



SHIRE OF WILLIAMS COUNCIL AGENDA

**ORDINARY COUNCIL MEETING
WEDNESDAY 12 AUGUST 2026**

SHIRE COUNCIL CHAMBERS
9 BROOKING STREET
WILLIAMS WA 6391



NOTICE OF ORDINARY COUNCIL MEETING

Dear Elected Member and Community Members,

You are respectfully advised the next Ordinary Council Meeting
of the Shire of Williams will be held on 12 August 2026,
in the Shire of Williams Council Chambers, 9 Brooking Street, Williams,
commencing at 4:00pm.

Peter Stubbs

Chief Executive Officer

DISCLAIMER

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In particular and without derogating in any way from the broad disclaimer above, in any discussion regarding any planning application or application for a licence, any statement or intimation of approval made by a member or officer of the Shire of Williams during the course of any meeting is not intended to be and is not to be taken as notice of approval from the Shire of Williams. The Shire of Williams warns that anyone who has any application lodged with the Shire of Williams must obtain and should only rely on written confirmation of the outcome of the application, and any conditions attaching to the decision made by the Shire of Williams in respect of the application.



SHIRE OF WILLIAMS STRATEGIC COMMUNITY PLAN 2022-32

VALUES / VISION

Williams is an independent, growing and vibrant community, achieved by maintaining a balanced and caring approach to its people and environment.

- Community connectedness and great lifestyle.
- Support the young and care for the elderly.
- Ideal Location (proximity to regional centres and metropolitan areas)
- Relevant and well maintained facilities.
- Recognition of the need to care for the environment in a balanced approach.
- Effective communication and cooperation.

ECONOMIC

To support industry and business development of sustainable infrastructure and investment opportunities.

E1. Develop infrastructure and investment that is sustainable and an ongoing legacy to the Shire.

E2. To have appropriate levels of housing to cater for population retention and growth.

SOCIAL & CULTURAL

To be a safe and welcoming community where everyone is valued and has the opportunity to contribute and belong.

SC1. To provide community infrastructure and facilities that meet the needs of the population.

SC2. To support a safe and healthy community with a strong sense of community pride.

SC3. To recognise the vibrant history of the Shire and its rich, varied cultural heritage and natural environment is valued, respected, promoted and celebrated.

LAND USE AND ENVIRONMENT

To have a balanced respect for our natural assets and built environment, retaining our lifestyle values and community spirit

LUE1. To enhance, promote, rehabilitate and leverage the natural environment so it continues to be an asset to the community

LUE2. Natural assets and public open spaces are accessible, well utilised and managed.

LUE3. To have safe and well maintained transport network that supports local economy.

LUE4. Recognising and implementing sustainability measures.



INNOVATION, LEADERSHIP & GOVERNANCE

To have a shire council that is an innovative, responsive partner to the community with strong civic leadership engaging in effective partnerships which reflect the aspirations of the community as a whole.

ILG1. The Shire is efficient in its operations; actively listens to the community and anticipates and responds to the community needs

ILG2. The revenue needs of the Shire are managed in an equitable, proactive and sustainable manner.

ILG3. Effective collaboration and shared services with other relevant Local, State and Federal Government agencies, industry and community organisations

ILG4. A strategically focused, unified Council functioning effectively ensuring compliance within the regulatory framework

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1. DECLARATION OF OPENING / ANNOUNCEMENT OF VISITORS

The Presiding Member, President Logie, will declare the Meeting open at 4:00pm.

2. RECORD OF ATTENDANCE / APOLOGIES / LEAVE OF ABSENCE

Elected Members

Cr Jarrad Logie – President
Cr Bernie Panizza – Deputy President
Cr Christine Cowcher
Cr Heidi Cowcher
Cr Simon Harding
Cr John Macnamara
Cr Tracey Price

Staff

Peter Stubbs – Chief Executive Officer
Gemma Boyce – Executive Manager of Corporate Services

Visitors –

Apologies -

Leave of Absence -

3. PUBLIC QUESTION TIME

4. PETITIONS / DEPUTATIONS / PRESENTATIONS

5. DECLARATIONS OF INTEREST

DECLARATION OF INTEREST	
Name / Position	Cr Jarrad Logie
Item No. / Subject	8.2.1 – Industrial Subdivision
Type of Interest	Proximity Interest

DECLARATION OF INTEREST	
Name / Position	Cr Tracey Price
Item No. / Subject	8.2.1 – Industrial Subdivision
Type of Interest	Proximity Interest

6. CONFIRMATION OF MINUTES OF PREVIOUS MEETINGS

6.1 ORDINARY COUNCIL MEETING HELD 15 JULY 2026

OFFICERS RECOMMENDATION

That the Minutes of the Ordinary Council Meeting held 15 July 2026 as previously circulated, be confirmed as a true and accurate record.

7. ANNOUNCEMENTS BY PRESIDING MEMBER WITHOUT DISCUSSION

I would like to advise the community that the Keep Australia Beautiful Council National Tidy Town Award will be held in Williams on the 14 & 15 May 2027. We look forward to hosting this National event in our town.

I would like to record Councils appreciation to 4WDL Voluntary Regional Organisation of Councils, and the State Government of Western Australia for supporting the recent announcement of funding grants for key worker housing. Williams is beneficiary of that, with a \$650,000 of grant funding approved to support three modular homes in the next budget.

On behalf of Council, I extend our appreciation to Hillary Bowman for the wonderful service she has provided to regional Western Australia and our community over many years and wish Hillary the very best on her impending retirement.

8. OFFICER REPORTS

8.1 CORPORATE AND COMMUNITY SERVICES

8.1.1 PAYMENT LISTING

File Reference	4.23.15
Statutory Reference	Local Government (Financial Management) Regulations 1996
Author	Gemma Boyce, Executive Manager of Corporate Services
Date	
Voting Requirements	Simple Majority
Disclosure of Interest	Neither the Author nor Authorising Officer have any Impartiality, Financial or Proximity Interests that require disclosure
Attachments	

Comment

At the time of printing the Council Agenda the list of payments was not available due to the new ERP software integration development. The payment listing will be posted to elected members and the Shire website as soon as it is available.

8.1.2 FINANCIAL STATEMENTS

File Reference	4.23.15
Statutory Reference	Local Government (Financial Management) Regulations 1996
Author	Gemma Boyce, Executive Manager of Corporate Services
Date	
Voting Requirements	Simple Majority
Disclosure of Interest	Neither the Author nor Authorising Officer have any Impartiality, Financial or Proximity Interests that require disclosure
Attachments	

Comment

At the time of printing the Council Agenda the Monthly Financial was not available due to the new ERP software integration development. The payment listing will be posted to elected members and the Shire website as soon as it is available.

8.2 CHIEF EXECUTIVE OFFICER'S REPORT

8.2.1 INDUSTRIAL SUBDIVISION

File Reference	14.25.30
Statutory Reference	Local Government Act 1995
Author	Peter Stubbs, Chief Executive Officer
Date	5 August 2026 (carried over from July meeting)
Voting Requirements	Absolute Majority
Disclosure of Interest	Cr Logie, Cr Price - proximity interest
Attachments	Att 8.2.1 - Valuation Report, Lot 9000 Albany Highway, Williams

Background

1. Council resolved in September 2024 that a Regional Development Assistance Program (RDAP) application be lodged to Development WA, seeking assistance to subdivide Lot 9000 Albany Highway (23.27 hectares) zoned industrial to attract business investment in Williams.
2. Development WA is the Western Australian State Government's central land and development agency.
3. Following lodgement of the RDAP in January 2025, Development WA agreed to initiate its business assessment of the application and prepare a business plan for consideration by its Executive. This involved Development WA building an estimation of costs of development, Lot creation, risk and the servicing of Lots with roads, power and water.
4. As part of its business case consideration Development WA has met with potential interested people and businesses in gaining land in the development.
5. The Development WA Executive has approved to progress the Williams development, broadly in accordance with the indicative subdivision plan below. The balance of Lot 9000, 65,152m² has been deemed necessary by Development WA to stay in Shire ownership for potential future subdivision to stay within the approved risk parameters set by its Executive. This will be a further and subsequent development at a later time by either the Shire or developer of its choosing.
6. The development will create opportunity for business growth.
7. The Shire lodged a Crown Land inquiry for potential ownership of Lot 12074 (0.6 hectare) on the 30 April 2026. This Lot is part of the potential southwest native title land transfers but risks the subdivision proceeding without service connection to it. The Gnaala Karla Booja Aboriginal Corporation representing traditional owner interests has been advised of the Shire's inquiry. The Department of Planning, Lands and Heritage has confirmed that it is completing its due diligence, including undertaking the necessary statutory referrals and obtaining approvals. A valuation will be required and obtained through Landgate, and this can take 6-9 months to

complete. Once these steps are complete and the sale approved, the land can then be transferred to the Shire ownership, subject to Council approval at the time.

8. The Shire will need to transfer (sell) the portion of Lot 9000 that will be developed by Development WA and ownership to it. The RDAP's special conditions allow for transfer of the subject land for nominal consideration, i.e. \$1.00. The balance of Lot 9000 will remain in the Shire's ownership. If Development WA subdivision succeeds quickly, there would be a case for another RDAP application to deliver 'Stage 3' using the balance Lot, or the Shire may elect to do its own development.
9. The sale of the land to Development WA by private treaty requires a Council decision, and a minimum two-week advertising and public comment period. Council will need to consider any public comments received.
10. The disposal of land by private treaty requires a valuation of the land. The portion of land to be transferred to Development WA for subdivision (approximately 16.75 hectares) has been valued at \$700,000 in its current state. The valuation is attached. The subdivision and servicing of the land is expected to cost more than \$2million.

Image 1 – Parent Lot 9000, Albany Highway



Image 2 - Subdivision Plan concept approved by Development WA Executive, and land shown in red border proposed to be subdivided and transferred to Development WA.

*The indicated Lots layout subject to change via WAPC process



Legislation

The Local Government Act 1995 – S3.28 *Disposing of property*, In this section –

"dispose" includes to sell, lease, or otherwise dispose of, whether absolutely or not;

"property" includes the whole or any part of the interest of a local government in property but does not include money.

- (2) Except as stated in this section, a local government can only dispose of property to
- (a) the highest bidder at public auction; or
 - (b) the person who at public tender called by the local government makes what is, in the opinion of the local government, the most acceptable tender, whether or not it is the highest tender.
- (3) A local government can dispose of property other than under subsection (2) if, before agreeing to dispose of the property —
- (a) it gives local public notice of the proposed disposition —
 - (i) describing the property concerned;
 - (ii) giving details of the proposed disposition; and
 - (iii) inviting submissions to be made to the local government before a date to be specified in the notice, being a date not less than 2 weeks after the

notice is first given; it considers any submissions made to it before the date, and

(b) it considers any submissions made to it before the date specified in the notice and, if its decision is made by the council or a committee, the decision and the reasons for it are recorded in the minutes of the meeting at which the decision was made.

(4) The details of a proposed disposition that are required by subsection (3)(a)(ii) include

(a) the names of all other parties concerned;

(b) the consideration to be received by the local government for the disposition; and

(c) the market value of the disposition as ascertained by a valuation carried out not more than 6 months before the proposed disposition.

Comment

Public Notice

The proposed public notice is provided below.



PROPOSAL TO DISPOSE OF PROPERTY

Portion of Lot 9000 Albany Highway, Williams

Pursuant to section 3.58 of the *Local Government Act 1995*, local public notice is hereby given that the Shire of Williams intends dispose of land by private treaty sale to Development WA for it to undertake a subdivision under its Regional Assistance Development Program. The subdivision will create serviced industrial Lots to support business growth in Williams, extending the Marjidin Way industrial estate.

The intended sale price is a nominal \$1.00.

The market value of the proposed approximate 16.75 hectares of land to be transferred by sale to Development WA for subdivision was assessed at \$700,000 on the 5 August 2026.

There will be no material cost to the Shire from the subdivision. The objective is to create business investment and growth opportunity.

Members of the public are invited to make submissions in relation to the proposal.

Submissions are to be made to the Shire of Williams, 9 Brooking Street, Williams WA 6391 or by email to ceo@williams.wa.gov.au and will be received up to 4.00pm Monday 31 August 2026.

Peter Stubbs
Chief Executive Officer

Williams Bowling Club

Council has a lease with the Williams Bowling Club allowing it to crop and graze Lot 9000 Albany Highway. The relevant Council decision is provided below. Written notice has been provided by the Shire to the Bowling Club advising of termination of the lease once the land is transferred to Development WA. Development WA has confirmed in writing that they will not impact the Bowling Clubs ability to harvest this year's crop (hay) or to potentially graze the land over summer. The Bowling Club is aware that with the transfer of land they will then need to deal with Development WA regarding access and future use of the land.

The Council decision approving the lease is provided below.

That Council approves:

1. Raising a self-supporting loan of \$200,000 with the Western Australian Treasury Corporation, with repayments over a ten (10) year period, to fund the partial cost of installing a synthetic green at the Williams Bowling Club;
2. Entering into an agreement with the Williams Bowling Club for the repayment of the loan which will include a deed of guarantee and indemnity with Williams Bowling Club Members for half (50%) of the self-supporting loan value;
3. Continuation of \$10,000 per annum financial support to the Williams Bowling Club for the duration of the self-supporting loan term, i.e., 2021/22 to 2030/31; and
4. Continuation of the Williams Bowling Club lease of Lot 9000 Albany Highway, Williams for the purpose of cropping and grazing for a further period of five (5) years from 1 March 2023 to 28 February 2028, subject to the following conditions:
 - (i) the Shire of Williams being recognised as a contributor and sponsor for the Club's fundraising efforts; and
 - (ii) should the land be required for development by the Shire during the period of the lease, the land will be returned without any commitment or obligation to provide compensation for cancellation of the lease.

Carried 4/2
Resolution 20/22

Strategic Implications

This item aligns with the community's vision and aspirations documented in the Shire of Williams Strategic Community Plan 2022 to 2032. Specifically, it relates to the following strategy(s):

- | | |
|--------|---|
| ED 1.1 | Develop and promote the Marjidin Way Industrial Estate to offer affordable and appropriately serviced Lots. |
| E 2.1 | Develop infrastructure and investment that is sustainable and an ongoing legacy to the Shire. |

Financial Implications

Minimal costs related to valuation and public advertising. Development WA assume the risk and cost of subdivision. Once Lots are created and sold then rate revenue will commence.

OFFICERS RECOMMENDATION

That Council:

1. Approve in principle the transfer (sale) of the portion of Lot 9000 Albany Highway that will be subdivided and developed by Development WA (approximately 16.57ha) under the provisions of the Regional Development Assistance Program (RDAP) and as an extension of the Marjidin Way Industrial Area for a nominal amount of \$1.00 recognising the risk and subdivision/construction costs to Development WA.
2. Note the valuation for the land to be disposed of at an estimated value of \$700,000 and initiate the required public advising and comment period for a private treaty land disposal to Development WA consistent with the provision of section 3.28 of the Local Government Act 1995.
3. Consider any public comment received, and in the event that there are no public comments received authorise the Shire President and the Chief Executive Officer to execute the land transfer (sale).

8.2.2 WHEATBELT TRAILS CONCEPT

File Reference	Various
Statutory Reference	Various
Author	Peter Stubbs, Chief Executive Officer
Date	28 July 2026
Disclosure of Interest	Nil
Attachments	Att 8.2.2 – Wheatbelt Rail Trails

Background

The Wheatbelt Rail Trails is a proposed ~400+km regional cycling and walking loop joining the Kep Track at Northam with the Munda Biddi and Bibbulmun Track at Collie.

Approximately 150km of this loop is formed by these existing tracks while a further ~277km is proposed to be constructed through the Shires of York, Beverley, Brookton, Pingelly, Cuballing, Narrogin, Williams and West Arthur.

Five local governments – the Shires of Beverley, Brookton, Pingelly, Cuballing and Narrogin have now formally adopted the Wheatbelt Rail Trails report by Council resolution in May/June 2026.

The Wheatbelt Rail Trails report consolidates earlier trail studies;

- Avon Central Coast 2050 Cycling Strategy,
- Beverley-Narrogin Feasibility Study,
- Narrogin-Williams Feasibility Study,
- Darkan-Williams Feasibility Study, and
- Bunbury-Wellington 2050 Cycling Strategy

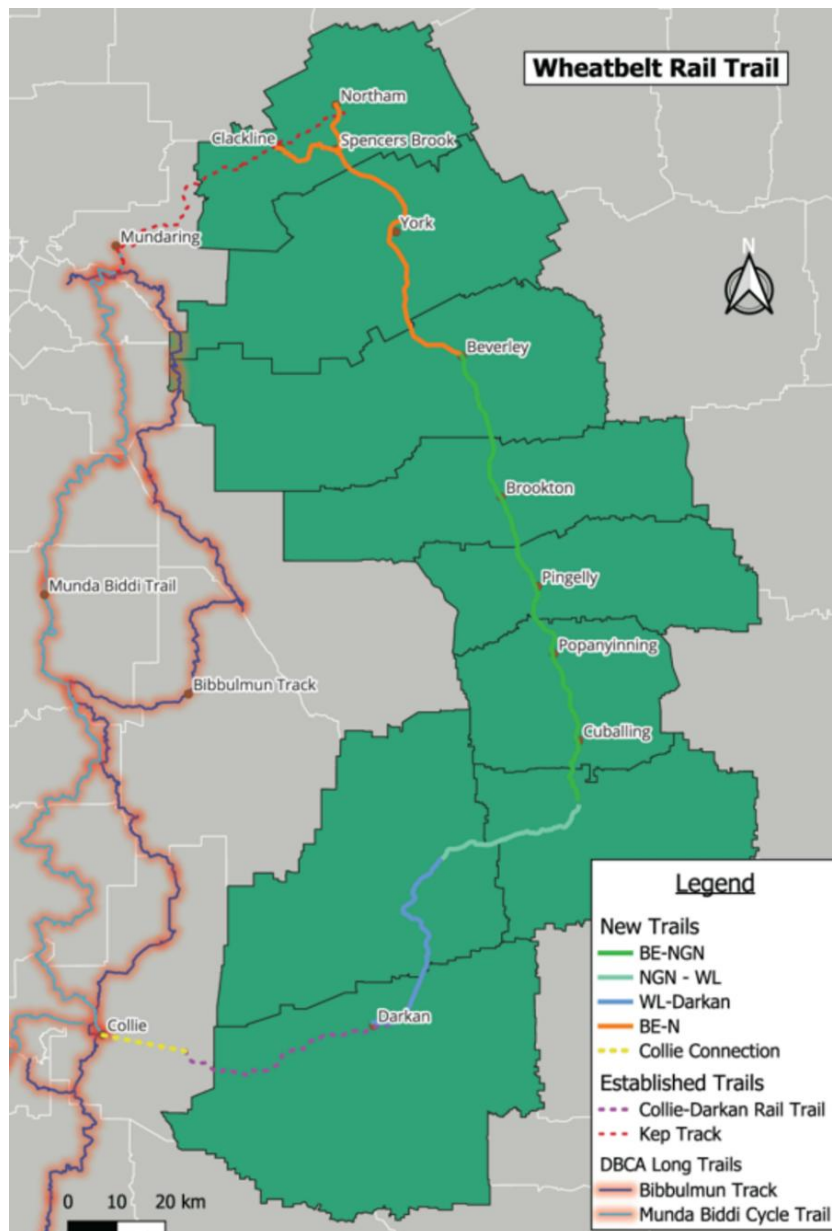
to present a unified investment case for a connected Wheatbelt Rail Trails network.

The Shire of Pingelly has requested that Council consider supporting to concept through proposed Council decisions a such as,

That Council:

- 1. Adopts the Wheatbelt Rail Trails report;*
- 2. Partners with the other Shires on the route to progress the actions contained in this report, subject to no financial commitment being made without further Council resolution; and*
- 3. Advocates to the State and Federal Governments for funding to progress the Wheatbelt Rail Trails project.*

Figure 1 – Map of proposed Wheatbelt Rail Trail



Comment

The Shire of Williams occupies a strategically significant position in the trail network if it is advanced.

The Shire of Pingelly (and other Shires) are seeking in principal support because the critical mass of Shires collectively increases the ability to advocate for funding from the State and Commonwealth governments for the project. The articulation of the strategic vision to create a long loop trail from Mundaring, near Perth, provides the best case for funding. The concept of long trails originating near Perth has been demonstrated by the success of the Munda Biddi and Bibbulmun Track. Looped or connected routes increase visitor

appeal, support higher repeat visitation, strengthen commercial viability, and increase annual revenue generation.

At its Ordinary Council Meeting of 26 August 2024, Council resolved to support joint evaluation of the Narrogin–Williams trail concept on the disused rail corridor between Williams and Narrogin, with further consideration to follow receipt of the final feasibility study.

The Narrogin–Williams Rail Trail Feasibility Study (Mike Halliburton Associates and Transplan Pty Ltd, October 2024) was subsequently completed, finding the project feasible with a positive economic case and a return on investment of under four years. The potential Williams portion of this trail is considered to be uncomplicated and relatively easy to create, compared the Shire Narrogin portion. There is limited value in creating the Williams portion until the Shire of Narrogin has substantially commenced its portion.

Reports and evidence consistently show that connected loop trails generate visitation, repeat use and visitor spend. The Wheatbelt Rail Trails report estimates a 10% usage uplift across connected established trails and could deliver an additional ~\$6.7M per year in annual revenue.

The proposed Northam–Collie trail is estimated at ~\$22.7M capital and projected at ~\$7.2M annual revenue – a return on investment of 3.5 years. The annual revenue accrues to businesses that walkers or riders use.

The Beverley–Narrogin Feasibility Study projects approximately 12,645 users per year.

The Narrogin–Williams Feasibility Study (2024) projects 7,645 users per year (average 20 people per day x 365 days). The Narrogin–Williams Rail Trail Feasibility Study included two community consultation sessions held in September 2024, following Council's August 2024 resolution to support the joint evaluation.

A feasibility study has not been completed for the proposed Collie–Williams section. There is a report dated 2008 on file for a proposed Williams–Darkan trail concept, but this is considered a more matter.

Williams town centre could be a key trailhead and service point for travellers, with strong potential for local hospitality and accommodation investment.

Formal community and landholder engagement specific to any route alignment within the Shire of Williams will be undertaken should this project be funded.

Statutory Environment

Related to land tenure issues.

Strategic Implications

This item aligns with the community's vision and aspirations as contained in the Shire of Williams Strategic Community Plan 2022 to 2032. Specifically, it relates to the following strategy(s):

SC 1.4 Continue to support and develop tourism opportunities for the Shire.

Financial Implications

There are no financial implications arising from this report. Any future financial commitments, including contributions to project resourcing, grant applications, detailed design or construction, will be the subject of separate reports and Council resolutions.

OFFICERS RECOMMENDATION

That Council:

1. Adopts the Wheatbelt Rail Trails report provided by the Shire Pingelly.
2. Partners with and provides in principal advocacy support with the other Shires on the proposed trial route to progress the actions contained in this report, subject to no financial commitment being made without further Council resolution.

8.2.3 2026-27 BUDGET ADOPTION

File Reference	4.23.10
Statutory Reference	Local Government Act 1996, Section 6.2 Local Government (Financial Management) Regulations 1996
Author	Peter Stubbs, Chief Executive Officer
Date	7 August 2026
Voting Requirements	Absolute Majority
Disclosure of Interest	Nil
Attachments	Att 8.2.3 - Statutory Annual Draft Budget

Background

This report is presented for Council to consider adoption of the Municipal Fund Budget for 2026-27.

Local governments are required to prepare annual budgets in the format prescribed by the Local Government Act 1995 and the Local Government (Financial Management) Regulations 1996.

The local government's budget is to be adopted by 31 August under section 6.2(1) of the Local Government Act 1995, unless extended with Ministerial approval.

The draft 2026/2027 Annual Budget was developed with consideration of priorities and objectives set out in the Shires Strategic Community Plan, Corporate Business Plan and Long-Term Financial Plan.

Elected members have considered various aspects of the budget at forums (plant replacement, capital items and rate modelling) and at elected members' meetings, with a draft budget provided to elected members on 24 July 2026.

Council adopted Fees and Charges for the 2026/27 year at its June 2026 Ordinary Council Meeting.

Comment

The draft Annual Budget for the year ending 30 June 2027 has been prepared in accordance with the Local Government Act 1995, the Local Government (Financial Management) Regulations 1996, and the relevant Australian Accounting Standards.

At the time of writing this report, some minor end-of-year adjustments, invoices and calculations remain outstanding. The transition of the Shire from legacy financial software to a new enterprise resource planning software has contributed to potential adjustments. Therefore, the estimated opening surplus is subject to change pending the audit of the 2025/2026 financial year.

The budget has been prepared with 9.09% overall rate revenue increase.

Key Features of the 2026/2027 Draft Budget allowances for;

1. 7% increase in materials and contracts.
2. 6% increase in utility costs.
3. 8% increase in insurances.
4. 4% increase in wages, salaries, and elected member fees.

Key Capital Works and initiatives include:

1. Completion of the 16 Lot Hynes Court residential subdivision, supported by Australian Government grant funding, to provide more housing options.
2. Three modular houses (two 2 x 2 and one 3 x 2) supported by a \$650,000 Western Australian government grant funding and the sale of an asset.
3. Facilitation of a 16.75 hectares industrial subdivision on Lot 9000 Albany Highway under the regional Development Assistance Program supported by Development WA.
4. Construction of Indoor Court facility supported by an Australian Government grant and loan funds from the Shire.
5. Restumping and electrical upgrade to Tarwonga Hall.
6. RSL Hall kitchen improvements.
7. Town Hall electric wiring renewal.
8. Additional fast attack vehicle, fast fill trailer and Starlink communications to support fire brigades.
9. Fourteen-Mile Brook Road Culvert replacement.
10. \$1.8 million of road asset improvements.

Strategic Implications

This item aligns with the community's vision and aspirations as contained in the Shire of Williams Strategic Community Plan 2022 to 2032. Specifically, it relates to the following strategy(s):

- | | |
|---------|--|
| ILG 2.2 | Maintain accountability, transparency and financial responsibility. |
| ILG 2.3 | Monitor revenue streams and implement opportunities where appropriate.
Consistently review rate income. |

Financial Implications

Specific financial implications are outlined in the body of this report and itemised in the draft 2026/2027 budget, attached for adoption.

Voting

Absolute Majority

OFFICERS RECOMMENDATION 1 - GENERAL AND MINIMUM RATES, INSTALMENT PAYMENT ARRANGEMENTS

1. Raising Rates

Pursuant to sections 6.32, 6.33, 6.34 and 6.35 of the *Local Government Act 1995* Council set the following Gross Rental and Unimproved Value and Minimum Rates.

2. General Rates*

- Residential (GRV) **0.112100 cents in the dollar**
- Commercial / Industrial (GRV) **0.112100 cents in the dollar**
- Rural/Mining (UV) **0.003250 cents in the dollar**

3. Minimum Rates

- Residential (GRV) **\$1,240.00**
- Commercial / Industrial (GRV) **\$1,240.00**
- Rural/Mining (UV) **\$1,743.00**

4. Instalments

Council nominates the following due dates for the payment in full by instalments:

- Full payment and 1st instalment due date **8 October 2026**
- 2nd quarterly instalment due date **9 December 2026**
- 3rd quarterly instalment due date **10 February 2027**
- 4th and final quarterly instalment due date **10 April 2027**

5. Instalment Option Charge

Pursuant to section 6.45 of the *Local Government Act 1995*, regulation 67 of the *Local Government (Financial Management) Regulations 1996*, Council adopts an instalment administration charge where the owner has elected to pay rates (and service charges) through an instalment option of **\$13.00** for each instalment after the initial instalment is paid.

6. Instalment Option Interest Rate

Pursuant to section 6.45 of the *Local Government Act 1995*, regulation 68 of the *Local Government (Financial Management) Regulations 1996*, Council adopts an interest rate of **5.5%** where the owner has elected to pay rates and service charges through an instalment option.

7. Interest rate on Overdue Rates

Pursuant to section 6.51(1) and subject to section 6.51(4) of the *Local Government Act 1995*, regulation 70 of the *Local Government (Financial Management) Regulations 1996* Council adopts an interest rate of **11%** for rates (and service charges) and costs of proceedings to recover such charges that remains unpaid after becoming due and payable.

Voting

Absolute Majority

OFFICERS RECOMMENDATION 2 - MATERIAL VARIANCE REPORTING FOR 2026/2027

In accordance with regulation 34(5) of the *Local Government (Financial Management) Regulations 1996*, and AASB 1031, *materiality*, the level to be used in statements of financial activity in 2026/2027 for reporting material variances shall be 5% or \$5,000, whichever is the greater.

Voting

Absolute Majority

OFFICERS RECOMMENDATION 3 – MUNICIPAL FUND BUDGET FOR 2026/27

The Council adopts the Municipal Fund Budget as contained in the draft Statutory Budget attached to this Agenda, for the 2026/27 financial year which includes the following:

- Statement of Comprehensive Income by Nature and Type on page (2).
- Statement of Cash Flows on page (3).
- Statement of Financial Activity on page (4) showing a net result for that year and the amount required to be raised from rates and ex-gratia rates of \$2,729,985.
- Notes to and forming part of the Budget on pages (5 to 24).

8.2.4 PROPOSED NEW FEE - HIRE OF CHERRY PICKER

File Reference	Various
Statutory Reference	Local Government Act 1996
Author	Peter Stubbs, Chief Executive Officer
Date	6 August 2026
Voting Requirements	Absolute Majority
Disclosure of Interest	Nil
Attachments	Nil

Background

In the past year the Shire acquired a cherry picker to assist with work at elevated heights.

There are times when the cherry picker is not used and there is potential for it to be hired out. A cherry picker of that size can be hired at commercial outlets for around \$445.00 per day. The closest commercial hire option is Collie.

The Shire has the potential to hire the cherry picker to other users. LGIS, the local government insurer, is currently reviewing a proposed hire form containing conditions of hire.

Some other Shires, for example Narrogin Shire, hire various equipment.

Comment

There is interest being expressed locally to hire the cherry picker, negating the need and cost for local people to drive some distance to source a cherry picker and return it.

Subject to appropriate terms and conditions being approved by the Shire insurer, it is proposed to allow the hire. To do that, Council needs to set a hire fee.

Strategic Implications

This item aligns with the community's vision and aspirations as contained in the Shire of Williams Strategic Community Plan 2022 to 2032. Specifically, it relates to the following strategy(s):

ILG 2.3 Monitor revenue streams and implement opportunities where appropriate.
Consistently review rate income.

Financial Implications

Hire of the cherry picker gives return on the capital investment but also means lower cost for local people needing access to that equipment.

Voting

Absolute Majority

OFFICERS RECOMMENDATION

That Council set a hire fee of \$445.00 per day or \$225.00 per half day (4 hours) for the private hire of the Shire cherry picker. Hire is not to occur until the Chief Executive Officer satisfies hire terms and conditions with the Shire insurer.

8.2.5 USE OF COMMON SEAL AND DECISIONS UNDER DELEGATED AUTHORITY

File Reference	Various
Statutory Reference	Local Government Act 1996
Author	Peter Stubbs, Chief Executive Officer
Date	6 August 2026
Voting Requirements	Simple Majority
Disclosure of Interest	Nil
Attachments	Nil

Background

The purpose of this Agenda Item is to report to Council for endorsement, the use of the Common Seal and actions performed under delegated authority requiring referral to Council.

The *Local Government Act 1995* requires that the Delegations Register is reviewed annually by Council. A procedure included in the Delegations Register is to report to Council the activities or actions that have been performed under delegated authority. A report completed for Council at meetings identifies: (1) use of the Common Seal, and (2) actions performed under the delegated authority requiring referral to Council as per the Delegations Register.

Comment

The Common Seal was not used since the last Ordinary Council meeting on 9 July 2026.

Decisions by the CEO using delegated authority are provided in the table below;

Decision Type		Property	Date of Decision	Purpose
1	Building Approval	2 Frewer Street, Williams	29 July 2026	Carport construction
2	Improvement Notice	Quindanning Hotel	30 July 2026	Public Health Act 2008
3	Septic Tank approval to install	12 Albany Highway, Williams	6 August 2026	Waste water management

Payment from the Municipal or Trust Funds – Delegation 1.1.19 Authority to make payments from the municipal or trust funds with the authority limited to making payments subject to annual budget limitations.

Action - Payments from the Municipal Fund and Trust Fund are as per the payments listing attached to this Agenda.

Strategic Implications

This item aligns with the community's vision and aspirations as contained in the Shire of Williams Strategic Community Plan 2022 to 2032. Specifically, it relates to the following strategy(s):

ILG 2.2 Maintain accountability, transparency and financial responsibility.

ILG 4.4 Monitor and ensure compliance with regulatory framework for local government business.

Financial Implications

The standard Council fees were applied to the above decisions.

OFFICER'S RECOMMENDATION

That Council accept the report "Use of Common Seal and Actions Performed under Delegated Authority" for the period 9 July 2026 to the 9 August 2026.

9. ELECTED MEMBERS' MOTIONS OF WHICH NOTICE HAS BEEN GIVEN

10. NEW BUSINESS OF AN URGENT NATURE INTRODUCED BY DECISION OF MEETING

10.1 ELECTED MEMBERS

10.2 OFFICERS

11. APPLICATION FOR LEAVE OF ABSENCE

12. CLOSURE OF MEETING