

Minutes of the Ordinary Meeting of Council

Held at the Council Chambers, 86 Market Street, Mudgee
on 18 June 2025, commencing at 5.49pm and concluding at 6.13pm.

PRESENT Cr D Kennedy, Cr M Cornish, Cr K Dicker, Cr A Karavas, Cr E Lang, Cr R Palmer, Cr R Pryor, Cr P Shelley and Cr JP Thompson.

IN ATTENDANCE Acting General Manager (Julian Geddes), Director Development (Alina Azar), Acting Director Operations (Claire Cam), Director Corporate Services (Leonie Van Oosterum), Acting Director Community Services (Richard Cushway), Acting Manager Customer Services and Governance (Ashleigh Marshall) and Executive Assistant (Mette Sutton).

Acknowledgement of Country

I would like to acknowledge the traditional owners of the lands on which we meet, the Wiradjuri people and pay our respects to elders past, present and emerging.

Item 1: Apologies

An apology was received for General Manager, Brad Cam.

140/25 MOTION: Karavas / Palmer

That Council accept the apology received for General Manager, Brad Cam.

The motion was carried with the Councillors voting unanimously.

Item 2: Disclosure of Interest

There were no disclosures of interest.

Item 3: Confirmation of Minutes

141/25 MOTION: Shelley / Palmer

That the Minutes of the Ordinary Meeting held on 21 May 2025 be taken as read and confirmed.

That the Minutes of the Extraordinary Meeting held on 28 May 2025 be taken as read and confirmed.

The motion was carried with the Councillors voting unanimously.

Item 4: Matters in Progress

Nil

Item 5: Mayoral Minute

Nil

Item 6: Notices of Motion or Rescission

Nil

Item 7: Office of the General Manager

Nil

Item 8: Development

8.1 SUBMISSIONS TO THE DRAFT COMMUNITY STRATEGIC
PLAN - TOWARDS 2040

GOV400113, COR400811

142/25

MOTION: Shelley / Lang**That Council:**

1. receive the report by the Manager Economic Development on the Submissions to the Draft Community Strategic Plan - Towards 2040;
2. receive all public submissions to the Draft Community Strategic Plan as listed below, with the General Manager required to respond to each submission as follows:
 - 2.1 John Bentley be thanked for his submission, and Council confirms that while the strategies he suggested are valid and valuable, they are already addressed within the existing strategies of the draft Community Strategic Plan;
 - 2.2 Shirley Fisher be thanked for her submission, and that Council confirms no amendments will be made to the Community Strategic Plan in relation to the use of the Mudgee Team Training Village. The facility will continue to operate in accordance with its intended purpose as a team training and accommodation venue within the Glen Willow Regional Sports Complex. While not suitable for emergency housing under normal circumstances, the facility may be utilised in the event of a natural disaster as part of Council's emergency response planning;

3. **make the following amendment to the Draft Community Strategic Plan - Towards 2040:**
 - 3.1 **Include the following strategy under theme - Building a Strong Local Economy:**
 - 3.1.1 **Item 3.5 Build and grow the visitor economy; and**
4. **adopt the amended Community Strategic Plan - Towards 2040**

AMENDMENT: Pryor / Thompson

That Council:

1. receive the report by the Manager Economic Development on the Submissions to the Draft Community Strategic Plan - Towards 2040;
2. receive all public submissions to the Draft Community Strategic Plan as listed below, with the General Manager required to respond to each submission as follows:
 - 2.1 John Bentley be thanked for his submission, and Council confirms that while the strategies he suggested are valid and valuable, they are already addressed within the existing strategies of the draft Community Strategic Plan;
 - 2.2 Shirley Fisher be thanked for her submission, and that Council confirms no amendments will be made to the Community Strategic Plan in relation to the use of the Mudgee Team Training Village. The facility will continue to operate in accordance with its intended purpose as a team training and accommodation venue within the Glen Willow Regional Sports Complex. While not suitable for emergency housing under normal circumstances, the facility **will** be utilised in the event of a natural disaster as part of Council's emergency response planning;
3. **make the following amendment to the Draft Community Strategic Plan - Towards 2040:**
 - 3.1 **Include the following strategy under theme - Building a Strong Local Economy:**
 - 3.1.1 **Item 3.5 Build and grow the visitor economy; and**
4. **adopt the amended Community Strategic Plan - Towards 2040**

The amendment was put and lost with Councillors voting as follows:

Councillors	Ayes	Nays
Cr Kennedy		✓
Cr Cornish		✓
Cr Dicker		✓
Cr Karavas		✓
Cr Lang		✓
Cr Palmer		✓
Cr Pryor	✓	
Cr Shelley		✓
Cr Thompson	✓	

The motion was put and carried with the Councillors voting unanimously.

8.2 2025 MONTHLY DEVELOPMENT APPLICATIONS PROCESSING AND DETERMINED - MAY

GOV400113, A0420109, GOV400113

143/25 MOTION: Shelley / Cornish

That Council receive the report by the Manager Planning on the Monthly Development Applications Processing and Determined.

The motion was carried with the Councillors voting unanimously.

8.3 GLEN WILLOW SPONSORSHIP NAMING RIGHTS

GOV400113, COR400861

144/25 MOTION: Karavas / Dicker

That Council:

- 1. receive the report by the Manager Economic Development on the Glen Willow Sponsorship Naming Rights; and**
- 2. approve for the General Manager to enter negotiations with any person/business with a view to entering into a contract in relation to Glen Willow Sponsorship Naming Rights.**

The motion was carried with the Councillors voting unanimously.

Item 9: Corporate Services

9.1 POLICY REVIEW - INVESTMENTS

GOV400113, GOV400047, GOV400113

145/25 MOTION: Cornish / Palmer

That Council:

1. receive the report by the Chief Financial Officer and Financial Planning Coordinator on the Policy Review - Investments;
2. place the revised Investment Policy on public exhibition for 28 days; and
3. adopt the revised Investment Policy if no submissions are received.

The motion was carried with the Councillors voting unanimously.

9.2 POLICY REVIEW - LIGHT FLEET

GOV400113, GOV400047, PLA500009

146/25

MOTION: Palmer / Karavas

That Council:

1. receive the report by the Manager Procurement and Fleet on the Policy Review - Light Fleet;
2. place the revised Light Fleet Policy on public exhibition for 28 days; and
3. adopt the revised Light Fleet Policy, if no submissions are received.

The motion was carried with the Councillors voting unanimously.

9.3 NAMING OF AN UNNAMED ROAD OFF DOUGHERTYS JUNCTION ROAD, PYRAMUL

GOV400113, r0790041

147/25

MOTION: Shelley / Cornish

That Council:

1. receive the report by the Property Support Officer on the naming of an unnamed road off Doughertys Junction Road, Pyramul;
2. name this road Prospectors Road being the unnamed road off Doughertys Junction Road; and
3. advertise the proposed name and receive a further report at the end of the exhibition period to formalise the name of the road.

The motion was put and carried with Councillors voting as follows:

Councillors	Ayes	Nays

Cr Kennedy	✓	
Cr Cornish	✓	
Cr Dicker	✓	
Cr Karavas	✓	
Cr Lang		✓
Cr Palmer	✓	
Cr Pryor	✓	
Cr Shelley	✓	
Cr Thompson		✓

9.4 WRITE-OFF OF DEBTS - PERIOD 31/5/2024 TO 22/5/2025

GOV400113, A0140197

148/25

MOTION: Shelley / Palmer**That Council:**

1. receive the report by the Manager - Property and Revenue on the Write-off of Debts - Period 31/5/2024 to 22/5/2025;
2. note the write-offs totalling \$6,396.90 made under delegated authority as stipulated in the confidential Attachment 1 to this Report for the period 31/5/2024 to 22/5/2025; and
3. authorise the write-off of those additional debts greater than \$2,500 and totalling \$110,308.19 as stipulated in the confidential Attachment 1 to this Report for the period 31/5/2024 to 22/5/2025; and
4. note the write back of debts previously written off, but now collected totalling \$2,843.07 as stipulated in Attachment 1 to this Report for the period 31/5/2024 to 22/5/2025.

The motion was carried with the Councillors voting unanimously.

9.5 TENDER ACCEPTANCE - SUPPLY AND DELIVERY OF BULK FUEL

GOV400113, COR400898

149/25

MOTION: Lang / Dicker**That Council:**

1. receive the report by the Procurement Coordinator on the Tender Acceptance - Supply and Delivery of Bulk Fuel;
2. accept Ocwen Energy Pty Ltd t/as Lowes Petroleum and Petro National Pty Ltd t/as Oilsplus for Tender S1_2024 – Supply and Delivery of Bulk Fuel in accordance with

Clause 178 of the Local Government (General) Regulation 2005 – Part 7 Tendering;

- 3. accept the commencement date is 1 July 2025 and expiry is 30 June 2027;**
- 4. allow provision for a 12 month extension noting that the extension will only be executed based on service provider performance which may take this contract to 30 June 2028;**
- 5. accept that pricing may vary dependant on the rise and fall in the market, on acceptance of Ocwen Energy Pty Ltd t/as Lowes Petroleum and Petro National Pty Ltd t/as Oilsplus, no price is set; and**
- 6. delegate authority to the Manager, Procurement and Fleet to accept or decline extension periods based on the performance of the contract and associated suppliers.**

The motion was carried with the Councillors voting unanimously.

**9.6 2025/26 OPERATIONAL PLAN AND 2025/26 - 2028-29
DELIVERY PROGRAM**

GOV400113, FIN300202, GOV400098, GOV400113

150/25

MOTION: Shelley / Palmer

That Council:

- 1. receive the report by the Financial Planning Coordinator on the 2025/26 Operational Plan and 2025/26 - 2028-29 Delivery Program;**
- 2. adopt the Operational Plan for 2025/26 and Delivery Program for 2025/26 to 2028/29, including the Fees & Charges Schedule; and**
- 3. make the following rates and charges for the 2025/26 financial year:**
 - 3.1 A Residential Rural Rate of 0.352241 cents in the dollar on the land value as at 1 July 2025 of all land so categorised as Residential, with a minimum rate of \$805.17;**
 - 3.2 A Residential Urban Rate of 0.352241 cents in the dollar on the land value as at 1 July 2025 of all land so categorised as Residential and further subcategorised as Residential Urban, with a minimum rate of \$805.17;**
 - 3.3 A Farmland Rate of 0.267552 cents in the dollar on the land value as at 1 July 2025 of all land so categorised as Farmland, with a minimum rate of \$805.17;**

- 3.4 A Business Rate of 0.595210 cents in the dollar on the land value as at 1 July 2025 of all land so categorised as Business, with a minimum rate of \$805.17;**
- 3.5 A Business Rylstone Aeropark Rate of 0.205432 cents in the dollar on the land value as at 1 July 2025 of all land so categorised as Business and further subcategorised as Business Rylstone Aeropark, with a minimum rate of \$264.32;**
- 3.6 A Mining Rate of 1.055204 cents in the dollar on the land value as at 1 July 2025 of all land so categorised as Mining, with a minimum rate of \$805.17;**
- 3.7 A Hunter Valley Catchment Contribution Rate of 0.00657 cents in the dollar on the land value as at 1 July 2025 of all land within the catchment contribution area that has a land value in excess of \$300 and is rateable for the time being under the Local Government Act 1993. Council contributes to the provision of watercourse management in the area controlled by Hunter Local Land Services. A Hunter Valley Catchment Special Rate, which is determined by the authority, is to be applied for the purposes of the Local Land Services Regulation 2014.**
- 3.8 The interest to be charged on overdue rates and charges shall be calculated at a rate of 10.5% per annum for the 2025/26 financial year, on a daily simple interest basis;**
- 3.9 A Domestic Waste Management Charge of \$358 for all rateable and non-rateable properties within the service areas. Where there is more than one service the annual charge will be multiplied by the number of services;**
- 3.10 A General Waste Disposal Charge of \$270 for all rateable and non-rateable properties with the exception of certain Farmland properties that can identify in the manner required by Council that they have a landholding comprised of multiple assessments with a lesser number of residences than assessments; they will be charged for the number of residences. Where there is more than one service the annual charge will be multiplied by the number of services;**
- 3.11 A Business Waste Management Charge of \$277 for all rateable and non-rateable Business category properties where a service is rendered. Where there is more than one service the annual charge will be multiplied by the number of services;**
- 3.12 Water charges for rateable and non-rateable properties within the water supply area of:**

Charge Type	Detail	Amount
Service Availability	20mm meter	\$188
	25mm meter	\$294
	32mm meter	\$481
	40mm meter	\$752
	50mm meter	\$1,175
	80mm meter	\$3,008
	100mm meter	\$4,700
	150mm meter	\$10,575
	200mm meter	\$18,800
Usage - per kL	Residential	\$3.88
	Business	\$3.88
	Raw Water	\$1.60
	Standpipe	\$7.07

In relation to any multi-unit residential development, including any strata development, each unit will be levied a 20mm service availability charge. In relation to vacant land where a water meter is not connected, each property will be levied with a 20mm service availability charge; and

3.13 Sewer charges for rateable and non-rateable properties within the sewer service area of:

Charge Type	Detail	Amount
Service availability	Residential	\$1,067
	Non-Residential	\$596
Usage - Non-Residential	Based on kLs of water that would reasonably be deemed to enter MWRC sewer schemes	\$3.41
Liquid Trade Waste - Annual Charge	Category 1 Discharger	\$118
	Category 2 Discharger	\$234
	Category 3 Discharger	\$775
	Re-inspection Fee	\$114
Liquid Trade Waste - Category 1 without appropriate equipment	Per kilolitre	\$2.20
Liquid Trade Waste - Category 2 with appropriate	Per kilolitre	\$2.20

equipment

Liquid Trade Waste - Category 2 without appropriate equipment	Per kilolitre	\$19.30
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The motion was put and carried with Councillors voting as follows:

Councillors	Ayes	Nays
Cr Kennedy	✓	
Cr Cornish		✓
Cr Dicker	✓	
Cr Karavas	✓	
Cr Lang	✓	
Cr Palmer	✓	
Cr Pryor	✓	
Cr Shelley	✓	
Cr Thompson		✓

The following recommendations (item 9.7 and item 9.8) were adopted as a whole, being moved by Cr Shelley seconded by Cr Karavas and carried with Councillors voting unanimously. Each recommendation is recorded with separate resolution numbers commencing at Resolution No.151/25 and concluding at Resolution No.152/25.

9.7 MONTHLY STATEMENT OF INVESTMENTS AS AT 31 MAY 2025

GOV400113, FIN300053, GOV400113

151/25 MOTION: Shelley / Karavas

That Council:

1. receive the report by the Financial Planning Coordinator and Chief Financial Officer on the Monthly Statement of Investments as at 31 May 2025; and
2. note the certification of the Responsible Accounting Officer.

The motion was carried with the Councillors voting unanimously.

9.8 MONTHLY BUDGET REVIEW - MAY 2025

GOV400113, FIN300315, GOV400113

152/25 MOTION: Shelley / Karavas

That Council:

1. receive the report by the Accountant Reporting & Analysis

on the Monthly Budget Review - May 2025 Budget Variations;

2. amend the 2024/25, 2025/26, 2026/27 budgets in accordance with the variations listed in the Monthly Budget Review attachment to this report; and
3. note that the General Manager used the emergency delegation conveyed to him at 3.1 of his delegation to authorise a budget of \$60,000 for refurbishment of the recycling incline conveyor.

The motion was carried with the Councillors voting unanimously.

Item 10: Operations

10.1 RFT 2025/32 LANDFILL GAS CAPTURE SYSTEM

GOV400113, F0570008

153/25

MOTION: Shelley / Palmer

That Council:

1. receive the report by the Manager Waste and Environmental Services in respect of RFT 2025/32 Landfill Gas Project for the design and installation of a landfill gas capture system for Mudgee Waste Facility;
2. decline all tenders with respect to RFT 2025/32 Landfill Gas Project in accordance with clause 178 of the Local Government (General) Regulation 2021 – part 7 Tendering;
3. endorse option one, the full-service option with no up-front or ongoing maintenance costs and a 25% share of the (Australian Carbon Credit Units) ACCU's as the preferred option and authorise the General Manager, or their delegate, to enter into negotiations with LGI Limited t/a Landfill Gas Industries in accordance with Clause 178(3)(e) of the Local Government (General) Regulation 2021;
4. delegate authority to the General Manager to accept and finalise a contract value aligning with the requested budget for option one in respect to RFT 2025/32;
5. note the reasons Council should decline all tenders and enter negotiations is that Council will need to clarify and negotiate the alternate contract documents proposed, the length of the contract, schedule of rates for additional infrastructure requested by Council and the terms for handing over infrastructure at the conclusion of the contract;

6. decline to call fresh tenders assuming a satisfactory outcome can be negotiated;
7. amend the 2025/26 budget to include an amount of \$100,000 for 3 phase power supply and project management services; and
8. amend the 2026/27, 2027/28, 2028/29 budgets to include the operating revenue and expense as modelled in the confidential attachment 1, for the Optimistic Declining Price model.

The motion was put and carried with Councillors voting as follows:

Councillors	Ayes	Nays
Cr Kennedy		✓
Cr Cornish		✓
Cr Dicker	✓	
Cr Karavas	✓	
Cr Lang		✓
Cr Palmer	✓	
Cr Pryor	✓	
Cr Shelley	✓	
Cr Thompson		✓

Item 11:

Community

11.1 FIXING OF ANNUAL FEES FOR COUNCILLORS AND THE MAYOR

GOV400113, GOV400010

154/25

MOTION: Shelley / Palmer

That Council:

1. receive the report by the Governance Co-ordinator on the Fixing of Annual Fees for Councillors and the Mayor;
2. fix fees for Councillors and the Mayor for the period of July 2025 to June 2026 at \$23,220 for Councillors and an additional \$50,680 for the Mayor; and
3. pay the Deputy Mayor a fee, to be deducted from the additional fee payable to the Mayor, calculated at a pro rata rate, for periods of 7 days or more, where the Mayor is unable to carry out the duties of Mayor, the period that the Deputy Mayor acts in the role of the Mayor.

AMENDMENT: Pryor /

That Council:

1. receive the report by the Governance Co-ordinator on the Fixing of Annual Fees for Councillors and the Mayor; and
2. defer a fee increase for Councillors and the Mayor for 12 months.

The amendment was lost for want of a seconder.

The motion was put and carried with Councillors voting as follows:

Councillors	Ayes	Nays
Cr Kennedy	✓	
Cr Cornish	✓	
Cr Dicker	✓	
Cr Karavas	✓	
Cr Lang	✓	
Cr Palmer	✓	
Cr Pryor		✓
Cr Shelley	✓	
Cr Thompson	✓	

11.2 LOCAL GOVERNMENT NSW MEMBERSHIP RENEWAL 2025/26

GOV400113, A0040005

155/25

MOTION: Palmer / Cornish

That Council:

1. **receive the report by the Acting Director Community on the Local Government NSW Membership Renewal 2025/26; and**
2. **endorse the renewal of Council's membership with Local Government NSW for the 2025/26 financial year.**

The motion was put and carried with Councillors voting as follows:

Councillors	Ayes	Nays
Cr Kennedy		✓
Cr Cornish	✓	
Cr Dicker	✓	
Cr Karavas	✓	
Cr Lang	✓	
Cr Palmer	✓	
Cr Pryor	✓	
Cr Shelley	✓	
Cr Thompson		✓

11.3 2024 MID-WESTERN REGIONAL COUNCIL BY-ELECTION

COSTING

GOV400113, GOV400104

156/25 MOTION: Shelley / Palmer

That Council receive the report by the Governance Co-ordinator on the 2024 Mid-Western Regional Council By-Election Costing.

The motion was carried with the Councillors voting unanimously.

Item 12: Reports from Committees

12.1 AUDIT RISK AND IMPROVEMENT COMMITTEE MINUTES -
23 MAY 2025

GOV400113, GOV400113, COR400236

157/25 MOTION: Lang / Palmer**That Council:**

1. receive the report by the Acting Director Community on the Audit Risk and Improvement Committee Minutes - 23 May 2025; and
2. endorse the minutes and recommendations of the Audit Risk and Improvement Committee meeting held on 21 February 2025.

The motion was carried with the Councillors voting unanimously.

12.2 LOCAL TRAFFIC COMMITTEE MEETING MINUTES - MAY
2025

GOV400113, A0100009, GOV400113

158/25 MOTION: Cornish / Shelley

That Council receive the report by the Administration Assistant - Infrastructure Planning on the Local Traffic Committee Meeting Minutes - May 2025.

The motion was carried with the Councillors voting unanimously.

Item 13: Urgent Business Without Notice

Nil

Item 14: Confidential Session

Nil

Item 15: Urgent Confidential Business Without Notice

Nil

Item 16: Open Council

Item 17: Closure

There being no further business the meeting concluded at 6.13pm.

Unconfirmed