

Gladstone Regional Council

Council Policy

Title	WATER ALLOCATION AND SEWERAGE CONNECTION CONCESSIONS
Policy Number	P-2021-13
Business Unit/s	FINANCE GOVERNANCE AND RISK
Date of Adoption	20 JULY 2021
Resolution Number	GM/21/4558
Review Date	20 JULY 2022
Date Repealed	

1.0 PURPOSE:

To set out Gladstone Regional Council guidelines for the assessment of requests for concession of water and sewerage charges to maintain community sporting and other specified community use facilities.

2.0 SCOPE:

This policy applies to:

1. Not-for-profit sporting clubs and other not-for-profit community organisations that:
 - Occupy Council owned/leased/controlled land; or
 - Own private (freehold) property; or
 - Occupy a deed of grant in trust land; and
2. Where the not-for-profit sporting clubs or not-for-profit community organisations;
 - Do not have a gaming licence;
 - Do not have a liquor licence, except for a 'Community Club Licence' or 'Community Other Licence' or a 'Community Liquor Permit' or 'Restricted Liquor Permit';
 - Provide Public Access to playing fields and/or the sporting facility outside of scheduled competition/training;
 - Provide Public Access to a community garden;
 - Are responsible for the payment of the rates for the property.¹

This concession is granted in addition to any other concession that the not-for-profit sporting club and/or not-for-profit community organisation may be eligible for.

3.0 RELATED LEGISLATION:

Local Government Act 2009
Local Government Regulation 2012

¹ Section 119 of the Local Government Regulation 2012, concessions are available to ratepayers only.

4.0 RELATED DOCUMENTS:

- Gladstone Regional Council's Fees and Charges

5.0 DEFINITIONS:

To assist in interpretation of this policy the following definitions apply:

Community Club Licence means a liquor licence granted under Part 4, Division 5 of the *Liquor Act 1992*.

Community Other Licence means a liquor licence granted under Part 4, Division 6 of the *Liquor Act 1992*.

Community Liquor Permit means a liquor permit issued under Part 4A, Division 3 of the *Liquor Act 1992*

Restricted Liquor Permit means a liquor permit issued under Part 4A, Division 5 of the *Liquor Act 1992*

Community Organisation means an entity that carries out activities for a public purpose or an entity whose primary object is not directed at making a profit.

Community Garden means Council owned, leased or controlled land where Council has granted use to a not-for-profit community organisation for the purposes of bringing people together to garden such as growing produce for consumption and/or growing plants for their attractive appearance.

Playing fields means the actual fields upon which the sport provided by the sporting club is played and required to be irrigated or watered, not including the area outside of the field which is used for spectators, or other activities associated with the sport. For golf courses, the 'playing field' encompasses the tee-off areas and putting greens only.

Public Access means that the public can access the playing fields, community garden or facility without charge, either supervised or unsupervised, with the exception of those times when the playing fields, community garden or facility are in use for scheduled competitions, organised training, special events or cannot be used due to restrictions relating to the irrigation of treated effluent under the *Public Health Act 2005* (Qld) guideline. Playing fields, facilities or community gardens that are fenced and locked and/or require a fee for entry may be eligible for concessions under this Policy if the organisation can demonstrate, and Council accept, that free unsupervised public access is not practical for safety reasons or for the protection of the asset.

Sporting clubs means sporting bodies that are not-for-profit and provide sporting facilities and opportunities for the public to engage in sports.

6.0 POLICY STATEMENT:

The concessions available under this policy are:

1. Water availability charges (fixed cost component)
2. Water consumption charges
3. Standpipe charges
4. Sewerage charges.

6.1 Water Availability Charges

Ratepayers/Occupiers of Council owned/leased/controlled land and those that provide playing fields or facilities qualifying under the scope of this policy shall receive a concession on water availability charges.

The water availability charge for water meters servicing playing fields will be charged at the rate equivalent to the charge for a 20mm domestic water meter availability charge, irrespective of the size of the water meter installed.

6.2 Water Consumption Charges

6.2.1. Playing Fields/Facilities

On those occasions where no general water restrictions have been applied, occupiers of Council owned/leased/controlled land and those private playing fields/facilities qualifying under the scope of this policy shall receive a concession on water consumption charges equivalent to the cost of 5,000 kilolitres per hectare of playing fields per annum (pro-rata).

Playing fields that have access to Council generated treated effluent water are not eligible for a water consumption concession except for those periods of time when the treated effluent water is not available. In these circumstances, a water consumption concession will be granted on a pro-rata basis.

6.2.2. Community Gardens

On those occasions where no general water restrictions have been applied, occupiers of Council owned/leased/controlled land used for a community garden shall receive a concession on water consumption charges equivalent to the cost of up to 500 kilolitres per annum.

6.3 Standpipe Charges

On those occasions where no general water restrictions have been applied, the clubs and organisations which meet the criteria under section 6.2.1 will receive a concession on standpipe hire and standpipe water consumption charges.

The concession applied shall not exceed 5,000 kilolitres per hectare of playing fields (per annum) and where the club or organisation receives a concession under section 6.2.1, the standpipe concessions will be accumulative towards the available 5,000 kilolitres per hectare of playing fields provided under section 6.2.1.

That is, the standpipe hire charge will be converted to the equivalent cost of water consumption in kilolitres and deducted from the available 5,000 kilolitres per hectare of playing fields concessional amount. Water consumption charges for water accessed via the standpipe will also be deducted from the maximum concession amount of 5,000 kilolitres per hectare of playing fields (per annum). Where a standpipe has not been used for two consecutive months, the standpipe hire charge concession will be forfeited for subsequent months until it is used again. To avoid the forfeiture of standpipe hire concessions, standpipes can be returned to Council and will be re-issued on request subject to availability.

6.4 Sewerage Charges

Ratepayers/Occupiers of Council owned/leased/controlled land qualifying under the scope of this policy shall receive a concession on sewerage charges for charges greater than the equivalent charge for a single unit dwelling, irrespective of the number of pedestals installed.

The minimum amount to be paid by the eligible sporting club or not-for-profit community organisation is the equivalent charge for a single unit dwelling.

Ratepayers/Occupiers of Council owned/leased/controlled land qualifying under the scope of this policy shall receive a concession of 100% on unconnected water and sewerage charges until such time that the occupiers undertake building works on the land requiring connection to water and sewerage services.

6.5 Concession Mechanism

Normal charges will be levied against all relevant rate assessments, with these concessions processed as a credit against the relevant rate assessment, with the exception of standpipe charges for which an invoice will be raised.

Officers will conduct an audit annually to check the eligibility and quantum of the concessions available under this policy for all organisations.

6.6 Delegation – Public Access

The Chief Executive Officer may delegate the power to appoint Council Officers to determine eligibility for a concession under this policy for those organisations where playing fields, community gardens or facilities are fenced and/or locked or a fee applies for public access.

7.0 ATTACHMENTS:

Nil

8.0 REVIEW MECHANISM:

This policy will be reviewed when any of the following occur:

1. The related legislation or governing documents are amended or replaced; or
2. Other circumstances as determined by resolution of Council or the CEO; or
3. Annually in preparation for budget adoption.

TABLE OF AMENDMENTS			
Document History	Date	Council Resolution No.	Notes (including the prior Policy No, precise of change/s, etc)
Originally Approved	7 July 2009	09/381	Formerly Policy No. P-3.02.05
Amendment 1	18 March 2014	G/14/1926	
Amendment 2	7 June 2016	G/16/2815	ECSC 16/001 – 24/5/2016
Amendment 3	4 July 2017	G/17/3107	
Amendment 4	6 February 2018	G/18/3318	Formerly Policy P-2017-34. This change was to the scope of the Policy

Amendment 5	19 June 2018	G/18/3440	Formerly Policy P-2018-05
Amendment 6	18 June 2019	G/19/3820	Formerly Policy P-2018-21
Amendment 7	07 July 2020	S/20/4241	Formerly P-2019-14. Inclusion of concessions available in relation to the use of standpipes.
Amendment 8	20 July 2021	GM/21/4558	Formerly P-2020-08 – Includes water concession for Community Gardens, updates references to licences and permits

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