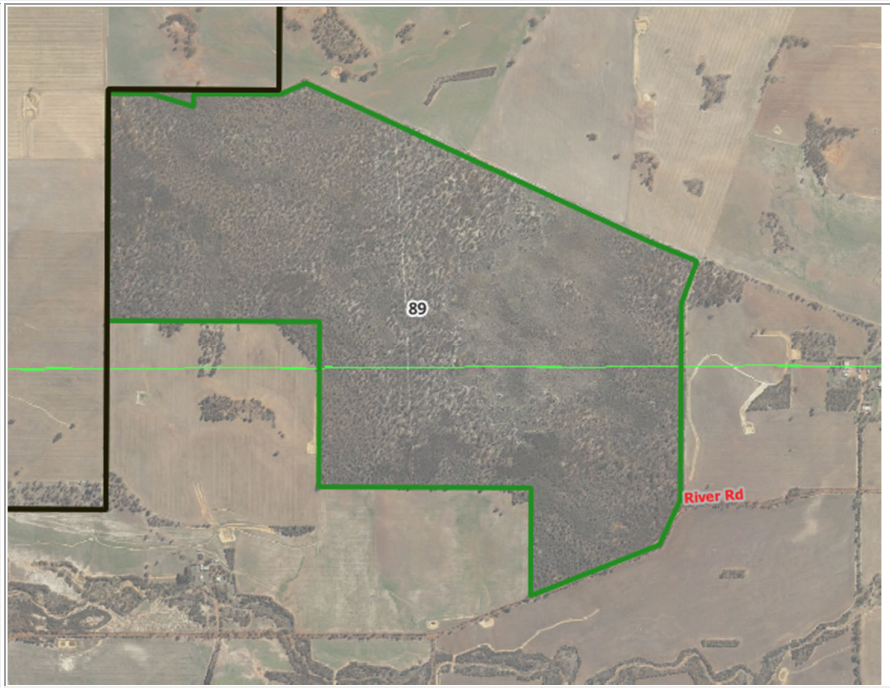
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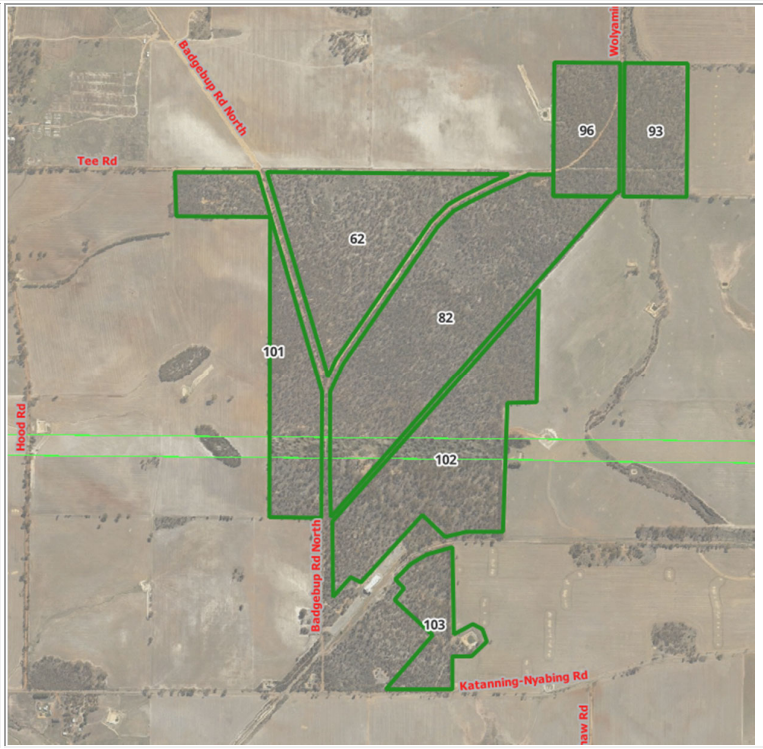
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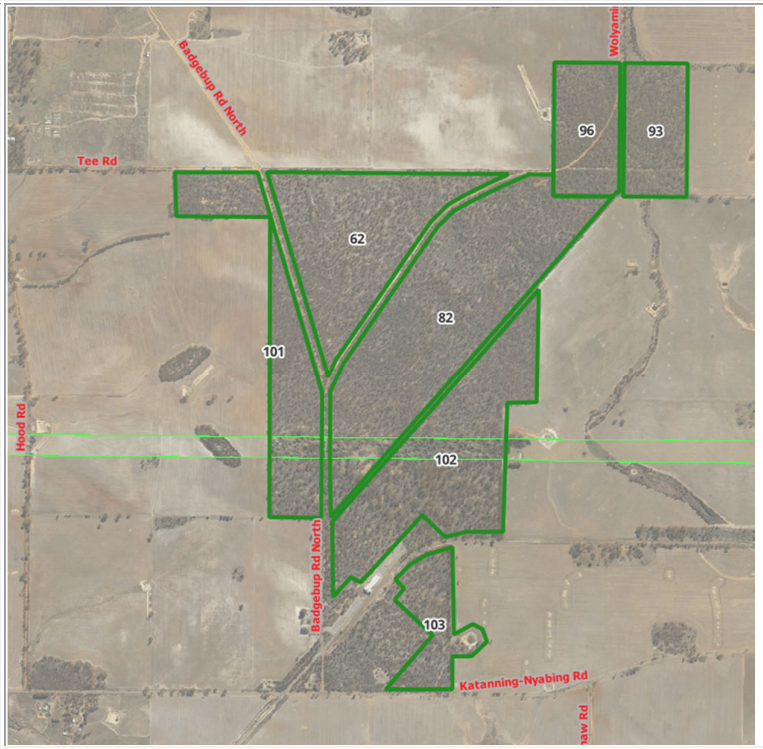
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92.	Public open space		Environmental conservation	

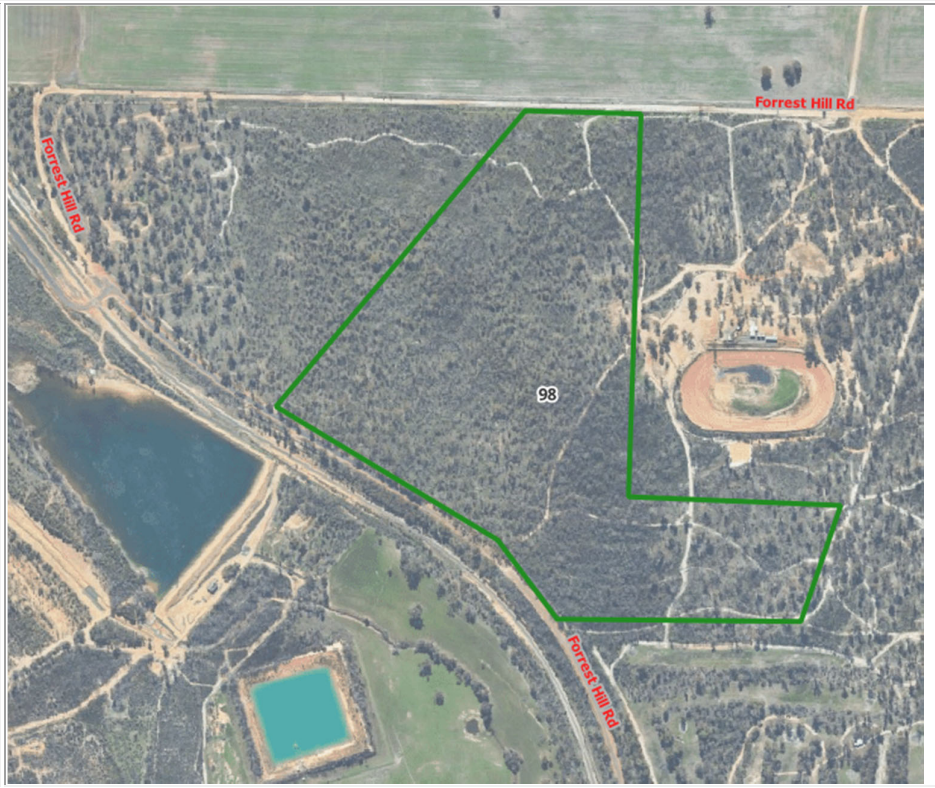
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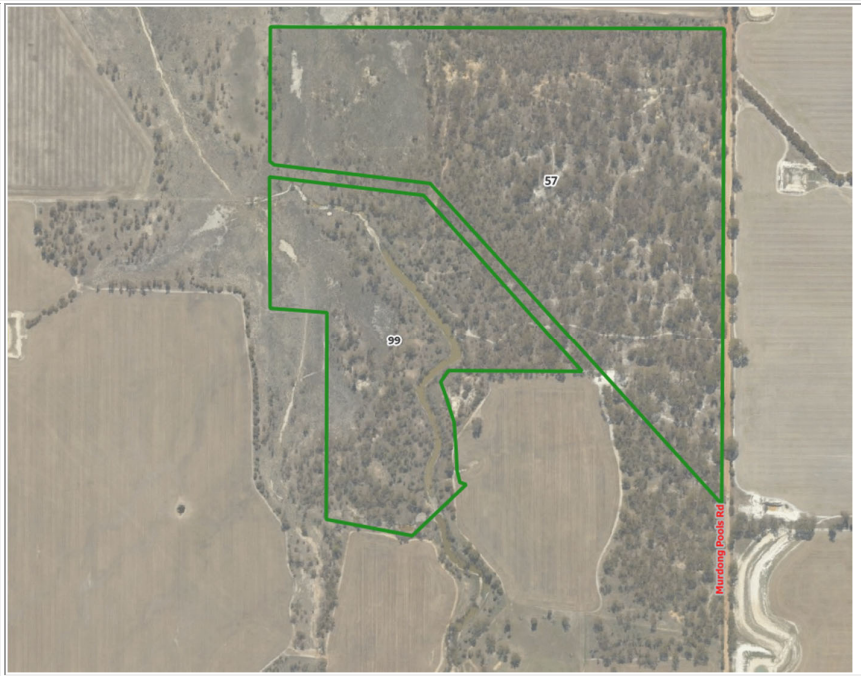
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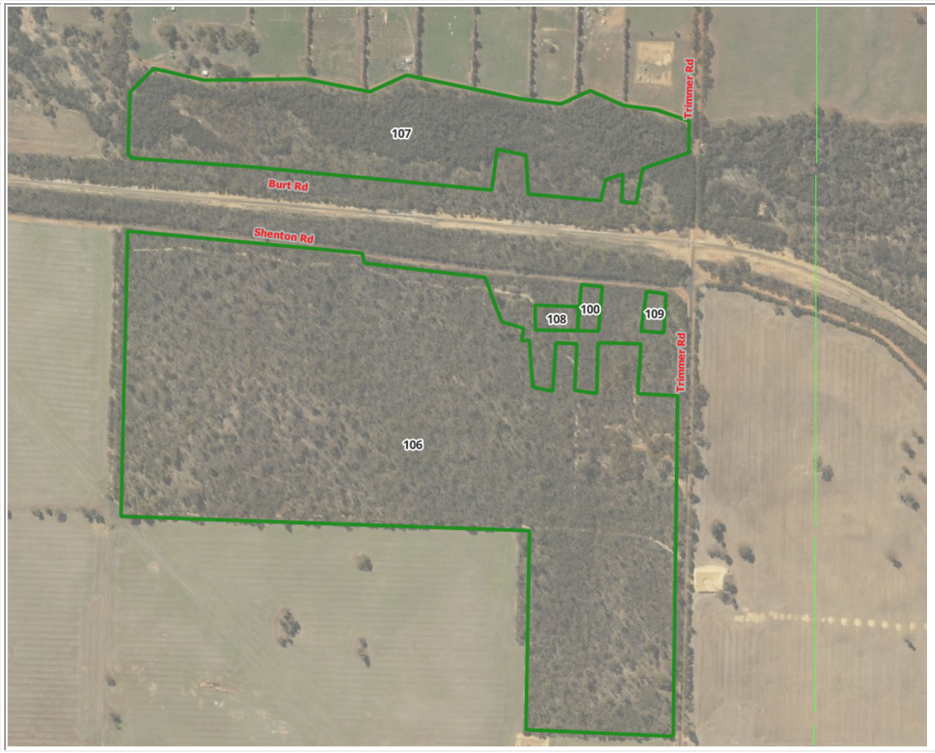
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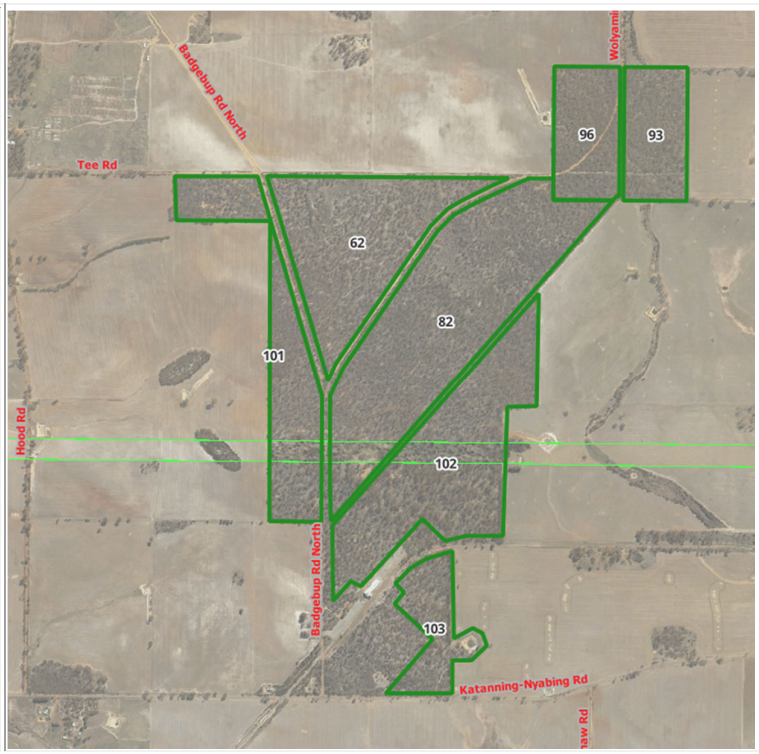
96.	Public open space		Environmental conservation	

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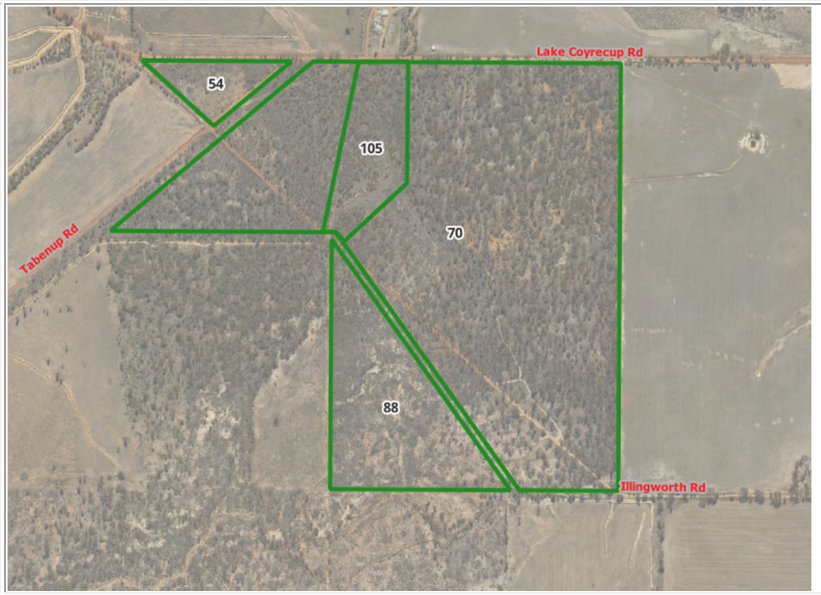
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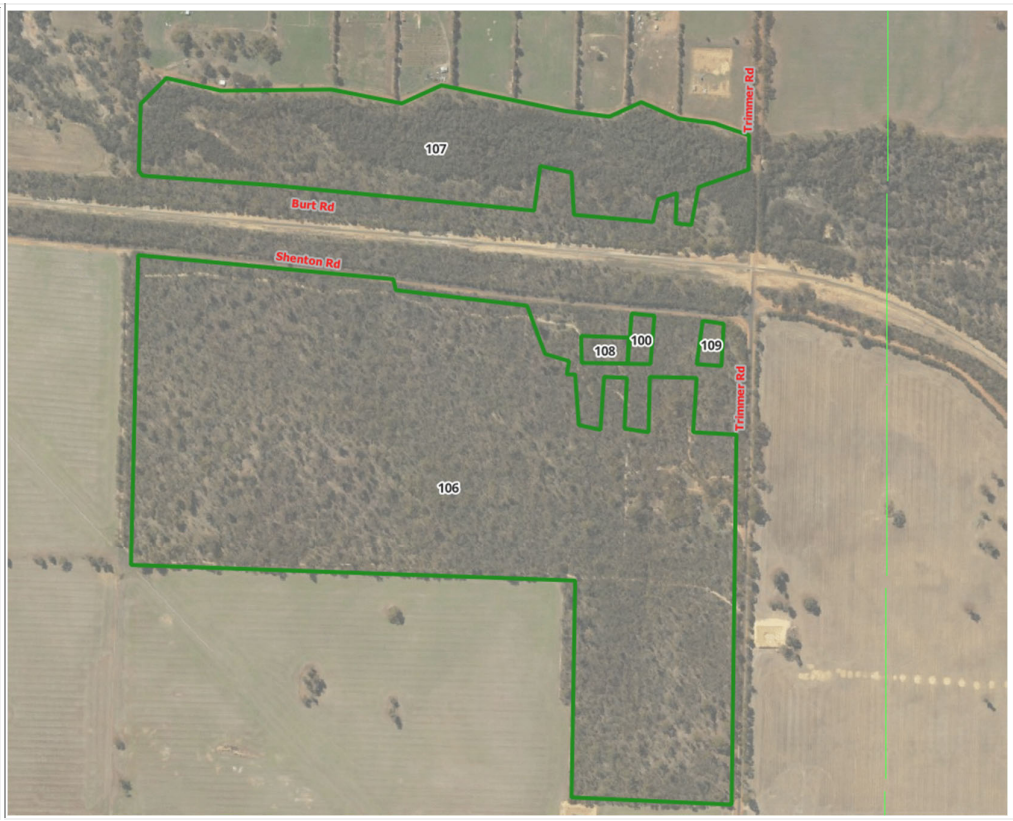
99.	Public Open Space		Environmental conservation	

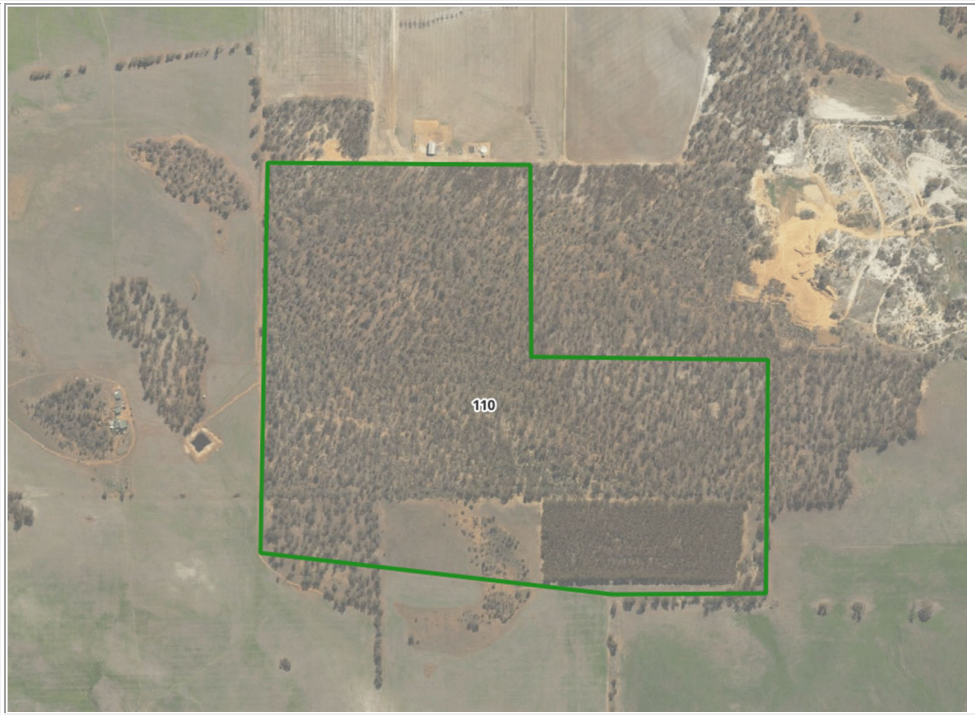
100.	Rural		Environmental conservation	
101.	Rural		Environmental conservation	
102.	Rural		Environmental conservation	

103.	Rural		Environmental conservation	

104.	Local Rd		Environmental conservation	

105.	Public Open Space		Environmental conservation	
106.	Rural		Environmental conservation	
107.	Rural		Environmental conservation	
108.	Rural		Environmental conservation	

109.	Rural		Environmental conservation	

110.	Public open space and Rural		Environmental conservation	

111.	Residential		Enterprise	
112.	Public purposes		Enterprise	

113.	Public purposes		Enterprise	

114.	Public purposes		Drainage waterway	

115.	Public purposes		Drainage waterway	

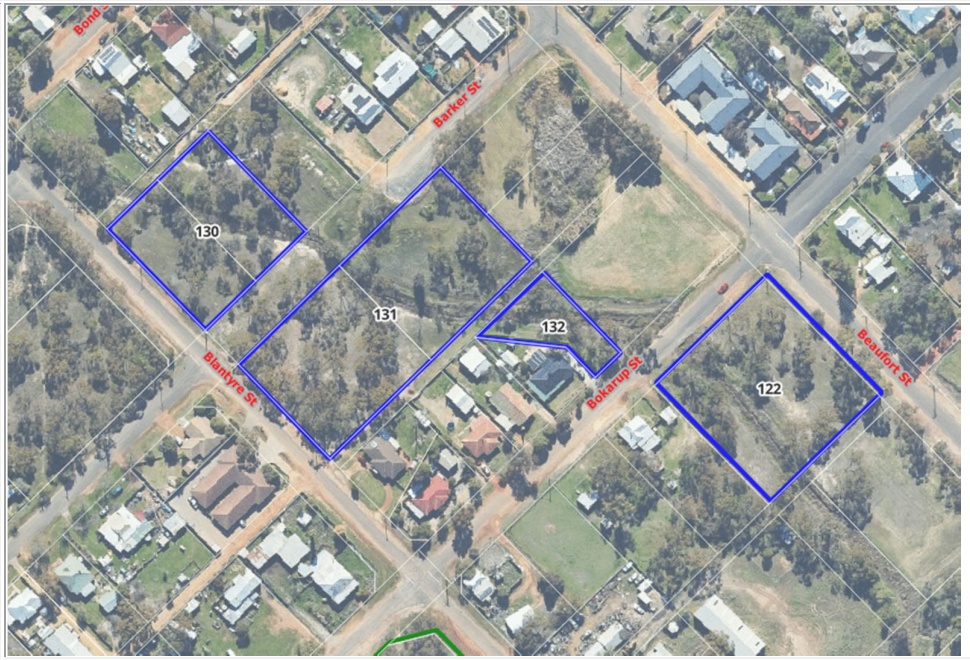
116.	Public open space		Drainage waterway	

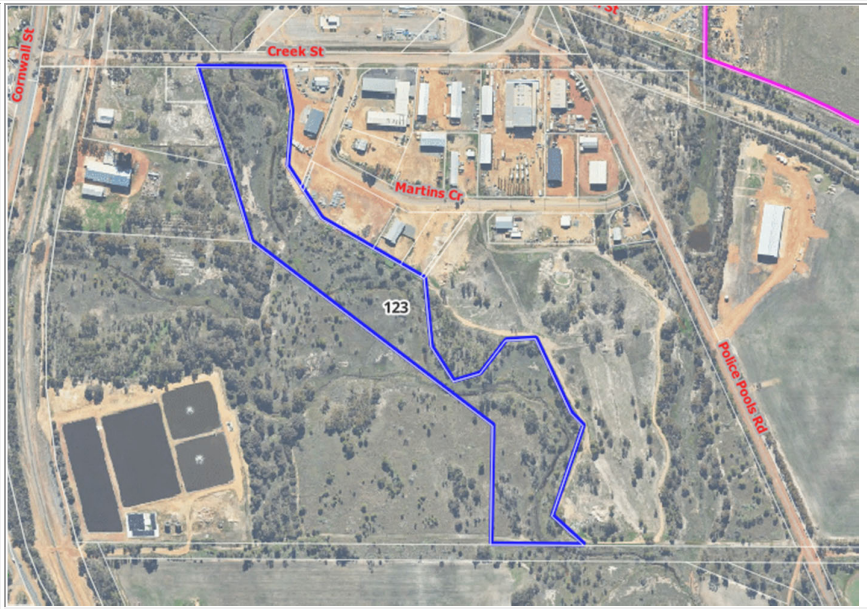
117.	Public purposes		Drainage waterway	
118.	Public purposes		Drainage waterway	

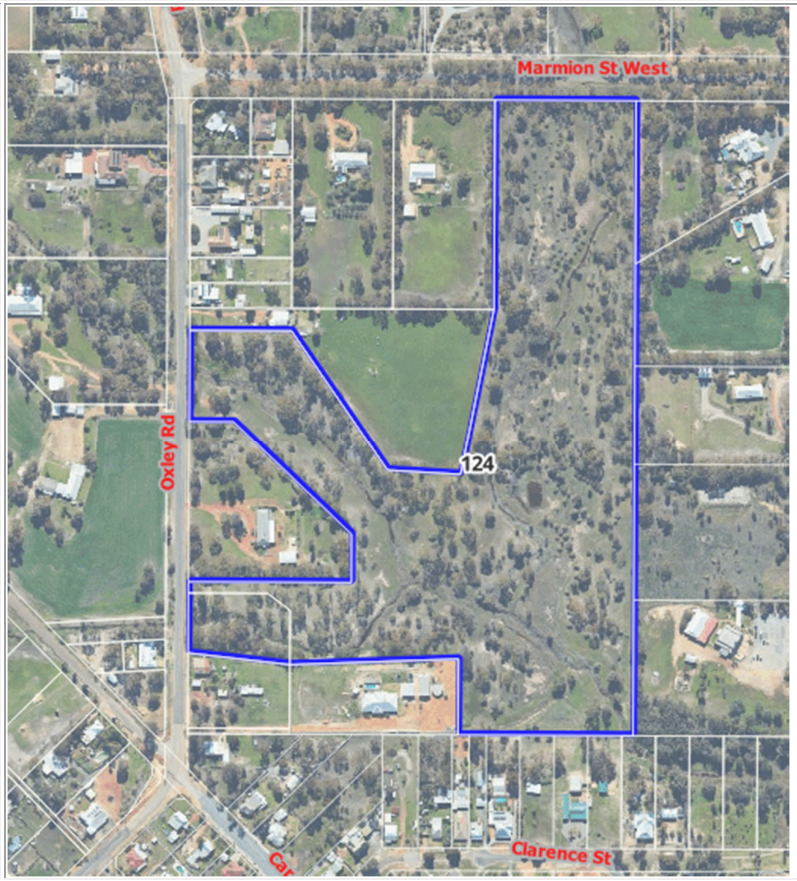
119.	Public purposes		Drainage waterway	

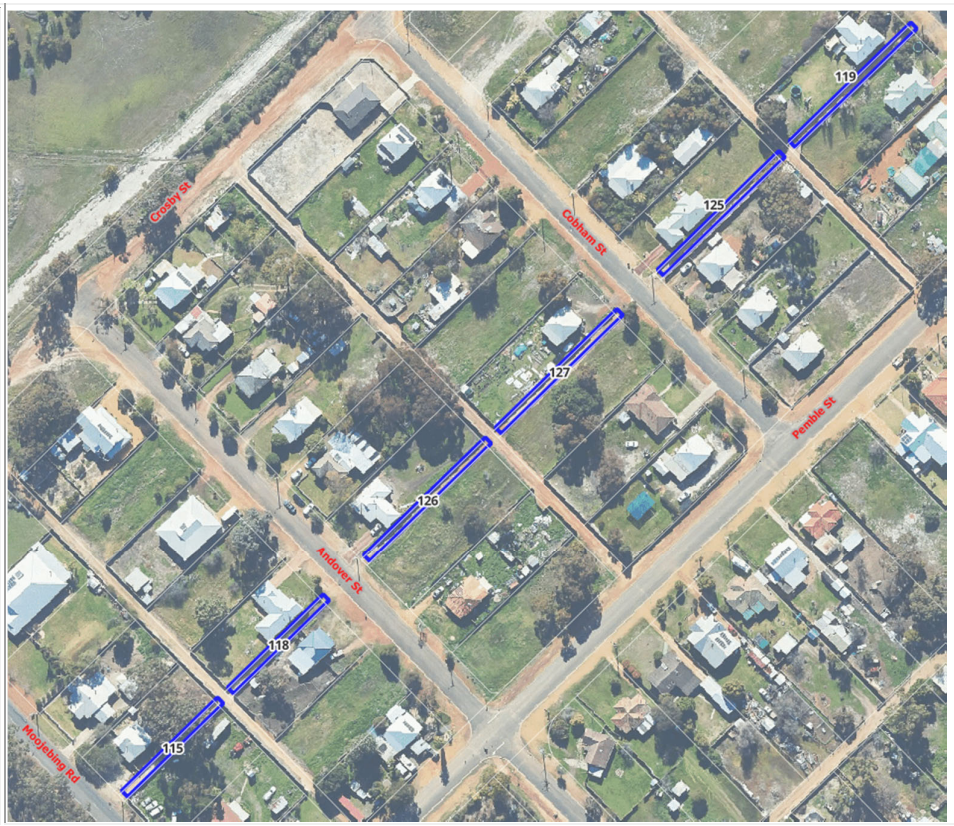
120.	Local road		Drainage waterway	

121.	Public purposes		Drainage waterway	

122.	Public purposes		Drainage waterway	

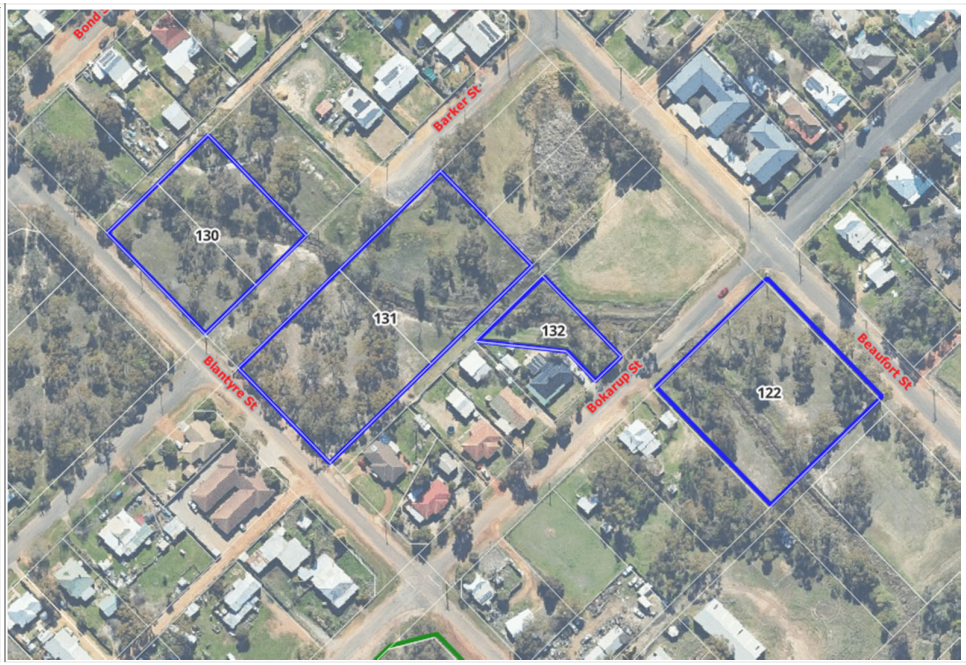
123.	Public open space		Drainage waterway	

124.	Public open space		Drainage waterway	
125.	Public purposes		Drainage waterway	
126.	Public purposes		Drainage waterway	

127.	Public purposes		Drainage waterway	

128.	Public purposes		Drainage waterway	

129.	Residential		Drainage waterway	
130.	Residential		Drainage waterway	
131.	Public purposes		Drainage waterway	

132.	Public purposes		Drainage waterway	

133.	Residential		Drainage waterway	

134.	Enterprise		Drainage waterway	
135.	Residential		Drainage waterway	

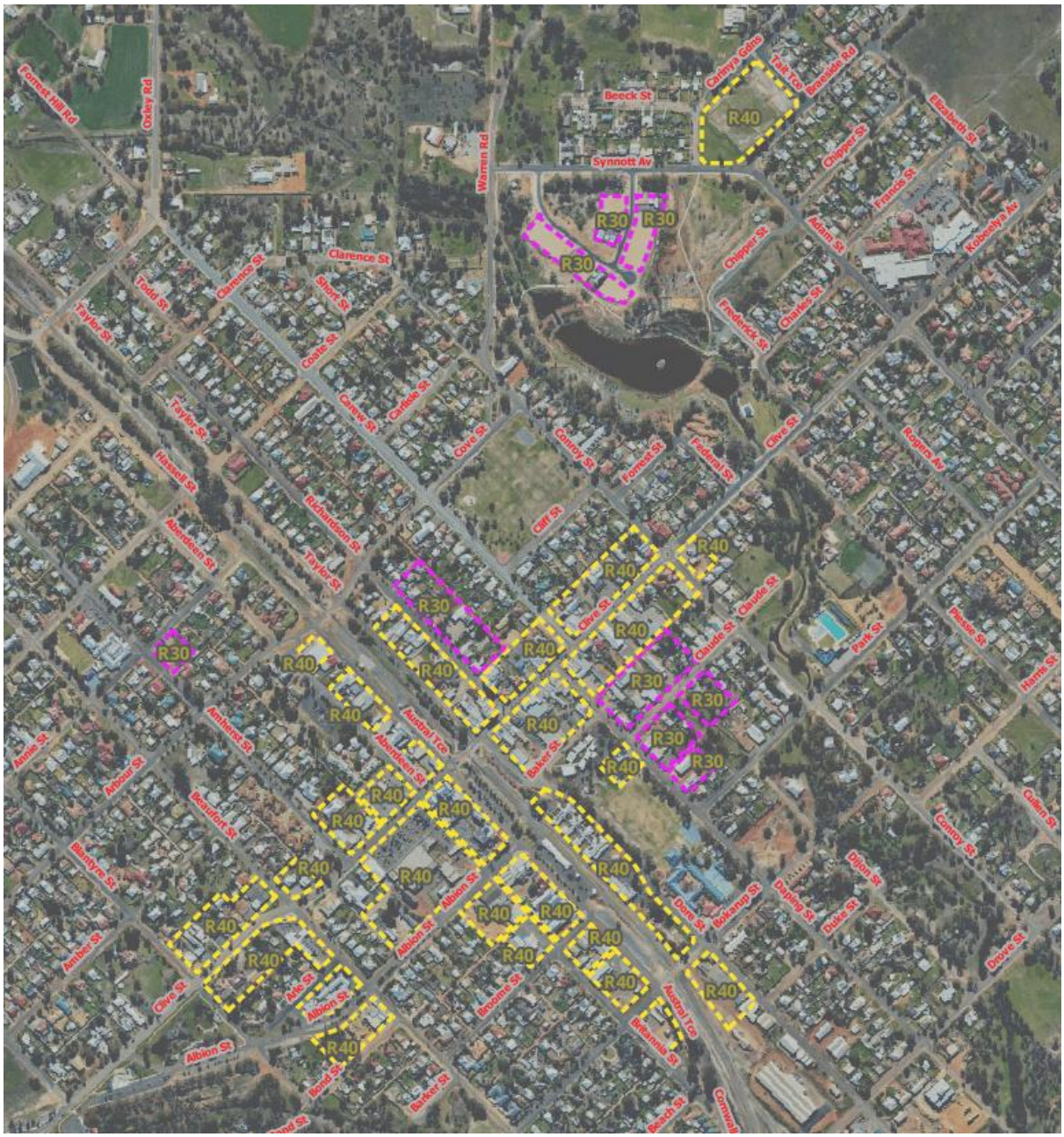
136.	Residential		Drainage waterway	

137.	Residential		Drainage waterway	

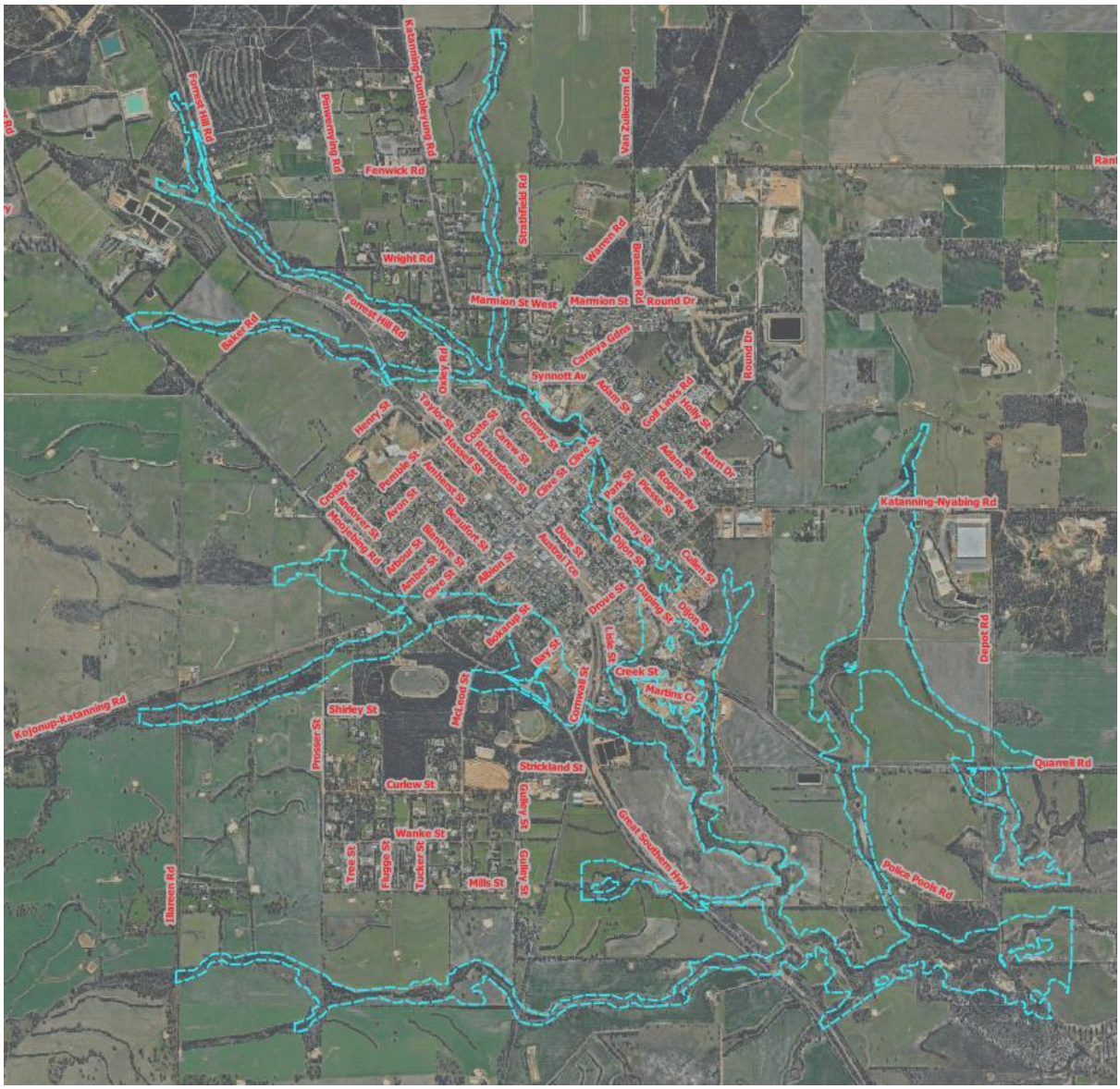
138.	Local Rd		Drainage waterway	

139.	Commercial		Drainage waterway	

Proposed density classifications for ‘Commercial’ and ‘Residential’ zoned areas



Proposed new Special Control Area – Flood Prone Areas



SHIRE OF KATANNING

Local Planning Scheme No. 6

DRAFT FOR PUBLIC COMMENT

Gazetted on XX XXX XXXX

SHIRE OF KATANNING LPS 6 – TEXT AMENDMENTS

AMD NO	GAZETTAL DATE	UPDATED		DETAILS
		WHEN	BY	

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PART 1 - PRELIMINARY

1. CITATION

This Local Planning Scheme is the Shire of Katanning Scheme No 6.

2. COMMENCEMENT

Under section 87(4) of the Act, this Local Planning Scheme comes into operation on the day on which it is published in the *Gazette*.

3. SCHEME REVOKED

The following Local Planning Scheme is revoked –

The Shire of Katanning Local Planning Scheme No.5, Gazetted on 30 June 2023.

4. NOTES DO NOT FORM PART OF SCHEME

Notes, and instructions printed in italics, do not form part of this Scheme.

Note: The Interpretation Act 1984 section 32 makes provision in relation to whether headings form part of the written law.

5. RESPONSIBILITY FOR SCHEME

The Shire of Katanning is the local government responsible for the enforcement and implementation of this Scheme and the execution of any works required to be executed under this Scheme.

6. SCHEME AREA

This Scheme applies to the area shown on the Scheme Map, which covers the entire local government district of the Shire of Katanning.

7. CONTENTS OF SCHEME

(1) In addition to the provisions set out in this document (the scheme text), this Scheme includes the following -

  (a) the deemed provisions (set out in the *Planning and Development (Local Planning Schemes) Regulations 2015* Schedule 2)

  (b) the supplemental provisions to the deemed provisions contained in Schedule A; and

  (c) the Scheme Map.

(2) This Scheme is to be read in conjunction with the Shire of Katanning Local Planning Strategy for the Scheme area.

8. PURPOSES OF SCHEME

The purposes of this Scheme are to -

(a) set out the local government's planning aims and intentions for the Scheme area; and

(b) set aside land as local reserves for public purposes; and

(c) zone land within the Scheme area for the purposes defined in this Scheme; and

(d) control and guide development including processes for the preparation of structure plans, activity centre plans and local development plans; and

(e) set out procedures for the assessment and determination of development applications; and

(f) set out procedures for contributions to be made for the costs of providing infrastructure in connection with development through development contribution plans; and

(g) make provision for the administration and enforcement of this Scheme; and

(h) address other matters referred to in Schedule 7 of the Act.

9. AIMS OF SCHEME

The aims of this Scheme are to -

(a) Strategic Land Supply

Promote and facilitate the planned expansion of the Katanning townsite.

(b) Community Growth and Diversity

Provide opportunities for growth of the Katanning townsite and reinforce its status as a regional centre to accommodate a growing and diverse community with a strong sense of place, heritage and achievement.

(c) Economic Growth

Strengthen and diversify the Shire of Katanning's economic base by providing an overall pattern of land use and development flexibility that supports existing businesses and provides for expansion of the economic base by encouraging new business and industry.

(d) Residential Density and Housing Diversity

Provide for a variety of residential densities and housing options.

(e) Agriculture and Rural Land Use

Protect rural land for agricultural production and provide for a broad range of rural and ancillary land use opportunities.

(f) Heritage

Provide for the recognition and preservation of areas, places and objects of cultural and heritage significance.

(g) Environmental Values

Protect the natural environment and provide for the sustainable use of all natural resources (soil, water and air).

10. RELATIONSHIP WITH LOCAL LAWS

Where a provision of this Scheme is inconsistent with a local law, the provision of this Scheme prevails to the extent of the inconsistency.

11. RELATIONSHIP WITH OTHER LOCAL PLANNING SCHEMES

There are no other Local Planning Schemes of the Shire of Katanning which apply to the Scheme area.

12. RELATIONSHIP WITH REGION PLANNING SCHEME

There are no region planning schemes which apply to the Scheme area.

PART 2 - RESERVES

13. REGIONAL RESERVES

There are no regional reserves in the Scheme area.

14. LOCAL RESERVES

(1) In this clause -

Department of Main Roads means the department principally assisting in the administration of the *Main Roads Act 1930*;

Western Australian Road Hierarchy means the document of that name available on the website maintained by the Department of Main Roads.

(2) Local reserves are shown on the Scheme Map according to the legend on the Scheme Map.

(3) The objectives of each local reserve are as follows –

TABLE 1 - RESERVE OBJECTIVES

Reserve name	Objectives
Drainage/Waterway	• To set aside land required for significant waterways and drainage.
Environmental Conservation	• To identify areas with biodiversity and conservation value, and to protect those areas from development and subdivision. • To identify and protect areas of biodiversity conservation significance within National Parks and State and other conservation reserves.
Heritage	• Public Purposes which specifically provide for a range of heritage purposes.
Public Open Space	• To set aside areas for public open space, particularly those established under the *Planning and Development Act 2005* s. 152. • To provide for a range of active and passive recreation uses such
Public Purposes	• To provide for a range of essential physical and community infrastructure.
Railways	• To set aside land required for passenger rail and rail freight services.
Primary Distributor Road	• To set aside land required for a primary distributor road being a road classified as a Regional Distributor or Primary Distributor under the Western Australian Road Hierarchy.
Local Road	• To set aside land required for a local road being a road classified as an Access Road under the Western Australian Road Hierarchy.

15. ADDITIONAL USES FOR LOCAL RESERVES

There are no additional uses for land in local reserves that apply to this Scheme.

PART 3 - ZONES AND USE OF LAND

16. ZONES

(1) Zones are shown on the Scheme Map according to the legend on the Scheme Map.

16.1. RESIDENTIAL ZONE

(1) The objectives of the Residential zone are –

(a) to provide for a range of housing and a choice of residential densities to meet the needs of the town and its anticipated growth in population.

(b) to facilitate and encourage high quality design, built form and streetscapes throughout residential areas that:

(i) maintains the character and amenity of established residential areas and ensures that new development, including alterations and additions, is sympathetic with the character and amenity of those areas;

(ii) incorporates energy efficient design principles; and

(iii) where appropriate, facilitates ageing in place through the incorporation of adaptable housing design.

(c) to provide for a range of non-residential uses, which are compatible with and complementary to residential development.

16.2. URBAN DEVELOPMENT ZONE

(1) The objectives of the Urban Development zone are –

(a) to provide an intention of future land use and a basis for more detailed structure planning in accordance with the provisions of this Scheme.

(b) to provide for a range of residential densities to encourage a variety of residential accommodation.

(c) to provide for the progressive and planned development of future urban areas for residential purposes and for commercial and other uses normally associated with residential development.

(d) to provide for sustainable urban consolidation and expansion of the Katanning townsite.

(e) to designate land considered generally suitable for future urban development and to prevent such land being used or developed in a manner which could prejudice its possible future use for planned urban development.

(f) to provide for the sustainable development of land in an orderly staged manner with appropriate levels of physical infrastructure and human services.

16.3. RURAL ZONE

(1) The objectives of the Rural zone are –

(a) to provide for the maintenance or enhancement of specific local rural character.

(b) to protect broad acre agricultural activities such as cropping and grazing and intensive uses such as horticulture as primary uses, with other rural pursuits and rural industries as secondary uses in circumstances where they demonstrate compatibility with the primary use.

(c) to maintain and enhance the environmental qualities of the landscape, vegetation, soils, including groundwater and water bodies, to protect sensitive areas especially the natural valley and watercourse systems from damage.

(d) to provide for the operation and development of existing, future and potential rural land uses by limiting the introduction of sensitive land uses in the Rural zone.

(e) to provide for a range of non-rural land uses where they have demonstrated benefit and are compatible with surrounding rural uses.

16.4. RURAL RESIDENTIAL ZONE

(1) The objectives of the Rural Residential zone are –

(a) to provide for lot sizes in the range of 1 ha to 4 ha.

(b) to provide opportunities for a range of limited rural and related ancillary pursuits where those activities will be consistent with the amenity of the locality and the conservation and landscape attributes of the land and avoid off-site impacts such as nutrient loss, drainage and/or potential conflicts with adjoining land uses.

(c) to set aside areas for the retention of vegetation and landform or other features which distinguish the land.

16.5. RURAL SMALLHOLDINGS ZONE

(1) The objectives of the Rural Smallholdings zone are –

(a) to provide for lot sizes in the range of 4 ha to 40 ha in close proximity to the Katanning townsite.

(b) to provide for a limited range of rural land uses where part-time and full-time income may be derived on individual lots from speciality agricultural production and small scale value adding activities and where those activities will be consistent with the amenity of the locality and the conservation and landscape attributes of the land.

(c) to set aside areas for the retention of vegetation and landform or other features which distinguish the land.

16.6. GENERAL INDUSTRY ZONE

(1) The objectives of the General Industry zone are –

(a) to provide for a broad range of industrial, service and storage activities which, by the nature of their operations, should be isolated from residential and other sensitive land uses.

(b) to allow for the continuation of existing industries and provide for the establishment of new industries that contribute to Katanning's and the region’s economic growth.

(c) to encourage manufacturing and processing using produce from the region.

(d) to take advantage of the attributes of location, availability of services and transport facilities servicing Katanning and the region.

(e) to discourage non-industry uses that may constrain industrial activities.

(f) to accommodate industry that would not otherwise comply with the performance standards of light industry.

(g) seek to manage impacts such as noise, dust and odour within the zone.

16.7. COMMERCIAL ZONE

(1) The objectives of the Commercial zone are –

(a) to provide for a range of shops, offices, restaurants and other commercial outlets focussed on Clive Street and Austral Terrace that increase activity and contribute to the town’s regional centre status.

(b) to maintain the compatibility with the general streetscape, or improve the existing streetscape, for all new buildings in terms of scale, height, style, materials, street alignment and design of facades.

(c) to ensure that development is not detrimental to the amenity of adjoining owners or residential properties in the locality and, in particular:

(i) promotes the renovation, adaptation and re-use of recognised heritage buildings and places;

(ii) incorporates spaces for street furniture, public art, social interaction and activities that add vibrancy to the town;

(iii) provides for weather protection for pedestrians along footpaths;

(iv) provides for efficient and safe movement and parking of vehicles.

16.8. ENTERPRISE ZONE

(1) The objectives of the Enterprise zone are –

(a) to provide employment by facilitating opportunities for a range of light industries and other low impact uses in an area where people can live and work on the same property.

(b) to recognise and improve the amenity of existing residential development.

16.9. TOURISM

(1) The objectives of the Tourism zone are –

(a) to promote and provide for tourism opportunities.

(b) to provide for a variety of holiday accommodation styles and associated uses, including retail and service facilities where those facilities are provided in support of the tourist accommodation and are of an appropriate scale where they will not impact detrimentally on the surrounding or wider area.

(c) to allow limited residential uses where appropriate.

(d) to encourage the location of tourist facilities so that they may benefit from existing road services, physical service infrastructure, other tourist attractions, natural features and urban facilities.

16.10. ENVIRONMENTAL CONSERVATION

(1) The objectives of the Environmental Conservation zone are –

(a) to identify land set aside for environmental conservation purposes.

(b) to provide for the preservation, maintenance, restoration or sustainable use of the natural environment.

(c) to provide for residential uses adjoining significant environmentally sensitive areas where there is a demonstrated commitment to protecting, enhancing and rehabilitating the flora, fauna and landscape qualities of the particular site.

16.11. PRIVATE COMMUNITY PURPOSE

(1) The objectives of the Private Community Purpose zone are –

(a) to provide sites for privately owned and operated recreation, institutions and places of worship.

(b) to integrate private recreation areas with public recreation areas wherever possible.

(c) to separate potentially noisy engine sports from incompatible uses.

(d) to provide for a range of privately owned community facilities, and uses that are incidental and ancillary to the provision of those facilities, which are compatible with surrounding development.

(e) to ensure that the standard of development is in keeping with surrounding development and protects the amenity of the area.

16.12. SPECIAL USE ZONE

(1) The objectives of the Special Use zone are –

(a) to facilitate special categories of land uses which do not sit comfortably within any other zone.

(b) to enable the Council to impose specific conditions associated with the special use.

Note: see Clause 21 for Special Use zone requirements.

17. ZONING TABLE

The zoning table for this Scheme is as follows –

TABLE 2 - ZONING TABLE

Land Use	Residential	Urban Development	Rural	Rural Residential	Rural Smallholdings	General Industry	Enterprise	Commercial	Tourism	Environmental Conservation	Private Community Purpose
abattoir	X	X	A	X	X	X	X	X	X	X	X
agriculture – extensive	X	X	P	X	D	A	X	X	X	X	X
agriculture – intensive	X	X	D	X	A	X	X	X	X	X	X
amusement parlour	X	X	X	X	X	X	X	D	A	X	X
ancillary dwelling	P	P	P	P	P	X	D	P	X	D	X
animal establishment	X	X	D	X	A	X	A	X	X	X	X
animal husbandry – intensive	X	X	D	X	X	X	A	X	X	X	X
art gallery	D	X	D	A	A	X	D	P	D	A	P
betting agency	X	X	X	X	X	X	X	P	X	X	X
brewery	X	X	A	X	A	D	A	D	A	X	X
bulky goods showroom	X	X	X	X	X	X	X	P	X	X	X
camping ground	X	X	D	X	X	X	X	X	D	X	D
caravan park	X	X	A	X	X	X	X	X	A	X	X
caretaker's dwelling	X	X	I	X	X	I	X	I	I	X	I
carpark	X	X	X	X	X	D	D	P	X	X	X
child care premises	D	A	X	X	X	X	A	A	X	X	X
cinema/theatre	X	X	X	X	X	X	X	P	A	X	X
civic use	D	A	D	X	X	D	D	P	A	X	X
club premises	X	X	D	X	X	X	D	D	D	X	P
commercial vehicle parking	A	A	A	A	A	D	D	D	X	X	I
community purpose	D	A	D	X	X	D	D	P	A	X	D
consulting rooms	X	A	X	X	X	X	X	D	X	X	X
convenience store	X	X	X	X	X	X	X	P	X	X	X
corrective institution	X	X	A	X	X	X	X	X	X	X	X
educational establishment	A	A	A	X	X	X	X	A	A	X	D
exhibition centre	D	X	A	X	A	D	X	P	D	X	D
family day care	D	D	D	D	D	X	D	A	X	X	A
fast food outlet	X	X	X	X	X	D	X	D	X	X	X
fuel depot	X	X	X	X	X	D	X	D	X	X	X
funeral parlour	A	X	X	X	X	D	X	D	X	X	X
garden centre	D	X	D	D	D	D	A	P	X	X	D
grouped dwelling	D	D	X	X	X	X	X	D	A	X	X
home business	D	D	D	A	A	X	D	D	X	X	X
home occupation	P	P	P	P	P	X	D	P	X	P	X
home office	P	P	P	P	P	X	P	P	X	P	X
hospital	X	X	X	X	X	X	X	D	X	X	X
hosted short-term rental	P	P	P	P	P	X	P	P	X	A	X

Land Use	Residential	Urban Development	Rural	Rural Residential	Rural Smallholdings	General Industry	Enterprise	Commercial	Tourism	Environmental Conservation	Private Community Purpose
hotel	X	X	X	X	X	X	X	A	A	X	X
Independent living complex	A	X	X	X	X	X	X	A	X	X	X
industry	X	X	X	X	X	P	X	A	X	X	X
industry – extractive	X	X	D	X	X	X	X	X	X	X	X
industry - light	X	X	X	X	X	P	D	P	X	X	X
industry rural	X	X	D	X	X	D	D	X	X	X	X
liquor Store — Large	X	X	X	X	X	D	X	D	X	X	X
liquor Store — Small	X	X	X	X	X	D	X	D	X	X	X
lunch bar	X	X	X	X	X	D	D	P	X	X	X
market	A	X	D	X	X	D	D	P	A	X	X
medical centre	X	X	X	X	X	X	X	P	X	X	X
mining operations	D	D	D	D	D	D	D	D	D	D	D
motor vehicle, boat or caravan	X	X	X	X	X	P	X	P	X	X	X
motor vehicle repair	X	X	X	X	X	P	X	D	X	X	X
motor vehicle wash	X	X	X	X	X	P	A	P	X	X	X
multiple dwelling	A	A	X	X	X	X	X	A	X	X	X
nature based park	X	X	D	X	X	X	X	X	D	X	X
nightclub	X	X	X	X	X	X	X	A	X	X	X
office	X	I	I	X	X	I	I	P	I	X	X
park home park	X	X	D	X	X	X	X	X	D	X	X
place of worship	A	A	A	X	A	D	D	A	A	X	D
reception centre	X	X	A	X	X	X	X	D	A	X	P
recreation – private	A	A	A	A	A	D	A	D	D	A	A
renewable energy facility	X	X	D	X	X	X	X	X	X	X	X
repurposed dwelling	D	D	D	D	D	X	D	D	X	X	X
residential aged care facility	D	A	X	X	X	X	X	A	X	X	A
residential building	D	A	X	X	X	X	X	D	X	X	A
resource recovery centre	X	X	D	X	X	A	X	X	X	X	D
restaurant/cafe	X	X	D	X	X	X	X	P	D	X	D
restricted premises	X	X	X	X	X	X	X	A	X	X	X
road house	X	X	A	X	X	D	X	X	X	X	X
rural home business / industry	X	X	D	A	D	X	X	X	X	X	X
rural pursuit / hobby farm	X	D	P	D	D	X	X	X	X	X	X
second-hand dwelling	D	D	D	D	D	X	D	A	X	X	X
service station	X	X	D	X	X	A	X	D	X	X	X
shop	X	X	X	X	X	X	X	P	I	X	X
single house	P	D	P	P	P	X	D	D	D	D	X
small bar	X	X	X	X	X	A	A	P	I	X	A
tavern	X	X	X	X	X	X	X	D	X		X
telecommunications infrastructure	D	D	D	D	D	D	D	D	D	X	D
tourist and visitor accommodation	X	X	A	X	A	X	X	P	D	X	X

Land Use	Residential	Urban Development	Rural	Rural Residential	Rural Smallholdings	General Industry	Enterprise	Commercial	Tourism	Environmental Conservation	Private Community Purpose
trade display	X	X	X	X	X	D	D	D	X	X	X
trade supplies	X	X	X	X	X	D	D	D	X	X	X
transport depot	X	X	A	X	A	P	X	A	X	X	X
tree farm	X	X	D	X	D	X	X	X	X	X	X
unhosted short term rental	D	D	D	D	D	X	D	D	X	X	X
veterinary centre	X	X	D	A	A	D	D	D	X	X	X
warehouse/storage	X	X	D	X	D	D	D	A	X	X	X
waste disposal facility	X	X	D	X	X	D	X	X	X	X	X
waste storage facility	X	X	D	X	X	D	A	A	X	X	X
winery	X	X	D	X	X	X	X	X	I	X	X
workforce accommodation	X	A	D	X	X	X	X	A	X	X	X

18. INTERPRETING ZONING TABLE

(1) The permissibility of uses of land in the various zones in the Scheme area is determined by cross-reference between the list of use classes on the left hand side of the zoning table and the list of zones at the top of the zoning table.

(2) The symbols used in the zoning table have the following meanings -

P means that the use is permitted if it complies with any relevant development standards and requirements of this Scheme;

I means that the use is permitted if it is consequent on, or naturally attaching, appertaining or relating to the predominant use of the land and it complies with any relevant development standards and requirements of this Scheme;

D means that the use is not permitted unless the local government has exercised its discretion by granting development approval;

A means that the use is not permitted unless the local government has exercised its discretion by granting development approval after giving notice in accordance with clause 64 of the deemed provisions;

X means that the use is not permitted by this Scheme.

Note:

1. *The development approval of the local government may be required to carry out works on land in addition to any approval granted for the use of land. In normal circumstances one application is made for both the carrying out of works on, and the use of, land.*
2. *Under clause 61 of the deemed provisions and Schedule A, certain works and uses are exempt from the requirement for development approval.*
3. *Clause 67 of the deemed provisions deals with the consideration of applications for development approval by the local government. Under that clause, development approval cannot be granted for development that is a class X use in relation to the zone in which the development is located, except in certain circumstances where land is being used for a non-conforming use.*

(3) A specific use class referred to in the zoning table is excluded from any other use class described in more general terms.

(4) The local government may, in respect of a use that is not specifically referred to in the zoning table and that cannot reasonably be determined as falling within a use class referred to in the zoning table -

(a) determine that the use is consistent with the objectives of a particular zone and is therefore a use that may be permitted in the zone subject to conditions imposed by the local government; or

(b) determine that the use may be consistent with the objectives of a particular zone and give notice under clause 64 of the deemed provisions before considering an application for development approval for the use of the land; or

(c) determine that the use is not consistent with the objectives of a particular zone and is therefore not permitted in the zone.

(5) If a use of land is identified in a zone as being a class P or class I use, the local government may not refuse an application for development approval for that use in that zone but may require works that are to be undertaken in connection with that use to have development approval.

(6) If the zoning table does not identify any permissible uses for land in a zone the local government may, in considering an application for development approval for land within the zone, have due regard to any of the following plans that apply to the land -

(a) a structure plan;

(b) a local development plan.

19. ADDITIONAL USES

(1) The Table sets out -

(a) classes of use for specified land that are additional to the classes of use that are permissible in the zone in which the land is located; and

(b) the conditions that apply to that additional use.

TABLE 3 - SPECIFIED ADDITIONAL USES FOR ZONED LAND IN SCHEME AREA

No.	Description of Land	Additional Use	Conditions
A1	Pt. Lot 201 Warren Road, Katanning	'D' uses – • Brewery • Recreation private • Reception centre • Restaurant/café • Caretaker's dwelling	(1) Development requirements shall be determined by the Local Government upon application.
A2	Lot 3 (No. 78) Andover Street, Katanning	'D' use – • Consulting Rooms	(1) Development requirements shall be determined by the Local Government upon application.

(2) Despite anything contained in the zoning table, land that is specified in the Table to subclause (1) may be used for the additional class of use set out in respect of that land subject to the conditions that apply to that use.

20. RESTRICTED USES

There are no restricted uses which apply to this Scheme.

21. SPECIAL USE ZONES

(1) The Table sets out -

(a) Special use zones for specified land that are in addition to the zones in the zoning table; and

(b) the classes of special use that are permissible in that zone; and

(c) the conditions that apply in respect of the special uses.

(2) A person must not use any land, or any structure or buildings on land, in a special use zone except for a class of use that is permissible in that zone and subject to the conditions that apply to that use.

Note: Special use zones apply to special categories of land use which do not comfortably sit within any other zone in the Scheme.

TABLE 4 - SPECIAL USE ZONES IN SCHEME AREA

No.	Description of Land	Special Use	Conditions
There are no properties zoned Special Use.			

22. NON-CONFORMING USES

(1) Unless specifically provided, this Scheme does not prevent -

(a) the continued use of any land, or any structure or building on land, for the purpose for which it was being lawfully used immediately before the commencement of this Scheme; or

(b) the carrying out of development on land if -

(i) before the commencement of this Scheme, the development was lawfully approved; and

(ii) the approval has not expired or been cancelled.

(2) Subclause (1) does not apply if -

(a) the non-conforming use of the land is discontinued; and

(b) a period of 6 months, or a longer period approved by the local government, has elapsed since the discontinuance of the non-conforming use.

(3) Subclause (1) does not apply in respect of a non-conforming use of land if, under Part 11 of the Act, the local government -

(a) purchases the land; or

(b) pays compensation to the owner of the land in relation to the nonconforming use.

23. CHANGES TO NON-CONFORMING USE

(1) A person must not, without development approval -

(a) alter or extend a non-conforming use of land; or

(b) erect, alter or extend a building used for, or in conjunction with, a non- conforming use; or

(c) repair, rebuild, alter or extend a building used for a non-conforming use that is

destroyed to the extent of 75% or more of its value; or

(d) change the use of land from a non-conforming use to another use that is not permitted by the Scheme.

(2) An application for development approval for the purposes of this clause must be advertised in accordance with clause 64 of the deemed provisions.

(3) A local government may only grant development approval for a change of use of land referred to in subclause (1)(d) if, in the opinion of the local government, the proposed use -

(a) is less detrimental to the amenity of the locality than the existing non- conforming use; and

(b) is closer to the intended purpose of the zone in which the land is situated.

24. REGISTER OF NON-CONFORMING USES

(1) The local government may prepare a register of land within the Scheme area that is being used for a non-conforming use.

(2) A register prepared by the local government must set out the following -

(a) a description of each area of land that is being used for a non-conforming use;

(b) a description of any building on the land;

(c) a description of the non-conforming use;

(d) the date on which any discontinuance of the non-conforming use is noted.

(3) If the local government prepares a register under subclause (1) the local government -

(a) must ensure that the register is kept up-to-date; and

(b) must ensure that an up-to-date copy of the register is published in accordance with clause 87 of the deemed provisions.

(3A) Subclause (3)(b) is an ongoing publishing requirement for the purposes of clause 87(5)(a) of the deemed provisions.

(4) An entry in the register in relation to land that is being used for a non-conforming use is evidence of the matters set out in the entry, unless the contrary is proved.

TABLE 5 – REGISTER OF NON - CONFORMING USES

There are no non-conforming uses.

PART 4 - GENERAL DEVELOPMENT REQUIREMENTS

25. R-CODES

(1) The R-Codes, modified as set out in clause 26, are to be read as part of this Scheme.

(2) The local government must ensure that the R-Codes are published in accordance with clause 87 of the deemed provisions.

(2A) Subclause (2) is an ongoing publication requirement for the purposes of clause 87(5)(a) of the deemed provisions.

(3) The coding of land for the purposes of the R-Codes is shown by the coding number superimposed on a particular area contained within the boundaries of the area shown on the Scheme Map.

(4) The R-Codes apply to an area if —

(a) the area has a coding number superimposed on it in accordance with subclause (3); or

(b) a provision of this Scheme provides that the R-Codes apply to the area.

26. MODIFICATION OF R-CODES

The following variations to the R-Codes apply in the scheme area:

(1) Variation to Outbuildings —

(a) Notwithstanding other applicable standards contained under clause 5.4.3 of the R-Codes, the standards set out under Table 6 replace the applicable Deemed-to-comply requirements for outbuildings.

(b) Where an outbuilding varies the development standards outlined under 1(a), the following additional performance criteria apply:

(i) the bulk and scale of the outbuilding does not detract from the dwelling or have a detrimental impact on the visual amenity of the locality.

TABLE 6. OUTBUILDINGS SPECIFICATIONS – WHERE THE R-CODES APPLY

Lot size	**Max. Wall Height**	**Max. Ridge Height**	**Max. Floor Area (combined floor area of all outbuildings)**
Lots <500m^2	3m	4.2m	100
Lots 500 – 1000m^2	3m	4.2m	120
Lots 1000m^2 or >	3m	4.2m	200

(2) R25 Density Coded Areas

For any lot with a density coding of R25 on the Scheme Map, the maximum permitted density for any residential development where the development is not able to be connected to reticulated sewer infrastructure shall be R10.

(3) Ancillary Dwellings

The maximum plot ratio area for an ancillary dwelling, excluding any attached garage/carport/verandah areas, shall be 150m^2.

(4) Aged or Dependent Persons' Dwellings

The maximum plot ratio area for an aged or dependent persons' dwelling, excluding any attached garage/ carport/verandah, shall be:

a) Single house or grouped dwelling - 150m^2; and

b) Multiple dwellings - 100m^2.

(5) Single Bedroom Dwellings

The maximum plot ratio area for a single bedroom dwelling, excluding any attached garage/carport/verandah areas, shall be 100m^2.

Note: The R-Codes apply to residential development, proposed for a lot with a density coding displayed on the scheme map.

27. Deleted. Regulation 50, Planning and Development (Local Planning Schemes) Amendment Regulations 2024, page 45.

28. Deleted. Regulation 50, Planning and Development (Local Planning Schemes) Amendment Regulations 2024, page 45.

29. OTHER STATE PLANNING POLICIES TO BE READ AS PART OF SCHEME

(1) The planning codes set out in Table 7, modified as set out in clause 30, are to be read as part of this scheme.

TABLE 7 - STATE PLANNING POLICIES TO BE READ AS PART OF SCHEME

There are no other State planning policies that are to be read as part of the Scheme

(2) The local government must ensure that each planning code set out in the Table 7 to subclause (1) is published in accordance with clause 87 of the deemed provisions.

(3) Subclause (2) is an ongoing publication requirement for the purpose of clause 87(5)(a) of the deemed provisions.

30. MODIFICATION OF STATE PLANNING CODES

There are no modifications to a planning code that, under clause 29 is to be read as part of the Scheme.

31. ENVIRONMENTAL CONDITIONS

There are no environmental conditions imposed under the *Environmental Protection Act 1986* that apply to this Scheme.

32. GENERAL DEVELOPMENT STANDARDS AND REQUIREMENTS

(1) This clause sets out standards and requirements relating to land use and development that are additional to those set out in the R-Codes or other planning codes listed under clause 29, structure plans, local development plans, or State or local planning policies, or zone related site and development requirements in Part 3.

(2) To the extent that a standard or requirement referred to in subclause (1) is inconsistent with a standard or requirement in the R-Codes or other planning codes listed under clause 29, a structure plan, a local development plan or a State or local planning policy, the standard or requirement referred to in subclause (1) prevails.

(3) To the extent that a requirement referred to in clause (33) is inconsistent with clause (32), the requirement referred to in clause (33) prevails.

32.1. RESIDENTIAL ZONE

(1) Setbacks, site coverage and landscaping requirements for development in the Residential zone is to comply with the R-Codes, unless otherwise stated in this scheme.

32.2. URBAN DEVELOPMENT ZONE

(1) Prior to the Local Government granting approval to any development or supporting any proposal for subdivision or development of land within the Urban Development zone, other than development and minor changes in the use of land outlined in (3) below, a Structure Plan shall be prepared and approved.

(2) Notwithstanding the provisions of (2) above, within the Urban Development zone the Local Government may consider the establishment of those uses in accordance with the zoning table prior to the completion and endorsement of a structure plan.

(3) Where a Structure Plan has been endorsed by the Western Australian Planning Commission, the land to which the Structure Plan applies shall be developed generally in accordance with the Structure Plan.

32.3. RURAL ZONE

(1) The following minimum building setbacks apply:
Front Boundary: 50m
Side Boundary: 15m
Rear Boundary: 15m

(2) All dwellings, outbuildings and other structures (such as patios, pergolas, gazebos etc) shall be designed and constructed of materials which allow them to blend with existing buildings and the landscape of the site.

(3) 'Tourist and Visitor Accommodation' development in the 'Rural' zone is to be in the form of chalets to a maximum of three (3), subject to the following requirements:

(a) a maximum of two bedrooms per chalet.

(b) chalets located to minimise impacts on agriculture, flora and fauna values, and the risk to life and property from bushfires.

32.4. RURAL RESIDENTIAL ZONE

(1) The following minimum building setbacks apply:
Front Boundary: 15m
Side Boundary: 10m
Rear Boundary: 10m

(2) All dwellings, outbuildings and other structures (such as patios, pergolas, gazebos etc) shall be designed and constructed of non-reflective material (with the exception of glazed areas) and shall comprise either timber, stone, rammed earth, brick or steel construction and shall use natural earth tones and textures which allow them to blend into the surrounding landscape. Wall and roof colours that are highly-visible or reflective such as unpainted zincalume or off-white colours are not preferred.

(3) Water tanks shall be located behind or to the side of the dwelling and coloured to match the dwelling/outbuilding.

(4) Fencing shall be of rural construction post and wire, to a maximum height of 1.2m.

(5) The keeping of livestock, animals or any rural pursuit activity is confined to existing cleared areas on a lot and fencing is required to be erected to contain livestock and protect remnant vegetation.

(6) Where, in the opinion of the Local Government, the continued presence of any animal(s) on any portion of land is likely to cause or is causing adverse environmental impacts such as damage to natural vegetation; pollution (such as noise, dust, water); offensive odours; soil erosion; or any other form of land degradation, the Local Government may take action to abate the adverse impacts and any costs incurred by the Local Government shall be recoverable from the landowner.

32.5. RURAL SMALLHOLDINGS ZONE

(1) In order to reduce glare from a building (including a water tank) and to protect visual amenity, the use of reflective materials and finishes and white/off-white colours shall not be permitted.

Note:

1. *Unpainted zincalume is considered a reflective material and colours similar to Colorbond Surfmist is considered white/off-white.*
2. *Preference is given to split level development, the breaking up of building mass and minimal site disturbance through earthworks.*
3. *"Height" is the height of the outbuilding as measured vertically from the natural ground level to the highest point of the building above that point, as stipulated in the R-Codes, and not the measurement taken above the proposed finished floor level of the structure.*

(2) Fencing shall be of rural construction comprising posts and wire or similar materials.

Note: Vegetated areas should be fenced for protection from livestock degradation.

(3) 'Tourist and Visitor Accommodation' development in the 'Rural' zone is to be in the form of chalets to a maximum of three (3), subject to the following requirements:

(a) A maximum of two bedrooms per chalet.

(b) Chalets located to minimise impacts on agriculture, flora and fauna values, and the risk to life and property from bushfires.

32.6. GENERAL INDUSTRY ZONE

(1) The following minimum building setbacks apply:

Front Boundary: 20m

Side Boundary: 15m on one side

Rear Boundary: 20m

(2) Car parking to be provided in accordance with Table 8.

(3) In considering an application for planning approval for an industrial activity, the Local Government may require the applicant to demonstrate:

(a) that the intended industrial activity meets environmental guidelines in terms of gaseous and particulate, noise, dust and odour emissions and will not adversely impact on any surrounding existing or anticipated land use activities; and

(b) that the intended industrial activity will not result in the need for an off- site buffer to be provided to avoid future impacts upon adjoining land uses and zones.

(4) Where an industrial activity involves the production and discharge of industrial or noxious liquid effluent, the Local Government will require the development to either:

(a) if the effluent (types and/or volumes) is suitable for disposal into the reticulated sewer network, connection to the reticulated sewerage system; or

(b) if the effluent is not suitable for disposal into the reticulated sewerage system, it is serviced by an on-site collection system and disposal method/process.

(5) The local government may require that a development application for industrial development is accompanied by a waste management plan which details:
   (a) the type and quantity of waste likely to be generated;
   (b) adequate location(s) on site for the temporary storage of waste;
   (c) methods for removing waste from the site with a focus on waste minimization, re-use and recycling.

(6) Where a development is likely to generate contaminants capable of being transported via stormwater, the local government will require a stormwater management plan which is to demonstrate that stormwater will be of acceptable quality when discharged to the receiving environment.

(7) All premises within the General Industry zone shall be provided with:
   (a) a sealed and/or paved access way to a minimum width of 5 m connecting the premises with the street;
   (b) a designated loading/unloading area on site, designed so that delivery vehicles leave and enter the street in forward gear;
   (c) screening of any open storage areas from public view by a wall, a fence and/or landscaping.

(8) The façade of the building(s) erected within the General Industry zone shall be constructed with materials and of a design in keeping with the character of the area and generally should be a factory applied coloured metal sheet or panel, or of masonry construction.

32.7. COMMERCIAL ZONE

(1) The following minimum building setbacks apply:
Primary street: Nil
Side Boundary: Nil
Rear Boundary: Nil

(2) Development shall complement the scale and articulation of existing buildings and streetscapes and to ensure the continuity of the built form.

(3) Buildings shall not exceed 2-storeys in height except where the Local Government has approved a variation and provided the development:
   (a) will enhance the appearance of the town centre, and
   (b) includes a community facility or other local benefit or planning outcome that will lead to a significant improvement to the amenity of the local area or built environment.

(4) Developments constructed up to the street boundary shall where practical provide pedestrian shelter, a minimum of 2.5m wide, over the pavement in the form of an awning, canopy, balcony or verandah.

(5) Residential use/development is to be considered in accordance with the R-Codes. The residential density is to comply with the applicable density coding, as depicted on the scheme maps.

(6) Vehicle parking shall be provided in accordance with the following:
   (a) residential: As per R-Codes
   (b) non-residential: As per Table 8

(7) All development shall make adequate arrangements for efficient and safe movement and parking of vehicles.

(8) Landscaping equal to 5% of the site area shall be provided to complement the appearance of the town centre area.

(9) Signs associated with an approved development shall be incorporated into the fabric of buildings and structures and the use of bunting is not permitted.

32.8. ENTERPRISE ZONE

(1) The following minimum building setbacks apply:
Front Boundary: 7.5m
Side Boundary: 5m on one side and nil on the other
Rear Boundary: 5m

(2) Car parking to be provided in accordance with Table 8.

(3) All premises within the Enterprise zone shall be provided with a sealed and/or paved access to the satisfaction of the local government.

(4) Where a lot is situated within the Enterprise zone, a person may:
(a) develop a Single House that accords with the requirements of the R-Codes and the applicable density coding depicted on the scheme maps.
(b) establish an industry that can operate compatibly with residential living and with minimal impact on adjoining properties.

(5) In considering an application for planning approval in the Enterprise zone, the Local Government will require:
(a) noise levels to be within limits set by the *Environmental Protection (Noise) Regulations 1997* for residential areas;
(b) operating hours to be restricted to reasonable levels in recognition of the residential use of the area.

(6) Goods and materials are to be stored within an approved structure.

32.9. TOURISM

(1) The following min building setbacks apply:
Primary street setback: 6m
Side setback: 3m
Rear setbacks: 6m

(2) Unless otherwise stated in the Scheme, the density and built form of short stay accommodation as part of a Tourist Development or Caravan Park use within the Tourism zone, is to integrate and complement the existing scale and built form of development within the locality.

32.10. ENVIRONMENTAL CONSERVATION

(1) Development is restricted to a single building envelope on a lot.

(2) The proposed location of the building envelope shall respond to the existing constraints of the site and shall demonstrate that future development is:
(a) optimised to reduce the impact of bushfire;
(b) located in a suitable area that limits the extent of clearing that may be required.

(3) All dwellings, outbuildings and other structures (such as water tanks) shall be designed and constructed of material which allows them to blend into the landscape of the site.

(4) No boundary fencing shall be constructed of fibre cement, metal sheeting or wooden picket or similar materials; and where boundary fencing is permitted by the local government it shall be of rural construction comprising posts and wire or similar materials.

(5) Ensure access roads/accessways can be achieved with minimal disturbance to vegetation and are not visually intrusive from within or outside the area.

(6) Ensure sites can accommodate bushfire control measures and low fuel areas can be achieved and readily maintained.

32.11. PRIVATE COMMUNITY PURPOSE

(1) The following min building setbacks apply:

Primary street setback: 11m

Side setback: 3m

Rear setbacks: 7.5m

32.12. ACCESS

(1) Where possible, internal property access is to be located and designed to avoid the clearing of vegetation, visual impact, steep slopes and to manage stormwater.

(2) Approval from the relevant road control authority is required for the construction of a vehicle access/egress point onto a Primary Distributor Road shown on the Scheme Map.

(3) When considering an application for approval to have access/egress onto a Primary Distributor Road, the Local Government is to have regard to and may impose conditions requiring:

(a) restriction of vehicle access/egress to one point from any lot;

(b) that an alternative access/egress point be provided;

(c) that the access/egress points and driveway to be sealed and drained to prevent the export of any materials from the lot onto the Primary Distributor Road; or

(d) the shared use of access/egress points, driveways and/or car parking areas on adjoining land parcels through reciprocal rights of access agreements prepared by the landowner.

Note: Applications for access or any works within a Primary Distributor Road such as Great Southern Highway are required to gain Main Roads WA approval.

(4) All vehicle access points, other than in the Residential zone, shall be designed so that all vehicles can enter and leave the lot in a forward gear.

(5) No vehicle crossover shall be located within the corner truncation of any lot having two or more street frontages.

(6) The Local Government in dealing with an application for planning approval on land abutting a road proposed to be widened, is to have regard to, and may impose conditions that:

(a) limit development on the land affected by the road widening;

(b) require the owner to cede free of cost the affected land; and/or

(c) require an increased setback to protect the development.

(7) The Local Government shall require an area to be provided on-site other than a car parking bay, for the loading and unloading and servicing or dispatch or receipt of goods and materials associated with any commercial or industrial use. All loading and servicing areas and associated vehicle crossings required to be provided shall comply with the following requirements:

(a) be located, constructed, drained, paved, lit and screened from public view to the satisfaction of the Local Government;

(b) designed to ensure that vehicles using them are able to enter and leave the premises in a forward gear;
(c) constructed to prevent traffic conflict with any adjoining vehicle crossovers, parking areas, public roads or rights- of-way;
(d) be marked on-site and permanently retained for that exclusive use;
(e) be suitably designed and treated to ensure that activities carried out in the loading and service area do not cause nuisance to adjoining land uses due to the emission of noise, dust, smoke, light or other pollutants; and
(f) no person shall alter any loading or service area forming part of a planning approval for a development without having first obtained the subsequent planning approval of the Local Government

32.13. ACCOMMODATION WITHIN 200M OF INDUSTRY - EXTRACTIVE

(1) The local government may require any habitable development proposed within 200 m of a basic raw materials extraction source to incorporate suitable measures to protect or to provide for the current or future extraction of the mineral or basic raw materials existing on the land or within reasonable proximity to the land.

32.14. ADVERTISEMENTS

(1) All advertisements require an application for development approval, unless exempted in Schedule 2 – Exempted Advertisements of this Scheme.

32.15. AGRICULTURE – INTENSIVE AND ANIMAL HUSBANDRY – INTENSIVE

(1) In considering an application for development approval for Agriculture – Intensive and Animal Husbandry – Intensive, the local government may require:
(a) a land capability assessment, in accordance with relevant publications and methodology prepared by the responsible state department/s;
(b) a site management plan, to support and justify the proposal and detail management actions for the activity to the satisfaction of the local government;
(c) incorporation of a buffer separation distance to protect sensitive uses;
(d) a management strategy to control potential nuisances generated by the land use;
(e) a Nutrient and Irrigation Management Plan (NIMP), to the satisfaction of the local government, in consultation with the responsible state department/s.

(2) Agriculture –intensive and Animal husbandry – intensive uses should generally be located outside of flood prone areas and sensitive water resource areas.

Note: Guidance on the development of nutrient and irrigation management plans are outlined under applicable policy or guidance notes prepared by relevant the government department or agency, specifically the Department of Water and Environmental Regulation's Water Quality Protection Note 33: Nutrient and irrigation management plans.

32.16. AMENITY

(1) No building shall be constructed, finished or left unfinished that its external appearance would, in the opinion of the Council, detract from the visual amenity of the locality or have the potential to depreciate the value of adjoining property.

(2) All land and buildings shall be used and maintained as to preserve the local amenity to the satisfaction of the Council.

32.17. ANCILLARY DWELLING

(1) When considering an application for development approval for Ancillary Dwelling, the local government is to have regard to, and may impose conditions concerning:
   (a) a maximum of 1 Ancillary Dwelling may be considered per Single Dwelling.
   (b) the Ancillary Dwelling is to be located either alongside or to the rear of the existing residence.
   (c) the Ancillary Dwelling shall be connected to the same effluent disposal system as the main dwelling. Where the applicant proves this to be physically impossible, Council may support a second effluent disposal system.
   (d) The maximum plot ratio area for an ancillary dwelling, excluding any attached garage/carport/verandah areas, shall be 150m².

32.18. BIN AND REFUSE STORAGE AREAS

(1) The Local Government may require an area be set aside on-site for bin and refuse storage purposes for grouped/multiple dwelling, tourist, commercial, or industrial use.
(2) All bin and refuse storage areas shall comply with the following requirements:
   (a) be located, constructed/drained, paved and screened from public view to the satisfaction of the Local Government and;
   (b) be permanently retained for that exclusive use.

32.19. BUILDING DESIGN

(1) The local government may require building design to address the following:
   (a) energy efficient design measures including solar gain and recycling/reuse of water.
   (b) innovative solutions to cater to slope to minimise cut and fill or impact on land features such as boulders.
   (c) buildings and water tanks painted or coloured an appropriate shade of brown or green or suitably screened with vegetation to blend with the surrounds.

32.20. BUILDING ENVELOPES

(1) Where development is restricted to a building envelope on a lot, the proposed location shall respond to the existing constraints of the site and shall demonstrate that future development is:
   (a) optimised to reduce the impact of bushfire;
   (b) located in suitable areas of the lot that does not result in detrimental impacts on existing environmental values;
   (c) located appropriately to ensure drainage and stormwater management can be adequately managed on site;
   (d) sited in existing cleared areas.
(2) For land where an approved building envelope is required:
   (a) all buildings and effluent disposal systems shall be confined within the building envelope; and
   (b) where possible, development shall be centrally located within building envelopes.
(3) Proposals for split building envelopes will generally not be supported, unless otherwise provided for in this Scheme, and it can be demonstrated the impact on the natural environment will be minimal.

(4) The local government may consider variations to the position of a designated building envelope and/or street or lot boundary setbacks where it is satisfied that the modification:

(a) is consistent with the objectives for the zone;

(b) preserves areas of remnant vegetation, creek lines and other areas of environmental significance;

(c) provides sufficient area for the development of any low fuel zone and/or hazard separation area on the lot;

(d) is required due to the topography or shape of the lot; and

(e) will have no adverse impact on the amenity of existing residences on adjoining lots.

32.21. BUILDING HEIGHT

(1) No building constructed to contain more than two story's or exceed 10 metres in height measured to the highest proportion of the building from mean natural ground level, or such other ground level, as may be determined by Council.

(2) Council may vary this requirement if it can be satisfied the development can comply with the development standards and:

(a) will not restrict light, sunshine and natural ventilation enjoyed by surrounding properties.

(b) will not intrude upon the privacy enjoyed by surrounding properties by virtue of overview.

(c) will not diminish views or outlook available from surrounding properties.

(d) is sympathetic with the scale and character of the surrounding built environment.

32.22. CARAVAN PARK

(1) Development and operation of a Caravan Park use (including duration of stay) shall be in accordance with the *Caravan Parks and Camping Grounds Act 1995* and *Caravan Parks and Camping Grounds Regulations 1997.*

(2) Prior to any approvals being granted for development, the applicant(s) will be required to demonstrate to the satisfaction of the local government that the development:

(a) will be incidental to the principal use of the land or is adjacent or within immediate proximity to a tourist attraction;

(b) will not have any adverse effect on nearby land;

(c) will result in the retention and enhancement of existing vegetation on the land;

(d) will not adversely affect the visual character of the property and surrounds; and

(e) is of a scale and nature so as to be self-sustaining on the lot or demonstrating the ability to provide servicing without significant modifications to existing infrastructure.

(3) Prior to any approvals being granted for the development, a management plan will need to be submitted showing:

(a) waste management;

(b) traffic management; and

(c) risk management.

(4) A caretaker is to reside and be present on the property when the use is in operation.

(5) The following minimum facilities are required:

(a) toilet facilities that are environmentally responsible;

(b) provision of suitable ablutions for handwashing and dishwashing; and

(c) potable water.

Note: The Caravan Parks and Camping Grounds Act 1995 provides for the regulation of caravanning and camping. In accordance with the Act, caravan park means an area of land on which caravans, or caravans and camps, are situated for habitation. The Caravan Parks and Camping Grounds Regulations 1997 provides for design criteria associated with caravanning and camping. In accordance with the Regulations, 'caravans, or caravans and camps', maybe classified as follows: Caravan park; Camping ground; Caravan park and camping ground; Park home park; Transit park; Nature based park.

32.23. CARETAKERS DWELLING

(1) Only 1 Caretaker's Dwelling shall be permitted as an incidental use to an approved predominant use.

(2) Occupation of the Caretaker's Dwelling shall be restricted to the proprietor, manager or authorised person in charge of the approved predominant use, and their immediate family.

(3) The Caretaker's Dwelling shall remain operating in perpetuity or otherwise cease if the approved predominant use ceases operation. Conversion to another defined use may be considered subject to complying with the scheme.

(4) The maximum plot ratio area for a Caretaker's Dwelling shall be 150 m^2.

32.24. CAR PARKING

(1) Except for car parking spaces required for residential purposes, car parking must be provided pursuant to the Table 8.

(2) All parking areas shall be constructed to Council's satisfaction with appropriate measures for drainage and disposal of surface water.

TABLE 8 – CAR PARKING REQUIREMENTS

Development	Minimum Number of Spaces
Caravan Park	1.25 spaces per unit, bay or tent site
Child Care Premises	1 space per employee plus 2 extra spaces for the picking up and setting down of persons
Consulting Rooms	3 spaces per practitioner
Hospital	1 space per patient and bed
Hotel	1 space per bedroom plus 1 space per 25m^2 of retail floor area
Office	1 space per 30m^2 gross floor area
Recreation-private, civic use, club premises, community purpose	1 space per 4 persons accommodated
Place of Worship	1 space per 4 persons accommodated
Restaurant/cafe	1 space per 25m^2 of retail floor area
Garden Centre	1 space per 100m^2 of gross floor space
Service Station	2 spaces per service bay
Shop	1 space per 25m^2 of retail floor area
Tavern	1 space per 25m^2 of retail floor area
Motor Vehicle boat or caravan Sales	1 space per 200m^2 of site area

Warehouse/storage	1 space per 100m^2 of gross floor space
Industrial	1 space per 100m^2 of gross floor space

32.25. DAMS

(1) The construction of a dam in a waterway, should not reduce the natural flow or change the direction of flow, or have adverse impacts on the waterway and/or environment of the area within which the development is proposed.

(2) When considering a development application for a dam, the local government may require:

(a) the installation of a low flow bypass to a dam in a waterway to ensure environmental flows are maintained within the catchment; and

(b) the area surrounding any approved dam to be vegetated with endemic species in order that it can perform a habitat function.

Notes:
1. Development approval is required to carry out dam works on land in addition to any approval granted for the use of land.
2. Permits or licenses may be required from the agency responsible for administering the Rights in Water and Irrigation Act 1914 to take water from a watercourse and/or to interfere with or obstruct the bed or banks of a surface water feature.

32.26. HOME BUSINESS AND HOME OCCUPATION

(1) Home business or home occupation is specific to the applicant/occupant and is not transferable upon sale of the property and/or vacation of the premises.

32.27. INDUSTRY - EXTRACTIVE

(1) No excavation is to occur within 200m of a sensitive land use not located on the subject property.

(2) The proposed extraction pit is to be setback a minimum of 40m from any public road.

(3) An extractive industry should not be located within visually obvious locations (locations obvious from major roads, townsites and tourist nodes). All activities are adequately screened from major vantage points (i.e. from regional and district roads).

(4) A development application for Industry – Extractive shall include an Environmental and Operational Management Plan.

Note: Nothing in the Scheme shall prohibit or affect the granting of the tenement or carrying out of any mining operations authorised under the Mining Act 1978. On Crown Land, construction materials are defined as a 'mineral' and require a Mining Lease to be issued by the responsible state department/s, to extract sand, clay, rock or gravel and these activities are administered under the Mining Act 1978. On private property, the extraction and sale of construction materials such as sand, rock or gravel is administered by the local government.

32.28. LAND SUBJECT TO FLOODING

(1) Development in any 100-year ARI floodway is prohibited.

Note: A floodway is different to a floodplain.

(2) In areas subject to periodic inundation or flooding (i.e. floodplain), all development shall be undertaken to:

(a) not disrupt the natural drainage system;

(b) ensure that developments do not modify and increase the flood levels that would be experienced within the catchment;

(c) limit the potential for damage to buildings caused by flooding and/or inundation by ensuring minimum height levels for the building and its immediate environs are achieved; and

(d) maintain the natural ecological and drainage function of the area to store and convey stormwater and floodwater within the waterway, wetland or drainage system.

(3) Where in the opinion of local government a development is to be sited on land that has the potential to be inundated or flooded, the local government may:

(a) employ a presumption against the intensification of development; and

(b) require the development of a flood risk assessment, to demonstrate acceptable vertical separation has been provided.

(c) a building designed primarily for housing and/or overnight accommodation for persons and is related to flood prone land must ensure the minimum habitable floor level is at least 0.5 metres above the adjacent 1 in 100 flood (1% AEP) levels.

32.29. LANDSCAPING

(1) Landscaping shall be undertaken and maintained to Council's satisfaction for all development unless, in the opinion of the Council, such landscaping is considered unnecessary. Such landscaping shall generally be located in such positions on a site or sites so as to enhance the appearance of any development or screen from view any parking area, open storage area, drying areas and any other space which, by virtue of its use, is likely to detract from the visual amenity of the surrounding area.

(2) When landscaping is required, the Local Government may impose conditions concerning:

(a) the position and type of plants;

(b) the removal and disposal of environmental weeds;

(c) management of landscaping; and

(d) the extent of landscaping located within the building setback areas.

(3) No person shall alter any landscaping area, with the exception of any replanting or maintenance of approved areas.

32.30. LIVESTOCK

(1) The keeping or grazing of livestock for Rural Pursuit/Hobby Farm purposes on any lot or part of any lot shall be in accordance with the stocking rates as recommended by the responsible state department/s.

(2) To prevent degradation by livestock, the local government may require areas of remnant native vegetation, waterways and wetlands to be suitably fenced to restrict access by livestock.

32.31. OUTBUILDINGS

(1) The design and location of outbuildings shall comply with the following Table 9. Relaxations may be considered subject to written confirmation for compliance with scheme standards.

(2) Outbuildings in urban settings are to be located behind primary and secondary setbacks areas and any existing or proposed dwellings.

TABLE 9: OUTBUILDING SPECIFICATIONS

Zoning	Max wall height	Max ridge height	Max cumulative floor area
Rural	4.2m	4.8m	300
Rural Residential	4.2m	4.8m	200
Rural Smallholdings	4.2m	4.8m	200

32.32. POTABLE WATER SUPPLY

(1) Dwellings are to be provided with a reticulated water supply from a licensed water provider.

(2) Where reticulated water is not available:

(a) each dwelling shall be provided with a minimum 92,000L capacity sustainable potable water supply. Each landowner shall ensure that all water tanks are designed with the bottom one quarter of the tank set aside for firefighting purposes and fitted with a suitable dual tap or coupling system.

(b) cabin/chalet developments shall be provided with a minimum 55,000L capacity potable water supply.

(3) Each landowner shall ensure the availability of water (min 10,000L) for firefighting purposes and fitted with a suitable dual tap or coupling system. The water storage can be incorporated as part of the tank used for potable water.

32.33. MINING OPERATIONS

(1) While mining operations are e While mining operations are exempt from the need for development approval under the *Mining Act 1978*, the local government may exercise its discretion to inform the Minister form mines and the Minister for Planning in writing that the granting of a mining lease or general purpose lease is contrary to the provisions of the Scheme and the Local Planning Strategy. In providing advice to the responsible Minister on the suitability of mining operations, the local government will be guided by the permissibility of this use in the zoning table.

32.34. NATIVE VEGETATION

(1) In considering a subdivision or development proposal, the local government shall have due regard to the conservation, protection and management of native vegetation to enhance soil and land quality, water quality, biodiversity, fauna habitat, landscape, amenity values and ecosystem function.

(2) Unless otherwise exempt in Schedule A, and suitable alternatives do not exist to locate development outside of areas requiring the removal of vegetation, the local government may require a flora and fauna study to determine locations on the site where development could occur with the least detrimental impact to biodiversity habitat, water quality, landscape and amenity values.

Notes:
1. Native vegetation clearing must be authorised under the Environmental Protection Act 1986. Under section 51C of the Environmental Protection Act 1986, clearing of native vegetation is an offence unless it is done under the authority of - a clearing permit; a clearing referral has been submitted and a permit is not required; or it is subject to an exemption under the Act or the Environmental Protection (Clearing of Native Vegetation) Regulations 2004.
2. Defining of lot boundaries within native vegetation areas may not require the clearing of vegetation to meet Firebreak Notice requirements where exemptions are sought. This may avoid fence lines, reducing excess vegetation removal and barriers to fauna movement.

32.35. REVEGETATION

(1) The local government may impose a condition on development approval requiring, the planting of vegetation of a species, extent and in locations determined by the local government on a lot in the following circumstances -

(a) to replace trees and vegetation to be removed as a result of approved development works; and

(b) in order to screen approved development from surrounding properties.

(2) The local government may impose a condition on development approval requiring that the applicant maintain revegetation areas for a period of at least 3 years.

32.36. SECOND-HAND AND REPURPOSED DWELLINGS

(1) In considering an application for development approval for secondhand or repurposed dwellings, the local government will give due regard to the following:

(a) the external appearance and material finishes, structural qualities and compliance with the National Construction Codes, barrier screening to sub-floor spaces, the addition to or modification to the existing dwelling; connection of the dwelling or building to lot services, and the time frame to complete the specified work.

(b) any internal or external material containing asbestos containing material (ACM) being removed prior to the dwelling or building being transported within or into the Scheme area.

(c) fitting in with the existing streetscape in terms of the quality of elevations, roof pitch, building height, scale and bulk.

(d) dominant attributes of an existing streetscape such as setbacks, fencing, and architectural features (where applicable) and the condition of existing dwellings which form part of the street block in which the transported dwelling is proposed.

32.37. SETBACKS FROM WATERCOURSES

(1) Development (excluding wastewater disposal systems) shall be setback a minimum of 30m to creeklines. Waste water disposal systems should be located a min 100m from flowing river systems.

32.38. SHORT TERM RENTAL ACCOMMODATION

(1) Hosted short-term rental accommodation should demonstrate the following:

(a) caretaker/manager residing on-site.

(b) the proposal provides additional on-site car parking bays at the ratio of 1 bay per bedroom and shall not interfere with vehicular access; and

(c) access/egress to the site and car parking shall not adversely impact local vehicular or pedestrian traffic.

(2) Tourist and visitor accommodation in the rural and rural smallholdings zones shall only take the form of chalets or cabins.

(3) Where any premise is approved for tourist accommodation purposes, the duration of occupancy by any person in those premise shall be limited to a maximum of 3 months during any 12-month period.

(4) In considering an application for tourist and visitor accommodation, the Council will have regard to:

(a) the scale and intensity of the development;

(b) appropriate setbacks to existing or proposed agricultural uses; and

(c) the effect that existing or proposed agricultural uses could have on the proposal or conversely, the effect of the proposal to surrounding agricultural uses.

32.39. SHIPPING CONTAINERS

(1) Development of shipping containers is to comply with outbuilding provisions of the scheme.

(2) When considering an application for development approval for a shipping container, the local government may impose conditions concerning the external appearance, material finishes and the anchoring of the shipping container to the ground.

32.40. TREE FARM

(1) In considering a development application for a tree farm, the local government will have due regard to the following matters:

(a) the Code of Practice for Timber Plantations in Western Australia;

(b) Council's Firebreak Order;

(c) Guidelines for Plantation Fire Protection;

(d) separation to sensitive land uses land uses eg. electrical substations or transmission lines, tourism, recreation or aviation on the lot or adjoining land;

(e) provision of firefighting equipment and trained personnel;

(f) suitable water sources and infrastructure for firefighting purposes;

(g) road network capabilities for harvesting and road haulage;

(h) visual impact on scenic views, particularly along main tourist routes; and

(i) the proximity of the plantation to environmental or agricultural water resources.

32.41. WORKFORCE ACCOMMODATION

(1) The local government may grant development approval for Workforce Accommodation subject to the following requirements:

(a) The proposed development shall be undertaken strictly in accordance with an Accommodation Management Plan, developed in support of the application, subject to any modifications required as a consequence of any condition/s of approval.

(b) The Workforce Accommodation is to be used primarily as accommodation quarters for staff employed in construction, resource, agricultural or other industries on a temporary basis.

(c) The number of workers is to be limited considerate of the potential impacts to neighbours and the servicing capabilities (e.g. waste and effluent management and traffic impact).

(d) When the workforce accommodation is being let, a caretaker is to be in the residence at the property to ensure compliance with the endorsed Accommodation Management Plan.

(e) a fire blanket, fire extinguisher, first aid equipment and an emergency evacuation procedure, is to be kept within each accommodation unit, for use by occupants, should an emergency occur.

(f) the accommodation is to be clustered within a single building envelope to minimise the impacts on adjoining properties and to enable the sharing of infrastructure servicing.

33. SITE SPECIFIC DEVELOPMENT STANDARDS AND REQUIREMENTS

The following site-specific standards apply.

TABLE 10 – ADDITIONAL REQUIREMENTS THAT APPLY TO LAND COVERED BY A STRUCTURE PLAN OR LOCAL DEVELOPMENT PLAN

Area No.	Description of Land	Land Use Expectations	Matters to be addressed in Structure Plans	Associated Provisions
1	Northern Residential Expansion area (Urban Development zone) • 18 Marmion St West (Lot 2) • 6 Marmion St West (Lot 3) • 157 Warren Rd (Lot 70) • 215 Warren Rd (Lot 69)	Residential R15 to R30	• Fire management with adjoining golf course bushland. • Existing and proposed servicing requirements. • Vegetation protection. • Provision for future street and pedestrian connectivity for potential additional long term northern townsite expansion.	(1) All lots created must be connected to the reticulated water and sewerage systems. (2) Revegetation of cleared native and regrowth revegetation shall be at least double the area of clearing to allow for revegetation failure.

34. VARIATIONS TO SITE AND DEVELOPMENT REQUIREMENTS

(1) In this clause –

general development standards and requirements (cl.32) refers to any site or development requirement contained in the scheme unless the scheme otherwise provides that a certain development requirement cannot be varied, but this clause is not to apply to variations to land use permissibility's contained in the zoning table and does not apply with respect to development which the R-Codes apply, or clause 33.

(2) The local government may approve an application for a development approval that does not comply with a general development standards and requirement.

(3) An approval under subclause (2) may be unconditional or subject to any conditions the local government considers appropriate.

(4) If the local government is of the opinion that the non-compliance with a general development standard or requirement will mean that the development is likely to adversely affect any owners or occupiers in the general locality or in an area adjoining the site of the development, the local government must —

(a) consult the affected owners or occupiers by following 1 or more of the provisions for advertising applications for development approval under clause 64(4) of the deemed provisions; and

(b) have regard to any expressed views prior to making its determination to grant development approval under this clause.

(5) The local government may only approve an application for development approval under this clause if the local government is satisfied that —

(a) approval of the proposed development would be appropriate having regard to the

matters that the local government is to have regard to in considering an application for development approval as set out in clause 67(2) of the deemed provisions; and

(b) the non-compliance with the general development standard or requirement will not have a significant adverse effect on the occupiers or users of the development, the inhabitants of the locality or the likely future development of the locality.

35. RESTRICTIVE COVENANTS

(1) A restrictive covenant affecting land in the Scheme area that would have the effect of limiting the number of residential dwellings which may be constructed on the land is extinguished or varied to the extent that the number of residential dwellings that may be constructed is less than the number that could be constructed on the land under this Scheme.

(2) If subclause (1) operates to extinguish or vary a restrictive covenant —

(a) development approval is required to construct a residential dwelling that would result in the number of residential dwellings on the land exceeding the number that would have been allowed under the restrictive covenant; and

(b) the local government must not grant development approval for the construction of the residential dwelling unless it advertises the application for development approval in accordance with clause 64 of the deemed provisions.

PART 5 - SPECIAL CONTROL AREAS

36. SPECIAL CONTROL AREAS

(1) Special control areas are marked on the Scheme Map according to the legend on the Scheme Map.

(2) The purpose, objectives and additional provisions that apply to each special control area is set out in the Table 11.

TABLE 11 - SPECIAL CONTROL AREAS IN SCHEME AREA

Name of area	Purpose	Additional provisions
SCA1 WWTP	To protect the Wastewater Treatment Plant present and future operations from potential conflict with incompatible development and land uses.	(1) All development in the SCA1 requires development approval. (2) In considering an application for planning approval within the Water Corporation Wastewater Treatment Plant Odour Buffer Special Control Area, the Local Government shall have particular regard to: (a) The nature and position of the proposed development within the Special Control Area; (b) The compatibility of the proposed development with odour emissions from the Wastewater Treatment Plant; and (c) Any specific advice and recommendations from the Water Corporation. (3) The Local Government may grant planning approval for non-habitable buildings to be developed within the Water Corporation Wastewater Treatment Plant Odour Buffer Special Control Area provided that the Local Government deems the development and/or land use compatible with the purpose of the Special Control Area and any necessary measures have been incorporated into the design for the premises. (4) The Local Government shall not support the further subdivision of any land within the Water Corporation Wastewater Treatment Plant Odour Buffer Special Control Area such where it will create a greater potential for future land use conflict to be generated between sensitive uses and the odour buffer around the Wastewater Treatment Plant. (5) Where subdivision is supported within the Special Control Area, the Local Government shall request the Commission impose a condition requiring a memorial notice placed on the Certificate of Title advising that the

		land may be subject to odour emissions from the adjoining/nearby Water Corporation Wastewater Treatment Plant.
Special Control Area 2 – Inundation areas	To minimise the risk to health and safety of people and potential for flood damage resulting from decisions relating to land use and development on defined river and watercourse floodplains in and near the Katanning townsite.	1. All development in the SCA2 requires development approval. 2. The local government to consult with the Department of Water and Environmental Regulation (DWER) and have due regard to the advice and recommendations on any application for development approval on flood prone land. 3. An application for development approval is to consider: (a) maintaining the free passage and temporary storage of floodwaters so as not to impact surrounding development; (b) how flood risk will be managed to ensure future development provides an acceptable level of flood protection that meets the objectives of the SCA. (c) the potential impact on water quality and outline any measures required to maintain and protect water quality and waterways as natural resources. (d) habitable buildings constructed with a minimum finished floor level height above the appropriate designated flood level. (e) non-habitable buildings may be considered below flood levels, subject to: (ii) Demonstrated the existing flood regime is not detrimentally impacted; (iii) adequate justification for the proposed siting of the building; (iv) written acknowledgement that the owner accepts that the building and its contents may be subject to periodic flooding and/or inundation. 4. Where proposals are received for the development of extensions or additions to existing residential development sited within a flood prone area, the requirements for flood mitigation may be waived where such extensions/additions do not exceed 25 per cent of the floor area of the existing building. 5. The subsoil adjacent to the proposed development is to be effectively drained. 6. The surface of the ground beneath the building is to be

		regraded or filled and provided with adequate drainage outlets to prevent the accumulation of water beneath the building. 7. The surface of the ground beneath the building to be covered with an approved damp-resistant material (moisture barrier).

PART 6 - TERMS REFERRED TO IN SCHEME

37. GENERAL TERMS USED

(1) If a word or expression used in this Scheme is listed in this clause, its meaning is as follows:

building envelope means the area of land within which all buildings and effluent disposal facilities on a lot must be contained;

cabin means a building that —

(a) is an individual unit other than a chalet; and

(b) forms part of —

(i) tourist and visitor accommodation; or

(ii) a caravan park; and

(c) if the unit forms part of a caravan park — is used to provide accommodation for persons, on a commercial basis, with no individual person accommodated for a period or periods exceeding a total of 3 months in any 12-month period;

chalet means a building that —

(a) is a self-contained unit that includes cooking facilities, bathroom facilities and separate living and sleeping areas; and

(b) forms part of —

(i) tourist and visitor accommodation; or

(ii) a caravan park; and

(c) if the unit forms part of a caravan park — is used to provide accommodation for persons, on a commercial basis, with no individual person accommodated for a period or periods exceeding a total of 3 months in any 12-month period**;**

commercial vehicle means a vehicle, whether licenced or not, that has a gross vehicle mass of greater than 4.5 tonnes including —

(a) a utility, van, truck, tractor, bus or earthmoving equipment; and

(b) a vehicle that is, or is designed to be an attachment to a vehicle referred to in paragraph a);

floor area has meaning given in the Building Code;

minerals has the meaning given in the *Mining Act 1978* s. 8(1);

plot ratio means the ratio of the floor area of a building to an area of land within the boundaries of the lot or lots on which the building is located;

precinct means a definable area where particular planning policies, guidelines or standards apply;

predominant use means the primary use of premises to which all other uses carried out on the premises are incidental;

retail means the sale or hire of goods or services to the public;

Scheme commencement day means the day on which this Scheme comes into effect under s. 87(4) of the Act;

wholesale means the sale of goods or materials to be sold by others.

(2) A word or expression that is not defined in this Scheme —

(a) has the meaning it has in the *Planning and Development Act 2005*; or

(b) if it is not defined in that Act — has the same meaning as it has in the R-Codes.

38. LAND USE TERMS USED IN SCHEME

If this Scheme refers to a category of land use that is listed in this provision, the meaning of that land use is as follows:

abattoir means premises used commercially for the slaughtering of animals for the purposes of consumption as food products.

aged or dependent persons' dwelling means a special purpose dwelling as defined by the Residential Design Codes Volume 1 (R-Codes Volume 1).

agriculture – extensive means premises used for the raising of stock or crops including outbuildings and earthworks, but does not include agriculture - intensive or animal husbandry - intensive.

agriculture - intensive means premises used for commercial production purposes, including outbuildings and earthworks, associated with any of the following -

(a) the production of grapes, vegetables, flowers, exotic or native plants, or fruit or nuts;
(b) the establishment and operation of plant or fruit nurseries;
(c) the development of land for irrigated fodder production or irrigated pasture (including turf farms);
(d) aquaculture.

amusement parlour means premises -

(a) that are open to the public; and
(b) that are used predominantly for amusement by means of amusement machines including computers; and
(c) where there are 2 or more amusement machines.

animal establishment means premises used for the breeding, boarding, training or caring of animals for commercial purposes but does not include animal husbandry - intensive or veterinary centre.

animal husbandry – intensive means premises used for keeping, rearing or fattening of alpacas, beef and dairy cattle, goats, pigs, poultry (for either egg or meat production), rabbits (for either meat or fur production), sheep or other livestock in feedlots, sheds or rotational pens but excludes agriculture - extensive.

art gallery means premises that are open to the public and where artworks are displayed for viewing or sale.

betting agency means an office or totalisator agency established under the *Racing and Wagering Western Australia Act 2003*.

brewery means premises the subject of a producer's licence authorising the production of beer, cider or spirits under the *Liquor Control Act 1988.*

bulky goods showroom means premises

(a) used to sell by retail any of the goods and accessories of the following types that are principally used for domestic purposes -
    (i) automotive parts and accessories;
    (ii) camping, outdoor and recreation goods;
    (iii) electric light fittings;
    (iv) animal supplies including equestrian and pet goods;
    (v) floor and window coverings;
    (vi) furniture, beddings, furnishings, fabrics, manchester and homewares;
    (vii) household appliances, electrical goods and home entertainment goods;

(viii) party supplies;

(ix) office equipment and supplies;

(x) babies' and children's goods, including play equipment and accessories;

(xi) sporting, cycling, leisure, fitness goods and accessories;

(xii) swimming pools.

or

(b) used to sell goods and accessories by retail if:

(i) a large area is required for the handling, display or storage of the goods; or

(ii) vehicular access is required to the premises for the purpose of collection of purchased goods.

camping ground means an area used for a camping ground as defined in the Caravan Parks and Camping Grounds Act 1995.

caravan park means premises that are a caravan park as defined in the *Caravan Parks and Camping Grounds Act 1995* section 5(1).

caretaker's dwelling means a dwelling on the same site as a building, operation or plant used for industry and occupied by a supervisor of that building, operation or plant.

car park means premises used primarily for parking vehicles whether open to the public or not but does not include -

(a) any part of a public road used for parking or for a taxi rank; or

(b) any premises in which cars are displayed for sale.

child care premises means premises where -

(a) an education and care service as defined in the *Education and Care Services National Law (Western Australia)* section 5(1), other than a family day care service as defined in that section is provided; or

(b) a child care service as defined in the *Child Care Services Act 2007* section 4 is provided.

cinema/thetre means premises where the public may view a motion picture or theatrical production.

civic use means premises used by a government department, an instrumentality of the State or the local government for administrative, recreational or other purposes.

club premises means premises used by a legally constituted club or association or other body of persons united by a common interest.

commercial vehicle parking means premises used for parking of one or two commercial vehicles but does not include -

(a) any part of a public road used for parking or for a taxi rank; or

(b) parking of commercial vehicles incidental to the predominant use of the land.

community purpose means premises designed or adapted primarily for the provision of educational, social or recreational facilities or services by organisations involved in activities for community benefit.

consulting rooms means premises used by no more than 2 health practitioners at the same time for the investigation or treatment of human injuries or ailments and for general outpatient care.

convenience store means premises -

(a) used for the retail sale of convenience goods commonly sold in supermarkets, delicatessens or newsagents; and

(b) operated during hours which include, but may extend beyond, normal trading hours; and

(c) the floor area of which does not exceed 300m^2 net lettable area.

corrective institution means premises used to hold and reform persons committed to it by a court, such as a prison or other type of detention facility.

educational establishment means premises used for the purposes of providing education including premises used for a school, higher education institution, business college, academy or other educational institution.

exhibition centre means premises used for the display, or display and sale, of materials of an artistic, cultural or historical nature including a museum.

family day care means premises where a family day care service as defined in the *Education and Care Services National Law (Western Australia)* is provided.

fast food outlet means premises, including premises with a facility for drive-through service, used for the preparation, sale and serving of food to customers in a form ready to be eaten -

(a) without further preparation; and

(b) primarily off the premises.

fuel depot means premises used for the storage and sale in bulk of solid or liquid or gaseous fuel but does not include premises used -

(a) as a service station; or

(b) for the sale of fuel by retail into a vehicle for use by the vehicle.

funeral parlour means premises used –

(a) to prepare and store bodies for burial or cremation;

(b) to conduct funeral services.

garden centre means premises used for the propagation, rearing and sale of plants, and the storage and sale of products associated with horticulture and gardens.

home business means a dwelling or land around a dwelling used by an occupier of the dwelling to carry out a business, service or profession if the carrying out of the business, service or profession -

(a) does not involve employing more than 2 people who are not members of the occupier's household; and

(b) will not cause injury to or adversely affect the amenity of the neighbourhood; and

(c) does not occupy an area greater than 50m^2; and

(d) does not involve the retail sale, display or hire of any goods unless the sale, display or hire is done only by means of the Internet; and

(e) does not result in traffic difficulties as a result of the inadequacy of parking or an increase in traffic volumes in the neighbourhood; and

(f) does not involve the presence, use or calling of a vehicle more than 4.5 tonnes tare weight; and

(g) does not involve the use of an essential service that is greater than the use normally required in the zone in which the dwelling is located.

home occupation means a dwelling or land around a dwelling used by an occupier of the dwelling to carry out an occupation if the carrying out of the occupation that -

(a) does not involve employing a person who is not a member of the occupier's household; and

(b) will not cause injury to or adversely affect the amenity of the neighbourhood; and

(c) does not occupy an area greater than 20m^2; and

(d) does not involve the display on the premises of a sign with an area exceeding 0.2m^2; and

(e) does not involve the retail sale, display or hire of any goods; unless the sale, display or hire is done only by means of the Internet; and

(f) does not -

(i) require a greater number of parking spaces than normally required for a single dwelling; or

(ii) result in an increase in traffic volume in the neighbourhood; and

(g) does not involve the presence, use or calling of a vehicle more than 4.5 tonnes tare weight; and

(h) does not include provision for the fueling, repair or maintenance of motor vehicles; and

(i) does not involve the use of an essential service that is greater than the use normally required in the zone in which the dwelling is located.

home office means a dwelling used by an occupier of the dwelling to carry out a home occupation if the carrying out of the occupation -

(a) is solely within the dwelling; and

(b) does not entail clients or customers travelling to and from the dwelling; and

(c) does not involve the display of a sign on the premises; and

(d) does not require any change to the external appearance of the dwelling.

home store means a shop attached to a dwelling that -

(a) has a net lettable area not exceeding 100m^2; and

(b) is operated by a person residing in the dwelling.

hospital means premises used as a hospital as defined in the *Health Services Act 2016* section 8(4).

hosted accommodation, see deemed provisions.

hotel means premises the subject of a hotel licence other than a small bar or tavern licence granted under the *Liquor Control Act 1988*, including any betting agency on the premises.

independent living complex means a development with self-contained, independent dwellings for aged or dependent persons together with communal amenities and facilities for residents and staff that are incidental and ancillary to the provision of such accommodation, but does not include a development which includes these features as a component of a residential aged care facility.

industry means premises used for the manufacture, dismantling, processing, assembly, treating, testing, servicing, maintenance or repairing of goods, products, articles, materials or substances and includes facilities on the premises for any of the following purposes -

(a) the storage of goods;

(b) the work of administration or accounting;

(c) the selling of goods by wholesale or retail;

(d) the provision of amenities for employees;

(e) incidental purposes.

industry – extractive means premises, other than premises used for mining operations, that are used for the extraction of basic raw materials including by means of ripping, blasting or dredging and may include facilities for any of the following purposes -

(a) the processing of raw materials including crushing, screening, washing, blending or grading;

(b) activities associated with the extraction of basic raw materials including wastewater treatment, storage, rehabilitation, loading, transportation, maintenance and administration.

industry – light means premises used for an industry where impacts on the amenity of the area in which the premises is located can be mitigated, avoided or managed.

industry – rural means premises used for an industry that -

(a) supports and/or is associated with primary production; or

(b) services plant or equipment used in primary production.

liquor store-large means premises the subject of a liquor store licence granted under the *Liquor Control Act 1988* with a net lettable area of more than 300m^2.

liquor store – small means premises the subject of a liquor store licence granted under the *Liquor Control Act 1988* with a net lettable area of not more than 300m^2.

lunch bar means premises or part of premises used for the sale of takeaway food (in a form ready to be consumed without further preparation) within industrial or commercial areas.

Market means premises used for the display and sale of goods from stalls by independent vendors.

medical centre means premises other than a hospital used by 3 or more health practitioners at the same time for the investigation or treatment of human injuries or ailments and for general outpatient care.

mining operations means premises where mining operations, as that term is defined in the *Mining Act 1978* section 8(1) is carried out.

motor vehicle, boat or caravan sales means premises used to sell or hire motor vehicles, boats or caravans.

motor vehicle repair means premises used for or in connection with -

(a) electrical and mechanical repairs, or overhauls, to vehicles other than panel beating, spray painting or chassis reshaping of vehicles; or

(b) repairs to tyres other than recapping or re-treading of tyres.

motor vehicle wash means premises primarily used to wash motor vehicles.

nature based park means premises used for a nature based park as defined in the *Caravan Parks and Camping Grounds Regulations 1997*

nightclub means premises the subject of a nightclub licence granted under the *Liquor Control Act 1988.*

office means premises used for administration, clerical, technical, professional or similar business activities.

park home park means premises used as a park home park as defined in the *Caravan Parks and Camping Grounds Regulations 1997*.

place of worship means premises used for religious activities such as a chapel, church, mosque, synagogue or temple.

reception centre means premises used for hosted functions on formal or ceremonial occasions.

recreation – private means premises that are -

(a) used for indoor or outdoor leisure, recreation or sport; and

(b) not usually open to the public without charge.

renewable energy facility means premises used to generate energy from a renewable energy source and includes any building or other structure used in, or relating to, the generation of energy by a renewable resource. It does not include renewable energy electricity generation where the energy produced principally supplies a domestic and/or business premises and any on selling to the grid is secondary.

repurposed dwelling means a building or structure not previously used as a single house which has been repurposed for use as a dwelling.

residential aged care facility means a residential facility providing personal and/or nursing care primarily to people who are frail and aged or dependent persons which, as well as accommodation, includes -

(a) appropriate staffing to meet the nursing and personal care needs of residents;

(b) meals and cleaning services; and

(c) furnishings, furniture and equipment.

This may consist of multiple components that include communal amenities and land uses for residents and staff that are incidental and ancillary to the provision of such accommodation, residential respite (short term) care and an independent living complex, but does not include a hospital, rehabilitation or psychiatric facility.

residential building means a building as defined by the Residential Design Codes Volume 1 (R-Codes Volume 1).

resource recovery centre means premises other than a waste disposal facility used for the recovery of resources from waste.

restaurant/café means premises primarily used for the preparation, sale and serving of food and drinks for consumption on the premises by customers for whom seating is provided, including premises that are licenced under the *Liquor Control Act 1988*.

restricted premises means premises used for the sale by retail or wholesale, or the offer for hire, loan or exchange, or the exhibition, display or delivery of -

(a) publications that are classified as restricted under the *Classification (Publications, Films and Computer Games) Act 1995* (Commonwealth); or

(b) materials, compounds, preparations or articles which are used or intended to be used primarily in or in connection with any form of sexual behaviour or activity; or

(c) smoking-related implements.

road house means premises that has direct access to a State road other than a freeway and which provides the services or facilities provided by a freeway service centre and may provide any of the following facilities or services -

(a) a full range of automotive repair services;

(b) wrecking, panel beating and spray painting services;

(c) transport depot facilities;

(d) accommodation for guests, on a commercial basis, with no individual guest accommodated for a period or periods exceeding a total of 3 months in any 12-month period;

(e) facilities for being a muster point in response to accidents, natural disasters and other emergencies; and

(f) dump points for the disposal of black and/or grey water from recreational vehicles.

rural home business / industry – cottage means a trade or light industry producing arts and crafts goods, which does not fall within the definition of home occupation and which -

(a) will not cause injury to or adversely affect the amenity of the neighbourhood;

(b) is conducted in an out-building which is compatible with the principal uses to which land in the zone, in which it is located, may be put;

(c) does not involve employing more than 2 people who are not members of the occupier's household;

(d) does not occupy an area greater than $50m^2$;

(e) does not result in traffic difficulties as a result of the inadequacy of parking or an increase in traffic volumes in the neighbourhood;

(f) does not involve the presence, use or calling of more than 3 vehicles at any one time or of a vehicle more than 30 tonnes gross weight; and

(g) does not display a sign exceeding 0.2 square metres in area.

rural pursuit/hobby farm means any premises, other than premises used for agriculture - extensive or agriculture - intensive, that are used by an occupier of the premises to carry out any of the following activities if carrying out of the activity does not involve permanently employing a person who is not a member of the occupier's household -

(a) the rearing, agistment, stabling or training of animals;

(b) the keeping of bees;

(c) the sale of produce grown solely on the premises.

second hand dwelling means a dwelling that has been in a different location, and has been dismantled and transported to another location, but does not include a new modular home or transportable dwelling.

service station means premises other than premises used for a transport depot, panel beating, spray painting, major repairs or wrecking, that are used for -

(a) the retail sale of petroleum products, motor vehicle accessories and goods of an incidental or convenience nature; and/or

(b) the carrying out of greasing, tyre repairs and minor mechanical repairs to motor vehicles.

shop means premises other than a bulky goods showroom, a liquor store - large or a liquor store - small used to sell goods by retail, to hire goods, or to provide services of a personal nature, including hairdressing or beauty therapy services.

small bar means premises the subject of a small bar licence granted under the *Liquor Control Act 1988*

tavern means premises the subject of a tavern licence granted under the *Liquor Control Act 1988*

telecommunications infrastructure means premises used to accommodate the infrastructure used by or in connection with a telecommunications network including any line, equipment, apparatus, tower, antenna, tunnel, duct, hole, pit or other structure related to the network.

tourist and visitor accommodation —

(a) means a building, or a group of buildings forming a complex, that —

  (i) is wholly managed by a single person or body; and

  (ii) is used to provide accommodation for guests, on a commercial basis, with no individual guest accommodated for a period or periods exceeding a total of 3 months in any 12-month period; and

  (iii) may include on-site services and facilities for use by guests; and

  (iv) in the case of a single building — contains more than 1 separate accommodation unit or is capable of accommodating more than 12 people per night;

  and

(b) includes a building, or complex of buildings, meeting the criteria in paragraph (a) that is used for self-contained serviced apartments that are regularly serviced or cleaned during the period of a guest's stay by the owner or manager of the apartment or an agent of the owner or manager; but

(c) does not include any of the following —

  (i) an aged care facility as defined in the Land Tax Assessment Act 2002 section 38A(1);

  (ii) a caravan park;

  (iii) hosted short-term rental accommodation;

  (iv) a lodging-house as defined in the Health (Miscellaneous Provisions) Act 1911 section 3(1);

  (v) a park home park;

(vi) a retirement village as defined in the Retirement Villages Act 1992 section 3(1);

(vii) a road house;

(viii) workforce accommodation;

trade display means premises used for the display of trade goods and equipment for the purpose of advertisement.

trade supplies means premises used to sell by wholesale or retail, or to hire, assemble or manufacture any materials, tools, equipment, machinery or other goods used for the following purposes including goods which may be assembled or manufactured off the premises -

(a) automotive repairs and servicing;

(b) building including repair and maintenance;

(c) industry;

(d) landscape gardening;

(e) provision of medical services;

(f) primary production;

(g) use by government departments or agencies, including local government.

transport depot means premises used primarily for the parking or garaging of 3 or more commercial vehicles including -

(a) any ancillary maintenance or refueling of those vehicles; and

(b) any ancillary storage of goods brought to the premises by those vehicles; and

(c) the transfer of goods or persons from one vehicle to another.

tree farm means land used commercially for tree production where trees are planted in blocks of more than one hectare, including land in respect of which a carbon right is registered under the *Carbon Rights Act 2003* section 5.

Note: unhosted accommodation, see deemed provisions.

veterinary centre means premises used to diagnose animal diseases or disorders, to surgically or medically treat animals, or for the prevention of animal diseases or disorders.

warehouse/storage means premises including indoor or outdoor facilities used for -

(a) the storage of goods, equipment, plant or materials; or

(b) the display or sale by wholesale of goods.

waste disposal facility means premises used -

(a) for the disposal of waste by landfill; or

(b) the incineration of hazardous, clinical or biomedical waste.

waste storage facility means premises used to collect, consolidate, temporarily store or sort waste before transfer to a waste disposal facility or a resource recovery facility on a commercial scale.

winery means premises used for the production of viticultural produce and associated sale of the produce.

workforce accommodation means premises, which may include modular and relocated buildings used -

(a) primarily for the accommodation of workers engaged in construction, resource, agricultural or other industries on a temporary basis; and

(b) for any associated catering, sporting and recreation facilities for the occupants and authorised visitors.

39. DEEMED PROVISIONS FOR LOCAL PLANNING SCHEMES

Please see the *Planning and Development (Local Planning Schemes) Regulations 2015*, which covers Clauses 1 to 93. Clause 61 of the Deemed Provisions provides a number of standard exemptions for seeking works and/or development approval.

SCHEDULE A – SUPPLEMENTAL PROVISIONS TO THE DEEMED PROVISIONS

These provisions are to be read in conjunction with the deemed provisions (Schedule 2) contained in the *Planning and Development (Local Planning Schemes) Regulations 2015* (amended).

61. DEVELOPMENT FOR WHICH DEVELOPMENT APPROVAL NOT REQUIRED

(1) In keeping with entry 21 of the Table in clause 61(1) of the Deemed Provisions, development approval is not required for works if –

(a) The works are of a class specified in Column 1 of an item in the Table; and

(b) If conditions are set out in Column 2 of the Table opposite that item – all of those conditions are satisfied in relation to the works.

TABLE 12 SUPPLEMENTAL PROVISIONS TO CLAUSE 61(1) FOR WORKS

Exempted Item No.	Column 1 Works	Column 2 Conditions
21.(1)	The erection of, or alterations or additions to, a single house on a lot where the R-Codes do not apply.	(a) The works are not located in a Special Control Area. (b) The single house is a permitted 'P' use in the zone. (c) The works comply with the development provisions of this Scheme for that zone. (d) The works are not located in a heritage-protected place. (e) The works are not within 100m of a watercourse. (f) The works are not within 200 m of a basic raw materials extraction source. (g) The works are not within land prone to flooding. (h) The works do not require access from an unconstructed road or that is not a gazetted road reserve. (i) The works do not include the clearing of native vegetation (excluding isolated trees or revegetation for a non-conservation purpose as defined in the *Environmental Protection Act 1986 & Environmental Protection (Clearing of native vegetation) Regulations 2004).*
21.(2)	The erection of or installation of, or alterations to or additions to, any of	(a) The works are not located in a Special Control Area.

	the following, where the R-Codes do not apply: (a) an ancillary dwelling; (b) an outbuilding; (c) an external fixture; (d) a boundary wall or fence; (e) a patio; (f) a pergola; (g) a verandah; (h) a deck; (i) a garage; (j) a carport; (k) domestic animal enclosure; (l) a tree house; (m) landscaping;	(b) The ancillary dwelling is a permitted 'P' use in the zone. (c) The ancillary dwelling is not within 200 m of a basic raw materials extraction source. (d) The works comply with the development provisions of this Scheme for that zone. (e) The works are not located in a heritage-protected place. (f) The works are not within 100m of a watercourse. (g) The works are not within land prone to flooding. (h) The works do not require access from an unconstructed or non-gazetted road reserve. (i) The animal enclosure does not exceed 3.0 metres in height above natural ground level or is not within 1.0 metre of the boundary with an adjacent lot. (j) The tree house, which as a structure, does not exceed 3.0 metres in height and 4.0m2 of floor area. (k) The works do not include the clearing of native vegetation (excluding isolated trees or revegetation for a non-conservation purpose as defined in the *Environmental Protection Act 1986 & Environmental Protection (Clearing of native vegetation) Regulations 2004)*
21.(3)	The erection of or installation of, or alterations to or additions to, the following on a lot in the Rural zone – (a) a building developed in association with agriculture – extensive.	(a) The works are not located in a Special Control Area. (b) The building is setback to comply with the following: Front Boundary: 50m Side Boundary: 15m Rear Boundary: 15m (c) The works do not include the clearing of native vegetation (excluding isolated trees or revegetation for a non-conservation purpose as defined in the *Environmental Protection Act 1986 & Environmental Protection (Clearing of native vegetation) Regulations 2004).*

21.(4)	The erection of or installation of, or alterations to or additions to, any of the following on a lot in the Rural or Rural Small Holding or Rural Residential zone; (a) a windmill; (b) a bore; (c) a well; (d) a water tank; (e) a dam.	(a) In relation to a water tank the conditions of the deemed provisions for the installation of a water tank are satisfied, other than the volume of the water tank may exceed 5,000 litres. (b) The water tank is not visible from the lot road frontage or if visible, it is to be treated to be compatible in its setting to the satisfaction of the local government. (c) Where a building envelope applies the water tank is located entirely within the building envelope. (d) The works are not located in a heritage-protected place. (e) The works comply with the development provisions of this Scheme for that zone.
21.(5)	The installation maintenance or repair works for and of any of the following for domestic or rural purposes— (a) service ducts; (b) cables; (c) pipes; (d) conduits.	(a) The works are not located in a heritage-protected place.
21.(6)	The erection, installation, or demolition of a sign or advertisement of a class specified in Schedule 2.	(a) The sign or advertisement complies with the applicable provisions of Schedule 2. (b) The sign is not illuminated. (c) The sign or advertisement is not erected or installed within 1.5m of any part of a crossover or street truncation. (d) The works are not located in a heritage-protected place.

21.(7)	The minor filling, excavation or re-contouring of land, and construction of retaining walls on land.	(a) The works are not located in a Special Control Area. (b) The R Codes do not apply. (c) There is no more than 0.9 metres change to the natural ground level. (d) The works comply with the development provisions of this Scheme for that zone. (e) The works are not located in a heritage-protected place. (f) The works are not within 100m of a watercourse. (g) The works are not within land prone to flooding. (h) The works do not require access from an unconstructed road or that is not a gazetted road reserve.
21.(8)	Dam	(a) The dam is incidental to a permitted or approved rural land use. (b) The lowest edge of the dam or spillway, including the stored water is setback a minimum of 20m from a lot or property boundary. (c) The construction of a dam is not within or immediately adjoining a waterway or conservation category wetland.
21.(9)	Radio masts and satellite dishes	(a) The positioning of structures behind the predominant street setback. (b) Structures attached to the roof or wall of a building must be no more than 1.8 metres above the highest point of the building. (c) Ground mounted structures must not be higher than 10 m above ground level. (d) Satellite dishes not having a diameter larger than 1.8 m.

(2) In keeping with clause 61(2)(h) of the Deemed provisions, Development approval of the local government is not required for the following uses —

TABLE 13 SUPPLEMENTAL PROVISIONS TO CLAUSE 61(2) FOR USE OF LAND

Exempted Item No.	**Column 1 Use**	**Column 2 Conditions**

(1)	A use that is wholly located on land identified as a local reserve under this Scheme.	(a) The land is owned or vested in the local government or a public authority. (b) For a purpose for which the land is reserved under this Scheme. (c) For any purpose for which the land may be lawfully used by the local government or public authority.

SCHEDULE 2 – SIGNS/ADVERTISEMENTS FOR WHICH DEVELOPMENT APPROVAL NOT REQUIRED

LAND USE AND/OR DEVELOPMENT	SIGNS/ADVERTISEMENTS	MAXIMUM SIZE/AREA
Dwellings	One professional name-plate.	0.2m^2
Home business	One advertisement sign describing the nature of the home business.	1.0m^2
Place of worship, club premises, community purpose, civic use	One advertisement sign detailing the function, and/or the activities of the institution concerned.	2.0m^2
Shop, bulky goods showroom and other uses appropriate to a shopping area	All advertisement signs affixed to the building below the top of the awning or, in the absence of an awning, below a line measured at 5m from the ground floor level of the building, subject to compliance with the requirements of the Signs Hoarding and Bill Posting Bylaws.	No maximum size/area
Industrial, warehouse/storage	A maximum of four advertisement signs applied to or affixed to the walls of the building but not projecting above the eaves or the ridge of the roof of the building. A maximum of two free-standing advertisement signs not exceeding 5m in height above ground floor level.	Total area of any such advertisement signs, shall not exceed 15m² Total area of the advertisement signs shall not exceed 10m^2 and individual advertisement sign shall not exceed 6m^2
Recreation-private	All advertisement signs provided that, in each case, the advertisement sign is not visible from outside the complex or facility either from other private and/or from public places and streets.	No maximum size/area
Public places and reserves	(a) Advertisement signs (illuminated and non- illuminated) relating to the functions of Government department, a public authority or local government excluding those of a promotional nature constructed or exhibited by, or on behalf of any such body.	No maximum size/area

LAND USE AND/OR DEVELOPMENT	SIGNS/ADVERTISEMENTS	MAXIMUM SIZE/AREA
	(b) Advertisement signs (illuminated and non- illuminated) required for the management or control of traffic on any public road, car park, cycleway, public walkway or thoroughfare, railway or waterway or other public infrastructure where such advertisement has been constructed or exhibited by or at the direction of a Government department, a public authority or the local government. (c) Advertisement signs (illuminated and non- illuminated) required to be exhibited by or pursuant to any act, statute, regulation or similar instrument provided that any such advertisement sign is constructed and/or exhibited strictly in accordance with the requirements, if any specified in the applicable act, statute, regulation or instrument.	No maximum size/area
Advertisements within buildings	All advertisement signs placed or displayed within a building and not visible to a person outside of the building.	No maximum size/area
All classes of buildings other than those specifically referenced in this Schedule	One advertisement sign containing the name, number and address of the building, the purpose for which the building is used or the name and address of the managing agent thereof.	0.2m^2
<u>Building construction sites</u> Advertisement signs displayed only for the duration of construction as follows – a) dwellings b) shops, commercial and industrial	One advertisement sign per street frontage containing details of the project and the contractors undertaking the construction work. (a) One advertisement sign. (b) One advertisement sign. (c) One additional advertisement sign showing the name of the project builder.	(a) 2m^2 (b) 5m^2 (c) 10m^2

LAND USE AND/OR DEVELOPMENT	SIGNS/ADVERTISEMENTS	MAXIMUM SIZE/AREA
properties c) large development or redevelopment projects involving shopping centres, offices or other buildings exceeding 3 storey's in height		
<u>Property transactions</u> Advertisement signs displayed for the duration of the period over which property transactions are offered and negotiated as follows - a) dwellings b) shops, commercial and industrial properties c) large development or redevelopment projects involving shopping centres, offices or other buildings exceeding 3 storey's in height and rural properties in excess of 5ha	(a) One advertisement sign per street frontage for each property relating to the sale, leasing or impending auction of the property at or upon which the advertisement sign is, or the advertisement signs are displayed. (b) One advertisement sign as for a) above. (c) One advertisement sign as for a) above.	(a) Each advertisement sign shall not exceed an area of $2m^2$ (b) Each advertisement sign shall not exceed an area of $5m^2$ (c) Each advertisement sign shall not exceed an area of $10m^2$
<u>Display homes</u> Advertisement signs displayed for the period over which homes are on display for public inspection	(a) One advertisement sign for each dwelling on display. (b) In addition to a) above one advertisement sign for each group of dwellings displayed by a single project builder giving details of the project building company and details of the range of dwellings on display.	(a) $2m^2$ (b) $5m^2$
Sale of goods or livestock	One advertisement sign per lot displayed for a period not exceeding 3 months advertising	$2m^2$

LAND USE AND/OR DEVELOPMENT	SIGNS/ADVERTISEMENTS	MAXIMUM SIZE/AREA
	the sale of goods or livestock upon any and/or within any building upon which the advertisement sign is exhibited provided that the use of the land for that purpose is permitted or approved under the Scheme.	

ADOPTION

Adopted by resolution of the Council of the Shire of Katanning at the Ordinary meeting of the Council held on the ????

.....

Shire President

.....

Chief Executive Officer

FINAL APPROVAL

Adopted for final approval by resolution of the Shire of Katanning at the Ordinary meeting of the Council held on the ????

.....

Shire President

.....

Chief Executive Officer

Recommended/Submitted for Final Approval

.....

Chairperson of the Western Australian Planning Commission

.....

Date

Final Approval Granted

.....

Minister for Planning

.....

Date

COUNCIL POLICY

Undertaking Private Works

Policy Number: 7.7

Policy Subject: Undertaking Private Works

Objectives:

~~1) To provide a service to persons or organisations within the Local Government.~~

~~2) To ensure a source of income for Council and efficient use of Council's plan and manpower resources.~~ To provide guidelines for the undertaking of private works by the Shire of Katanning.

Scope: This policy applies to private works performed by the Shire Council for individuals, organisations or businesses. This includes Shire staff and Councillors. Private works of a value more than $50,000.00 will not be undertaken without prior Council approval~~, unless the works are being undertaken for a federal or state government department or another local government~~.

Guidelines:

1) Private works will be discouraged and only be undertaken when there is no detriment to the Council's own works program.

2. The Council will avoid, where possible, carrying out private works where involvement in such works would place the Council in competition with local private suppliers.

3. All Shire staff and Councillors are strongly discouraged from applying for private works.

4. An estimate of costs will be provided for the proposed works, in accordance with the Council's annual schedule of fees and charges.

5. Plant and equipment must only be hired on a 'wet hire' basis, meaning that an approved Shire employee must operate the plant or equipment.

6. Payment of 100% of the estimated cost is required before works can commence. Any additional costs are to be paid within seven (7) days of the completion of the works. Any variations must be authorised by the client in writing before they are performed.

7. The Executive Manager Works and Services will schedule the works, and a time frame will be provided to the client indicating when the works will be completed.

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8. Shire staff or Councillors who have requested private works must not be involved in any part of the process other than from the perspective of the client. All private works will be performed, supervised, and accounts issued independently of the employee or Councillor

~~An estimate of the cost of the works will be prepared and unless other arrangements are made, this estimate will be prepaid to Council with a written undertaking by the customer to pay the actual cost of the works if it exceeds the estimate.~~

~~2) The estimate will be in accordance with the Shire's schedule of fees and charges.~~

~~3) Private Works totalling more than $50,000 needs to have Council approval, prior to the commencement of works.~~

Resolution No:	Committee	T85/96
	Ordinary Council	FC124/96
Resolution Date:	18 December 1995	
Amended:	26 November 2003	OC79/04
	22 October 2014	OC/106/14
	18 December 2018	OC168/18
	22 December 2022	OC159/22
	02 December 2025	
Source:	Infrastructure	
Date of Review:	October annually	
Review Responsibility:	Executive Manager Infrastructure & Assets	

COUNCIL POLICY

Municipal Inventory Heritage Policy

Policy No: 8.9

Policy Subject: Municipal Inventory Heritage Policy

Policy Statement: To provide guidelines to property owners on the impact of development to properties listed in Council's Municipal Inventory.

Objectives: To encourage property owners of heritage listed properties to conserve, record and document developments, alterations and demolition of properties listed in Council's Municipal Inventory.

Guidelines:

CATEGORY	LEVEL OF SIGNIFICANCE	POLICY
Category 1 Conservation Essential	Possible state or national significance Highest level of protection appropriate	• Council *will* require a HERITAGE IMPACT STATEMENT to be prepared addressing how the proposed development will affect the cultural heritage significance of the place. • As per section 78 of the *Heritage Act of Western Australia*, Council *will* seek advice from the Heritage Council of Western Australia for places entered in the Register of Heritage Places. • Council *will* seek advice from the Australian Heritage Council for places entered in the National List. • Council *may* require that the history and significance of the site be recognised through INTERPRETATION.
Category 2 Conservation Recommended	Of very considerable significance to the Shire of Katanning High level of protection appropriate	• Council *may* require a HERITAGE IMPACT STATEMENT to be prepared addressing how the proposed development will affect the cultural heritage significance of the place. • Council *will* require an ARCHIVAL RECORD prior to the commencement of any major changes or demolition. • Council will seek advice from the Regional Heritage Advisor.

		• Council *may* require that the history and significance of the site be recognised through INTERPRETATION.

Category 3 Retain and conserve if possible	Significant as an individual building within the Shire	• Council *will* require a JUSTIFICATION FOR DEMOLITION to accompany the development application. • *In certain instances*, a HERITAGE IMPACT STATEMENT may be required. • Council *may* require an ARCHIVAL RECORD prior to the commencement of any major changes or demolition.
Category 4 Recognise through interpretation	Historic Site	• Council *may* require that the history and significance of the site be recognised through INTERPRETATION.
Category 5 Conservation desirable	Contributes to local character Significant but not essential to history of area	• Council *may* require an ARCHIVAL RECORD prior to the commencement of any major changes or demolition. • Council *will consider if* any replacement buildings respect the existing character of the street or area.

Commented [GB1]: Recommend inclusion of heritage listed properties for the Shire of Katanning and relevant category listed alongside

Resolution No:	Ordinary Council	OC83/06
Resolution Date:	23 November 2005	
Amended:	22 October 2008	OC49/09
	22 October 2014	OC/106/14
	27 March 2018	OC29/18
	22 December 2022	OC159/22
	02 December 2025	.....
Source:	Town Planning and Building	
Date of Review: **Review**	October annually	
Responsibility:	Executive Manager Infrastructure & Assets	

Attachment 1

Properties Subject to Three-Year Ruling – Unpaid Rates

Assessment No.	Property Address	Total Outstanding as at [date] ($)	Period Outstanding	Last Payment Date	Current Recovery Status	Comments (Internal Use)
A1310	33 Barker Street	$21,137.99	10 Years	01.10.2014	Deceased Estate	
A1458	131 Conroy Street	$30,667.11	6 Years	19.01.2020	Deceased Estate	Prior to 2016, Rates had been deferred
A2266	Lot 746 Conroy Street	$8,014.75	4 Years	08.02.2023	Deceased Estate	
A2267	139 Conroy Street	$7,545.677	4 Years	08.02.2023	Deceased Estate	

Notes

- All listed rate accounts have unpaid rates and/or service charges outstanding for a period exceeding three (3) years.
- Reasonable opportunities to enter into payment arrangements have been provided in accordance with the Shire of Katanning's Debt Collection Policy.
- No current, acceptable payment arrangements are in place for the above accounts at the time of reporting.
- Amounts shown are correct as at **15 December 2025** and may be subject to change pending payment or further recovery action.