

## 9.5 Proposed new methodology for calculating CWMS charges for 2026/27

**Reporting Officer:** Director Corporate & Financial Services, Clive Hempel

**Report Authoriser:** Interim Chief Executive Officer, Andrew Aitken

**Attachments:**

1. Proposed CWMS Annual Service Fee Calculation 2026-27 [↓](#)
2. Summary of Proposed CWMS Fees 2026-27 [↓](#)

### REPORT OBJECTIVE

For Council to consider and adopt a new method for the calculation of the annual Community Wastewater Management System fee.

### EXECUTIVE SUMMARY

Council has undertaken consultation for the second year in relation to a new method for the calculation of the annual Community Wastewater Management System fee.

The Essential Services Commission of South Australia (ESCOSA) pricing principles guidance requires all Councils to set water and sewage service charges to achieve full cost recovery including:

- Operational, maintenance and administrative costs;
- Taxes; and
- Provision for asset consumption (Depreciation expense or Annuity calculation)

In addition, Full Cost Attribution is a requirement of current Legislation under Section 11(3) of the Local Government (Financial Management) Regulations and as per the recommendations of Council's external auditors in 2025/26.

The levied CWMS Annual Service Fee for 2025/26 totalled an amount of \$843,000, or \$454 per connection. In 2026/27, the budgeted operating expenses are estimated to be \$1,619,000, or a short fall of \$776,000 to cover direct, indirect costs and overheads, prior to considering capital renewal requirements.

Due to the high degree of gifted CWMS assets, the most appropriate method (as per ESCOSA pricing principles) is to recover future asset replacement costs by a renewal annuity. In calculating the future annualised capital charge from the CWMS Asset Management Plan, the next 10 years, being 2026/27- 2035/36, of indexed capital expenditure (incorporating forecasted CPI) totalling \$11.8million is used in an annuity calculation for each individual scheme's annual future planned capital expenditure.

Council undertook consultation on the proposed changes from 22 April 2026 to noon on 1 June 2026, that included various notifications including a letter to CWMS residents sent out with quarterly rates notice and three public meetings attended by 40 residents. Eleven written submissions were received, as well as eight (8) "Your Say" website submissions. On the 16 June Council received the report item 9.5 *Formal Submissions - proposed new methodology for calculating CWMS charges for 2026/27*.

Due to the high degree of gifted CWMS assets, the most appropriate method (as per ESCOSA pricing principles) is to recover future asset replacement costs by a renewal annuity. In calculating the future annualised capital charge from the CWMS Asset Management Plan, the next 10 years, being 2026/27- 2035/36, of indexed capital expenditure (incorporating forecasted CPI) totalling \$11.8million is used in an annuity calculation for each individual scheme's annual future planned capital expenditure.

Due to the combination of now recovering indirect/overhead costs and also calculating a capital charge, the modelling has indicated that the majority of the schemes will require a very high annual fee increase. As a result, when considering the potential financial strain and the ability for some owners to pay, it was recommended that the increase of the CWMS Annual Service Fee (that is credited against each scheme's fund) be phased over five (5) years, and that any annual increase should also be capped at \$250.

## RECOMMENDATION

That:

1. **The *Proposed new methodology for calculating CWMS charges for 2026/27* Report on the Council Agenda of 14 July 2026 be received.**
2. **That Council adopt the calculation principle for determining and drafting the annual declaration of fees for Community Wastewater Management System, noting that certain property owners within the Cowirra scheme also have in addition an existing connection fees repayment plan outstanding (\$461 annually repayment).**

## STRATEGIC ALIGNMENT, FINANCIALS & IMPLICATIONS

|                                                              |                                                                                                                           |
|--------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------|
| <b>Mid Murray Council<br/>Strategic Plan 2024<br/>– 2028</b> | <b>Theme</b>                                                                                                              |
|                                                              | 1. Our Sustainability                                                                                                     |
|                                                              | 2. Our Liveability                                                                                                        |
|                                                              | <b>Strategic Goal</b>                                                                                                     |
|                                                              | 1.1. We deliver quality outcomes for our community through effective engagement and accountable leadership                |
|                                                              | 1.2. To deliver sustainability, we are responsible, accountable and efficient in operating our business and managing risk |
|                                                              | 1.5. Responsible and sustainable management of the region's assets and infrastructure                                     |
|                                                              | 2.2. Our built environment balances the need for progress, with respect for our environment and heritage                  |
|                                                              | <b>Key Activity</b>                                                                                                       |
|                                                              | 1.1.1. Deliver best-practice Governance, utilising evidence based, open and transparent decision making                   |

|                                                                      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |        |      |         |
|----------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|------|---------|
|                                                                      | <p>1.1.3. Enhance engagement and communication with the community, businesses and other key stakeholders</p> <p>1.2.3. Deliver innovative technology, business systems and workplace processes to improve business outcomes.</p> <p>1.5.1. Develop and implement sound asset management which delivers sustainable services</p> <p>2.2.1. Identify Wastewater infrastructure that meets the growing needs of the community</p>                                                                                                                                        |        |      |         |
| <b>2025 - 2026 Budget allocation</b>                                 | Not as a result of this report.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |        |      |         |
| <b>2025 - 2026 Budget variation/impact (if applicable)</b>           | Not as a result of this report.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |        |      |         |
| <b>Proposed Future Budget Impact (LTFP)</b>                          | An additional \$277,000 of CWMS Service fees, with approximately the same dollar increases for the next four (4) additional years (2027/28 to 2030/31).                                                                                                                                                                                                                                                                                                                                                                                                               |        |      |         |
| <b>Risk Assessment</b>                                               | Low                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Medium | High | Extreme |
| <b>Essential Services Commission of SA (ESCOSA) Report Reference</b> | <p>6. Review the assumptions underpinning its asset management plans to ensure those plans incorporate a more accurate picture of required asset expenditure and better alignment with the allocations in its long-term financial plan, including:</p> <p>a). the estimate for asset lives and valuations feeding into the forecast rates of asset consumption and depreciation expenses, and</p> <p>b). the asset renewal expenditure requirements for buildings (and other relevant assets), with consideration of the service levels desired by the community.</p> |        |      |         |
| <b>Service Provision Schedule</b>                                    | No amendments as a result of this report, amending annual service fee.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |        |      |         |
| <b>Legislative Reference</b>                                         | <p><a href="#">SA Local Government Act 1999</a> (the Act)</p> <p><a href="#">Local Government (Financial Management) Regulations 2011</a> Section 5.</p>                                                                                                                                                                                                                                                                                                                                                                                                              |        |      |         |
| <b>Policy</b>                                                        | <p><a href="#">Public Consultation Policy</a></p> <p><a href="#">Rating Policy</a></p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |        |      |         |
| <b>Consultation</b>                                                  | Public consultation has been undertaken in accordance with legislative requirements and Council's <i>Public Consultation Policy</i> and the developed Engagement Plan.                                                                                                                                                                                                                                                                                                                                                                                                |        |      |         |
| <b>Communication of decision</b>                                     | Recorded in the minutes of Council meeting held 14 July 2026.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |        |      |         |

## DISCUSSION & ANALYSIS

### Background

As a result of the proposed change in the way Community Wastewater Management Systems (CWMS) were to be charged for the 2025/26 Financial Year, public consultation was undertaken in May/June of 2025 on the proposal.

As a result of the feedback received through the consultation, following the Elected Member Briefing held on 1 July 2025, the proposed additional depreciation component was removed from the 2025/26 CWMS Annual Service fee. Instead, Council committed to undertake consultation on the potential implementation of a Capital Renewal Annuity cost component from 2026/27 onwards, being based on the future capital renewal requirements of each individual scheme as contained within the *Community Wastewater Management System - Asset Management Plan*.

A new model has been developed for calculating the Community Wastewater Management Systems (CWMS) Annual Service Fee for 2026/27, with the objective of closer compliance in the near future with the Essential Services Commission of South Australia (ESCOSA) pricing principles guidelines to achieve full cost recovery of operating expenses (direct and indirect/overheads) while raising sufficient funds for future capital expenditure.

### Introduction

With many of Council's CWMS now entering mid-life, the frequency and cost of renewal of capital items will now increase. To ensure the financial sustainability and viability of the schemes, it is important that sufficient funds are raised for the timely renewal of each scheme's components.

The levied CWMS Annual Service Fee for 2025/26 totalled an amount of \$843,000, or \$454 per connection. In 2026/27, the budgeted operating expenses are estimated to be \$1,619,000, or a short fall of \$776,000 to cover direct, indirect costs and overheads, prior to considering capital renewal requirements.

Due to the high degree of gifted CWMS assets, the most appropriate method (as per ESCOSA pricing principles) is to recover future asset replacement costs by a renewal annuity. In calculating the future annualised capital charge from the CWMS Asset Management Plan, the next 10 years, being 2026/27- 2035/36, of indexed capital expenditure (incorporating forecasted CPI) totalling \$11.8million is used in an annuity calculation for each individual scheme's annual future planned capital expenditure.

Council undertook consultation on the proposed changes from 22 April 2026 to noon on 1 June 2026, that included various notifications including a letter to CWMS residents sent out with quarterly rates notice and three public meetings attended by 40 residents. Eleven written submissions were received, as well as eight (8) "Your Say" website submissions. On the 16 June Council received the report item 9.5 *Formal Submissions - proposed new methodology for calculating CWMS charges for 2026/27*.

### Discussion

The Council manages CWMS for various areas within the Council which provides benefits to those connected to the schemes. A service charge is raised to maintain the systems. The revenue raised from this charge can only be applied to maintenance, renewal and upgrades of the scheme and only those properties that have the ability to access the service will be levied.

In previous years Council has set the annual maintenance fee based on the balance of accumulated funds (surplus/deficit) of each scheme along with previous five (5) years expenditure to forecast (with the previous year's expenses always being excluded due to the financial year not yet closed off and audited) the future years annual service fee.

The Essential Services Commission of South Australia (ESCOSA) pricing principles guidance

requires all Councils to set water and sewage service charges to achieve full cost recovery including:

- Operational, maintenance and administrative costs;
- Taxes; and
- Provision for asset consumption (Depreciation expense or Annuity calculation)

In addition, Full Cost Attribution is a requirement of current Legislation under Section 11(3) of the Local Government (Financial Management) Regulations and as per the recommendations of Council's external auditors in 2025/26.

The 2026/27 budget has been prepared to incorporate Full Cost Attribution (FCA) to provide a true cost of providing the service including direct, indirect and overhead costs. This ensures that expenses are fairly assigned, leading to better cost management, informed decision making and where applicable, recovering the appropriate service charge. In total an amount of \$5.4million has been distributed to the appropriate functional areas and various external service areas of Council. The total estimated FCA expense for the CWMS schemes has been budgeted at \$348,000 in 2026/27, the actual FCA expense at the end of 2026/27 will be distributed across the individual schemes in 2026/27 as a deduction against each individual scheme.

With many of Council's CWMS now entering mid-life, the frequency and cost of renewal of capital items will now increase. To ensure the financial sustainability and viability of the schemes, it is important that sufficient funds are raised. A total amount of \$11.8million (indexed to future years value) of capital renewal has been budgeted across the next 10 years, compared to current scheme funds of under \$1million.

The levied CWMS Annual Service Fee for 2025/26 totalled an amount of \$843,000, or \$454 per connection. In 2026/27, the budgeted operating expenses are estimated to be \$1,619,000, or a short fall of \$776,000 to cover direct, indirect costs and overheads, prior to considering capital renewal requirements.

Due to the high degree of gifted CWMS assets, the most appropriate method (as per ESCOSA pricing principles) is to recover future asset replacement costs by a renewal annuity. In calculating the future annualised capital charge from the CWMS Asset Management Plan, the next 10 years, being 2026/27- 2035/36, of indexed capital expenditure (incorporating forecasted CPI) totalling \$11.8million is used in an annuity calculation for each individual scheme's annual future planned capital expenditure.

Due to the majority of the schemes being mid-life, several schemes have material capital amounts of capital renewal in this next 10-year period. Many of the schemes also have large amounts in either the first year, or several early years, and due to these situations a very high annual annuity capital amount will be calculated in 2026/27 under the proposed methodology, as a result of the delay of calculating and raising renewal funding in the previous decades.

Due to the combination of now recovering indirect/overhead costs and also calculating a capital charge, the modelling has indicated that the majority of the schemes will require a very high annual fee increase.

As a result, when considering the potential financial strain and the ability for some owners to pay, it was recommended that the increase of the CWMS Annual Service Fee (that is credited against each schemes fund) be phased over five (5) years, and that any annual increase should also be capped at \$250.

Overall, with the new methodology, this will result in an average increase of \$190 per connection in 2026/27, being the first of five years of phased increases. Due to Truro and Cowirra Schemes fees already recovering operating costs of the schemes including depreciation, these locations will receive lower increases than the average. For any owners still repaying the Cowirra capital contribution (\$461 annually repayment over 10 years that paying upfront) for the scheme, there will be no increase to this portion of the fee.

During the consultation it was noted that the surplus balance of each scheme was not taken into account when performing the annuity calculation, in response to this any schemes surplus balance (calculated at the latest year end) in their fund will be used to reduce the calculated annuity capital component of the CWMS Annual Service fee. This has now been incorporated into the calculation and is reflected in the calculated schedule of Proposed CWMS Annual Service Fees 2026/27 (**Attachment 1**) and also attached is a Summary of Proposed CWMS Fees for 2026-27 (**Attachment 2**)

## CONCLUSION

Council has undertaken consultation in accordance with sections 122 and 123 of the *Local Government Act 1999*, and Council's *Public Consultation Policy* and the developed *Engagement Plan* in relation to the *proposed new methodology for calculating CWMS charges for 2026/27*.

During the consultation it was noted that the surplus balance of each scheme was not taken into account when performing the annuity calculation, in response to this any schemes surplus balance (calculated at the latest year end) in their fund will be used to reduce the calculated annuity capital component of the CWMS Annual Service fee.

It is recommended that Council consider and adopt the new method for the calculation of the draft annual declaration of fees for Community Wastewater Management Systems.

Proposed CWMS Annual Service Charge Model 2026/27

|                 |                               | Operating Expense                           |                                                 | Capital Expense                                                            |                      |                                                |                                                                                | Operating & Capital Expense                                              |                                                                              | Previous Year Income                  |                                           | Calculate Phased Annual Increase       |                                                  |                         |                                                                      |                                                        |                                                            |
|-----------------|-------------------------------|---------------------------------------------|-------------------------------------------------|----------------------------------------------------------------------------|----------------------|------------------------------------------------|--------------------------------------------------------------------------------|--------------------------------------------------------------------------|------------------------------------------------------------------------------|---------------------------------------|-------------------------------------------|----------------------------------------|--------------------------------------------------|-------------------------|----------------------------------------------------------------------|--------------------------------------------------------|------------------------------------------------------------|
| No. Prop. Units | Scheme                        | Operating Expense Budget 2026/27 Per Scheme | Operating Expense Budget 2026/27 Per Connection | Annual Annuity Capital requirement in 2026/27 for next 10 Years Per Scheme | Fund Balance 2025/26 | Capital Requirements less Fund Balance 2025/26 | Annual Annuity Capital requirement in 2026/27 for next 10 Years Per Connection | Annual Target amount for 100% Recovery Oper & Capital Expense Per Scheme | Annual Target amount for 100% Recovery Oper & Capital Expense Per Connection | CWMS Amount Levied 2025/26 Per Scheme | CWMS Amount Levied 2025/26 Per Connection | Annual Shortfall/ (Surplus) Per Scheme | Annual Increase (Phased over 5 Years) Per Scheme | Uncapped Per Connection | Annual Increase (Phased over 5 Years) Per Connection Capped at \$250 | Proposed CWMS annual service charge 2026/27 Per Scheme | Proposed CWMS annual service charge 2026/27 Per Connection |
| 25              | Cwms Big Bend                 | 28,693                                      | 1,148                                           | 46,894                                                                     | 1,951                | 44,943                                         | 1,798                                                                          | 75,587                                                                   | 3,023                                                                        | 17,400                                | 696                                       | 58,187                                 | 11,637                                           | 465                     | 250                                                                  | 23,650                                                 | 946                                                        |
| 238             | Cwms Blanchetown              | 165,664                                     | 696                                             | 58,558                                                                     | 84,629               | (26,071)                                       | 0                                                                              | 165,664                                                                  | 696                                                                          | 86,870                                | 365                                       | 78,794                                 | 15,759                                           | 66                      | 66                                                                   | 102,578                                                | 431                                                        |
| 44              | Cwms Bolto                    | 60,873                                      | 1,383                                           | 27,624                                                                     | (32,976)             | 60,600                                         | 1,377                                                                          | 88,497                                                                   | 2,011                                                                        | 24,816                                | 564                                       | 63,681                                 | 12,736                                           | 289                     | 250                                                                  | 35,816                                                 | 814                                                        |
| 157             | Cwms Bowhill                  | 106,770                                     | 680                                             | 65,448                                                                     | 121,087              | (55,639)                                       | 0                                                                              | 106,770                                                                  | 680                                                                          | 61,073                                | 389                                       | 45,697                                 | 9,139                                            | 58                      | 58                                                                   | 70,179                                                 | 447                                                        |
| 133             | Cwms Brenda Park Morphet Flat | 88,019                                      | 662                                             | 449,243                                                                    | 25,326               | 423,917                                        | 3,187                                                                          | 537,262                                                                  | 4,040                                                                        | 61,446                                | 462                                       | 475,816                                | 95,163                                           | 716                     | 250                                                                  | 94,696                                                 | 712                                                        |
| 43              | Cwms Caloote Landing Area     | 34,434                                      | 801                                             | 188,190                                                                    | 10,137               | 178,053                                        | 4,141                                                                          | 222,624                                                                  | 5,177                                                                        | 20,511                                | 477                                       | 202,113                                | 40,423                                           | 940                     | 250                                                                  | 31,261                                                 | 727                                                        |
| 75              | Cwms Caurnamont               | 56,028                                      | 747                                             | 392,471                                                                    | 12,859               | 379,612                                        | 5,061                                                                          | 448,499                                                                  | 5,980                                                                        | 34,350                                | 458                                       | 414,149                                | 82,830                                           | 1,104                   | 250                                                                  | 53,100                                                 | 708                                                        |
| 13              | Cwms Five Mile Kia Marina     | 16,646                                      | 1,280                                           | 42,850                                                                     | (30,204)             | 73,054                                         | 5,620                                                                          | 59,496                                                                   | 4,577                                                                        | 20,410                                | 1,570                                     | 39,086                                 | 7,817                                            | 601                     | 250                                                                  | 23,660                                                 | 1,820                                                      |
| 8               | Cwms Greenways Landing        | 8,960                                       | 1,120                                           | 15,732                                                                     | (1,914)              | 17,646                                         | 2,206                                                                          | 24,692                                                                   | 3,087                                                                        | 7,856                                 | 982                                       | 16,836                                 | 3,367                                            | 421                     | 250                                                                  | 9,856                                                  | 1,232                                                      |
| 62              | Cwms Idyll Acres              | 55,089                                      | 889                                             | 13,321                                                                     | 18,381               | (5,060)                                        | 0                                                                              | 55,089                                                                   | 889                                                                          | 36,146                                | 583                                       | 18,943                                 | 3,789                                            | 61                      | 61                                                                   | 39,928                                                 | 644                                                        |
| 38              | Cwms Julanker Younghusband    | 36,091                                      | 950                                             | 9,409                                                                      | 14,494               | (5,085)                                        | 0                                                                              | 36,091                                                                   | 950                                                                          | 31,996                                | 842                                       | 4,095                                  | 819                                              | 22                      | 22                                                                   | 32,832                                                 | 864                                                        |
| 6               | Cwms Kroehns Landing          | 9,231                                       | 1,538                                           | 35,931                                                                     | (6,172)              | 42,103                                         | 7,017                                                                          | 45,162                                                                   | 7,527                                                                        | 7,818                                 | 1,303                                     | 37,344                                 | 7,469                                            | 1,245                   | 250                                                                  | 9,318                                                  | 1,553                                                      |
| 142             | Cwms Marks Landing            | 88,601                                      | 624                                             | 90,198                                                                     | 73,995               | 16,203                                         | 114                                                                            | 178,799                                                                  | 1,259                                                                        | 57,368                                | 404                                       | 121,431                                | 24,286                                           | 171                     | 171                                                                  | 81,650                                                 | 575                                                        |
| 12              | Cwms North Punyelroo          | 8,618                                       | 718                                             | 5,087                                                                      | 20,171               | (15,084)                                       | 0                                                                              | 8,618                                                                    | 718                                                                          | 3,852                                 | 321                                       | 4,766                                  | 953                                              | 79                      | 79                                                                   | 4,800                                                  | 400                                                        |
| 85              | Cwms North West Bend Beaumont | 58,070                                      | 683                                             | 42,542                                                                     | 33,314               | 9,228                                          | 109                                                                            | 100,612                                                                  | 1,184                                                                        | 23,205                                | 273                                       | 77,407                                 | 15,481                                           | 182                     | 182                                                                  | 38,675                                                 | 455                                                        |
| 11              | Cwms Old Teal Flat            | 11,873                                      | 1,079                                           | 12,217                                                                     | 3,181                | 9,036                                          | 821                                                                            | 24,090                                                                   | 2,190                                                                        | 4,961                                 | 451                                       | 19,129                                 | 3,826                                            | 348                     | 250                                                                  | 7,711                                                  | 701                                                        |
| 71              | Cwms Pelican Point            | 55,976                                      | 788                                             | 43,339                                                                     | 14,909               | 28,430                                         | 400                                                                            | 84,406                                                                   | 1,189                                                                        | 27,832                                | 392                                       | 56,574                                 | 11,315                                           | 159                     | 159                                                                  | 39,121                                                 | 551                                                        |
| 24              | Cwms Pellaring Flat           | 21,035                                      | 876                                             | 509,883                                                                    | 1,120                | 508,763                                        | 21,198                                                                         | 530,918                                                                  | 22,122                                                                       | 13,560                                | 565                                       | 517,358                                | 103,472                                          | 4,311                   | 250                                                                  | 19,560                                                 | 815                                                        |
| 162             | Cwms Rob Loxton & Walker Flat | 126,098                                     | 778                                             | 85,355                                                                     | 72,238               | 13,117                                         | 81                                                                             | 211,453                                                                  | 1,305                                                                        | 44,874                                | 277                                       | 166,579                                | 33,316                                           | 206                     | 206                                                                  | 78,246                                                 | 483                                                        |
| 101             | Cwms Scotts Creek             | 77,537                                      | 768                                             | 92,933                                                                     | 66,431               | 26,502                                         | 262                                                                            | 170,470                                                                  | 1,688                                                                        | 46,359                                | 459                                       | 124,111                                | 24,822                                           | 246                     | 246                                                                  | 71,205                                                 | 705                                                        |
| 10              | Cwms Scrubby Flat Area        | 10,687                                      | 1,069                                           | 48,073                                                                     | 17,002               | 31,071                                         | 3,107                                                                          | 58,760                                                                   | 5,876                                                                        | 5,780                                 | 578                                       | 52,980                                 | 10,596                                           | 1,060                   | 250                                                                  | 8,280                                                  | 828                                                        |
| 11              | Cwms Seven Mile               | 21,223                                      | 1,929                                           | 62,619                                                                     | 33,378               | 29,241                                         | 2,658                                                                          | 83,842                                                                   | 7,622                                                                        | 8,162                                 | 742                                       | 75,680                                 | 15,136                                           | 1,376                   | 250                                                                  | 10,912                                                 | 992                                                        |
| 100             | Cwms South Punyelroo          | 67,989                                      | 680                                             | 83,336                                                                     | 39,889               | 43,447                                         | 434                                                                            | 151,325                                                                  | 1,513                                                                        | 42,000                                | 420                                       | 109,325                                | 21,865                                           | 219                     | 219                                                                  | 63,900                                                 | 639                                                        |
| 26              | Cwms Swan Reach               | 21,401                                      | 823                                             | 42,947                                                                     | 36,680               | 6,267                                          | 241                                                                            | 64,348                                                                   | 2,475                                                                        | 14,092                                | 542                                       | 50,256                                 | 10,051                                           | 387                     | 250                                                                  | 20,592                                                 | 792                                                        |
| 71              | Cwms Teal Flat                | 50,591                                      | 713                                             | 16,973                                                                     | 52,002               | (35,029)                                       | 0                                                                              | 50,591                                                                   | 713                                                                          | 28,755                                | 405                                       | 21,836                                 | 4,367                                            | 62                      | 62                                                                   | 33,157                                                 | 467                                                        |
| 6               | Cwms The Rocks                | 10,150                                      | 1,692                                           | 28,107                                                                     | 805                  | 27,302                                         | 4,550                                                                          | 37,451                                                                   | 6,242                                                                        | 6,468                                 | 1,078                                     | 30,983                                 | 6,197                                            | 1,033                   | 250                                                                  | 7,968                                                  | 1,328                                                      |
| 11              | Wwtp Morgan                   | -                                           | -                                               | -                                                                          | -                    | -                                              | -                                                                              | -                                                                        | -                                                                            | -                                     | -                                         | -                                      | -                                                | -                       | -                                                                    | -                                                      | -                                                          |
| 98              | Cwms Truro                    | 78,828                                      | 804                                             | 10,231                                                                     | 152,241              | (142,010)                                      | 0                                                                              | 78,828                                                                   | 804                                                                          | 67,659                                | 690                                       | 11,169                                 | 2,234                                            | 23                      | 23                                                                   | 69,913                                                 | 713                                                        |
| 55              | Cwms Cowirra                  | 56,944                                      | 1,035                                           | 3,832                                                                      | 88,199               | (84,367)                                       | 0                                                                              | 56,944                                                                   | 1,035                                                                        | 37,400                                | 680                                       | 19,544                                 | 3,909                                            | 71                      | 33                                                                   | 39,215                                                 | 713                                                        |

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**Proposed CWMS Annual Service Fees 2026/27**

| Scheme                            | No. Property Units | 10yr Capital Expenditure (\$) | CWMS Annual Service Charge 2025/26 (\$) | Proposed CWMS Annual Service Charge 2026/27 (\$) | Fund Balance 30/06/2025 Surplus/(Deficit) |
|-----------------------------------|--------------------|-------------------------------|-----------------------------------------|--------------------------------------------------|-------------------------------------------|
| Cwms Big Bend                     | 25                 | 259,072                       | 696                                     | 946                                              | 1,951                                     |
| Cwms Blanchetown                  | 238                | 311,646                       | 365                                     | 431                                              | 84,629                                    |
| Cwms Bolto                        | 44                 | 87,522                        | 564                                     | 814                                              | (32,976)                                  |
| Cwms Bowhill                      | 157                | 366,771                       | 389                                     | 447                                              | 121,087                                   |
| Cwms Brenda Park Morphett Flat    | 133                | 1,541,631                     | 462                                     | 712                                              | 25,326                                    |
| Cwms Caloote Landing Area         | 43                 | 1,071,417                     | 477                                     | 727                                              | 10,137                                    |
| Cwms Caurnamont                   | 75                 | 793,433                       | 458                                     | 708                                              | 12,859                                    |
| Cwms Five Mile Kia Marina         | 13                 | 403,821                       | 1,570                                   | 1,820                                            | (30,204)                                  |
| Cwms Greenways Landing            | 8                  | 96,633                        | 982                                     | 1,232                                            | (1,914)                                   |
| Cwms Idyll Acres                  | 62                 | 91,373                        | 583                                     | 644                                              | 18,381                                    |
| Cwms Julanker Younghusband        | 38                 | 69,628                        | 842                                     | 864                                              | 14,494                                    |
| Cwms Kroehns Landing              | 6                  | 240,586                       | 1,303                                   | 1,553                                            | (6,172)                                   |
| Cwms Marks Landing                | 142                | 512,164                       | 404                                     | 575                                              | 73,995                                    |
| Cwms North Punyelroo              | 12                 | 35,573                        | 321                                     | 400                                              | 20,171                                    |
| Cwms North West Bend Beaumonts    | 85                 | 220,102                       | 273                                     | 455                                              | 33,314                                    |
| Cwms Old Teal Flat                | 11                 | 74,349                        | 451                                     | 701                                              | 3,181                                     |
| Cwms Pelican Point                | 71                 | 58,170                        | 392                                     | 551                                              | 14,909                                    |
| Cwms Pellaring Flat               | 24                 | 989,793                       | 565                                     | 815                                              | 1,120                                     |
| Cwms Rob Loxton & Walker Flat     | 162                | 449,531                       | 277                                     | 483                                              | 72,238                                    |
| Cwms Scotts Creek                 | 101                | 71,243                        | 459                                     | 705                                              | 66,431                                    |
| Cwms Scrubby Flat Area            | 10                 | 222,199                       | 578                                     | 828                                              | 17,002                                    |
| Cwms Seven Mile                   | 11                 | 401,340                       | 742                                     | 992                                              | 33,378                                    |
| Cwms South Punyelroo              | 100                | 877,552                       | 420                                     | 639                                              | 39,889                                    |
| Cwms Swan Reach                   | 26                 | 266,660                       | 542                                     | 792                                              | 36,680                                    |
| Cwms Teal Flat                    | 71                 | 180,363                       | 405                                     | 467                                              | 52,002                                    |
| Cwms The Rocks                    | 6                  | 190,434                       | 1,078                                   | 1,328                                            | 805                                       |
| Cwms Truro (Refer to split below) | -                  | 109,172                       | -                                       | -                                                | 152,241                                   |
| Truro - Normal                    | 67                 |                               | 746                                     | 799                                              | -                                         |
| Truro - Aerobic                   | 20                 |                               | 373                                     | 399                                              | -                                         |
| Truro - Private Pumping           | 11                 |                               | 716                                     | 765                                              | -                                         |
| Cwms Cowirra                      | 55                 | 46,218                        | 680                                     | 1,174                                            | 88,199                                    |

That:

1. The *Amended Register of Fees & Charges Report* on the Council agenda of 14 July 2026 be received.
2. Pursuant to Section 188 of the *Local Government Act 1999*, the **Fees & Charges**, as amended and presented (Attachment 1, Item 9.4 Council Meeting 14 July 2026) be adopted by Council.

CARRIED

## 9.5 Proposed new methodology for calculating CWMS charges for 2026/27

### RESOLUTION C07-26/025

Moved: Cr K Myers  
Seconded: Cr V Hammond

That:

1. The *Proposed new methodology for calculating CWMS charges for 2026/27 Report* on the Council Agenda of 14 July 2026 be received.
2. Council adopt the calculation principle for determining and drafting the annual declaration of fees for Community Wastewater Management System, noting that certain property owners within the Cowirra scheme also have in addition an existing connection fees repayment plan outstanding (\$461 annually repayment).

CARRIED

## 10 Infrastructure & Field Services

### 10.1 I&FS Summary Report - July 2026

#### RESOLUTION C07-26/026

Moved: Cr J Davis  
Seconded: Cr G Warhurst

That:

1. The *I&FS Summary Report – July 2026* on the Council Agenda of 14 July 2026 be received.

CARRIED

### 10.2 Brookfield Conservation Park - Road Closure

#### RESOLUTION C07-26/027

Moved: Cr V Hammond  
Seconded: Cr K Myers