

Operational Plan 2025-2026



Acknowledgement of Country

Muswellbrook Shire Council would like to respectfully acknowledge the local Aboriginal People who are the Traditional Owners and Custodians of the land.

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Message from the Mayor



It's Council's pleasure to present and endorse Muswellbrook Shire Council's Operational Plan – the next step in turning what we've agreed we need as a community into real, measurable outcomes.

Whereas Council's Delivery Program sets the long-term direction, this Operational Plan lays out the detailed work we'll do in the next 12 months to bring those goals to life.

It's a clear, practical guide for how Council will deliver services and plan for the future of our community. This is the business end of achieving the community's vision – the projects, budgets and timelines that turn ideas into action.

Whether it's improving roads and footpaths, enhancing our parks and public spaces, supporting local business or delivering community services, this plan shows how we're making progress towards that vision. We know the needs of our community are changing and we're committed to staying responsive and transparent.

This Operational Plan reflects the conversations we've had with residents, business and stakeholders across the Shire – and it's backed by the values and priorities you've told us matter most. It's also a commitment to accountability, delivering on what we have said we will do.

With every action in the Plan, we're making a pledge to deliver – and to report back honestly on how we're tracking. As always, thank you for your support and engagement. Your voice shapes the way forward. Together, we're not just planning for the future – we're getting on with the job of building it. Let's make it a year of meaningful progress for Muswellbrook.

Councillor Jeff Drayton
Mayor
Muswellbrook Shire Council

Message from the General Manager



The Operational Plan is where strategy meets delivery – and I'm proud to present this year's plan as a clear, practical guide to the work Council will undertake to serve our community.

The Plan represents our commitment to realising the objectives of the Delivery Program into specific actions, budgets and responsibilities – ensuring that every day, Council staff are focused on delivering services and projects that make a difference for you.

Our team is committed to delivering reliable core services while also tackling the opportunities and challenges that come with growth and change. This year's Operational Plan includes targeted investments in infrastructure, community programs, environmental initiatives, and economic development – all designed to improve your quality of life in Muswellbrook Shire.

Crucially, this Plan is underpinned by strong governance and financial sustainability. Each initiative is resourced and tracked, with performance indicators that help us measure our progress and keep you, the community, informed.

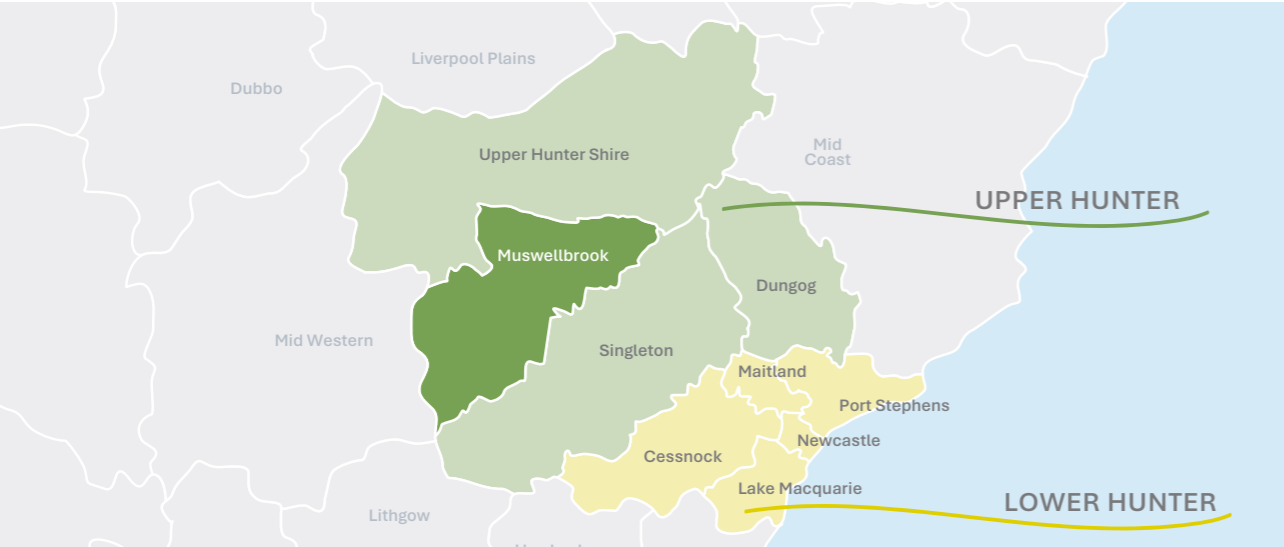
We continue to operate in a dynamic environment – one that demands flexibility, collaboration and a clear focus on long-term value. Across all areas of Council, our teams work hard to deliver with professionalism, responsiveness and care.

This Operational Plan reflects the trust you place in Council to manage your resources wisely and work towards a shared vision.

We take that seriously, and we're committed to working with you, and for you, for our community to thrive.

Derek Finnigan
General Manager
Muswellbrook Shire Council

Our Shire



Muswellbrook Shire is home to more than 16,500 residents, our community is young and hardworking, we are proud of our history in mining and energy generation and are surrounded by magical landscapes that have been the backdrop of indigenous stories for millions of years.

There's a steady resilience here. For generations, our communities have worked the land and the seams below, powering the country and funding the nation. Muswellbrook and the Hunter Region is at the forefront of global change, as the world shifts, Muswellbrook is too – exploring diverse investments, technologies, smart agriculture and new industries.

We are building on what we know, are doing things our way and doing them better together.

We love our sport, equine pursuits and viticulture and are the birth place of the Australian Cattle Dog. Our local producers are trailblazers, founded in our agricultural roots and growing our tourism potential.

Council is investing in our community's future, progressing opportunities to build economic resilience and create jobs. We have made a significant investments in projects which will inspire future generations, prepare business for new opportunities and leverage our lifestyle advantages.

Council is focused on improving liveability and our natural advantages. Muswellbrook Shire offers a comparatively affordable lifestyle with diverse housing options from in-town living to lifestyle properties.

regional sporting and recreational facilities with the Muswellbrook Aquatic Centre and redevelopment of Olympic Park as well as world-class cultural assets like the Muswellbrook Regional Art Gallery, Hunter Conservatorium of Music and the soon to be built Regional Entertainment Centre.

We are supporting the growth of Denman as a residential and tourist destination, creating new housing developments and developing the Denman Tourist Park.

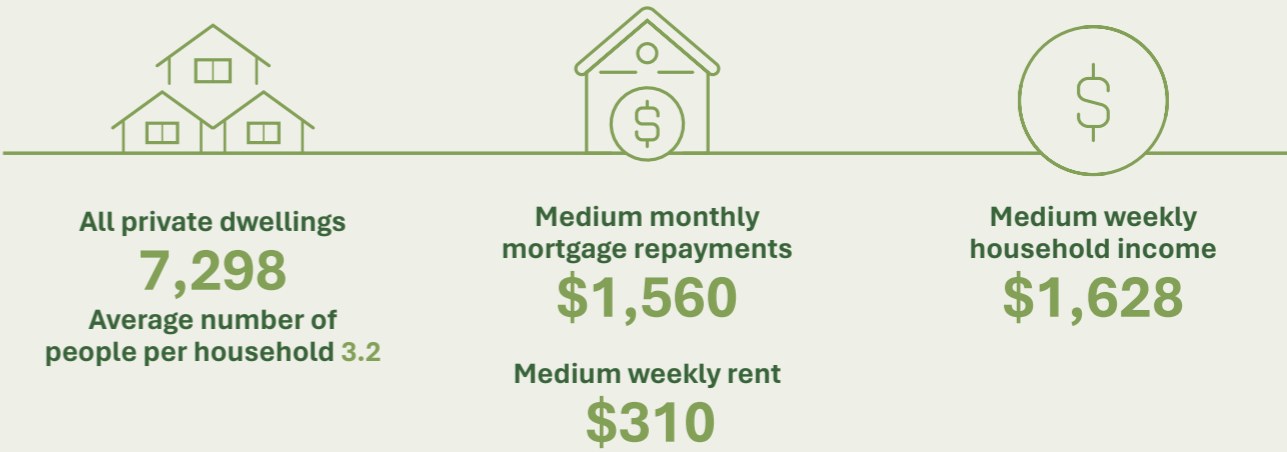
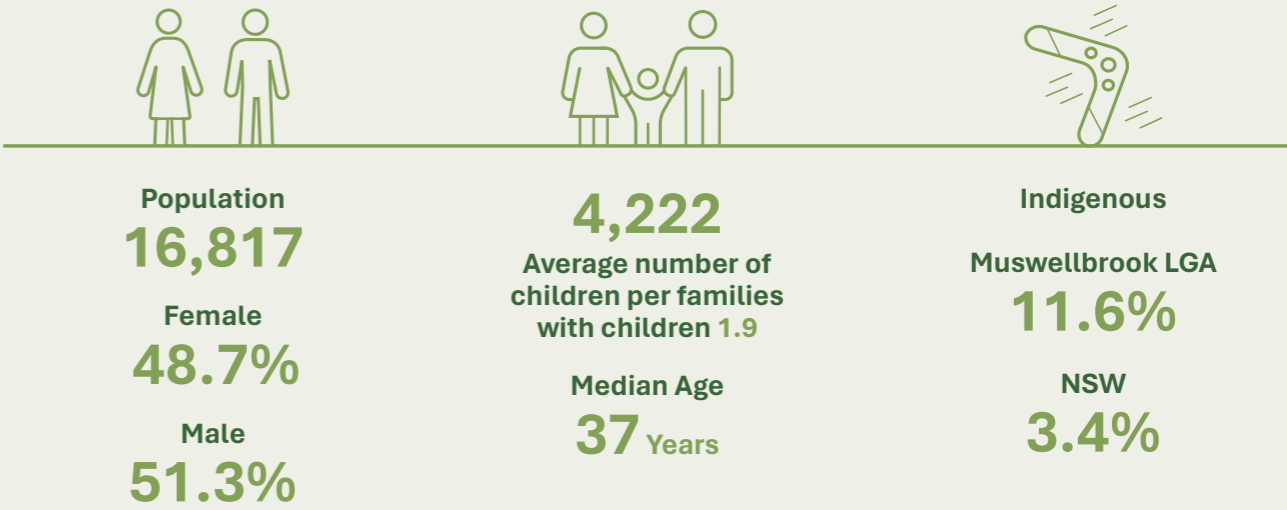
Council is ensuring all members of our community have improved access to health care, transportation, services, education and housing to improve their quality of life and opportunity.

Muswellbrook Shire faces the future without forgetting the story of this place we cherish. Being part of our community means respecting where we have come from, our people and buying into a future built together.



At a Glance

Population Profile



Education



Data taken from 2021 Muswellbrook, Census All persons QuickStats | Australian Bureau of Statistics

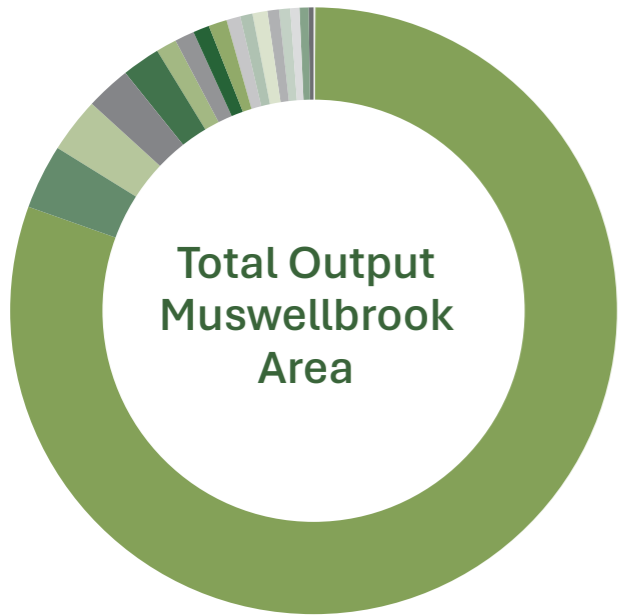
Economic Output



Total Output in the area is estimated at
\$13,501.59m



Total Employment in the area is estimated at
11,341 jobs



Industry Sector	\$M
Mining	\$9,260.18
Electricity, Gas, Water & Waste Services	\$1,602.49
Construction	\$469.48
Manufacturing	\$401.06
Rental, Hiring & Real Estate Services	\$314.66
Agriculture, Forestry & Fishing	\$266.73
Health Care & Social Assistance	\$159.16
Public Administration & Safety	\$142.24
Wholesale Trade	\$113.04
Transport, Postal & Warehousing	\$110.97
Administrative & Support Services	\$107.09
Other Services	\$101.81
Retail Trade	\$101.60
Education & Training	\$93.98
Professional, Scientific & Technical Services	\$86.56
Accommodation & Food Services	\$71.83
Financial & Insurance Services	\$52.41
Information Media & Telecommunications	\$27.92
Arts & Recreation Services	\$18.39
Total	13501.598



Our Council

The Governing Body of the Council consists of twelve (12) councillors elected for four years. The Mayor of Muswellbrook Shire Council and the Deputy Mayor are elected by Councillors every two years.

The Mayor holds a number of Council delegations and some statutory responsibilities to make determinations on behalf of the Governing Body of the Council between Council meetings. The Mayor is responsible to the Governing Body for the determinations he or she makes.



Back row (left to right): Cr Darryl Marshall, Cr Rod Scholes, Cr David Hartley, Cr Graeme McNeill, Cr Max Morris, Cr Clare Bailey, Cr Rohit Mahajan
Front Row (left to right): Cr Stephen Ward, Cr Louise Dunn, Mayor Jeff Drayton, Deputy Mayor De-anne Douglas OAM, Cr Amanda Barry

Executive Leadership Team



Derek Finnigan MBA
General Manager

Derek was appointed as General Manager in March 2023 after serving in a variety of roles with Council, including as Deputy General Manager, over a career spanning more than 30 years, focusing primarily on infrastructure services and operational sustainability. Derek has a profound commitment to working positively with the community, Council, and colleagues to ensure Council’s financial sustainability, the Shire’s economic growth, prosperity, and environmental health, and to continue to improve and promote Muswellbrook Shire as a wonderful place to live, work, and play.



Shaelee Richards
Director Community and Economy

Shaelee has 25 years’ experience in local government in Queensland and NSW. She is focused on delivering economic and community development outcomes for the Shire and brings to the role diverse skills in infrastructure, industrial and urban precinct development, investment and business attraction, jobs growth and diversification strategies



Josh Hogan
Chief Financial Officer

Josh leads Council’s Financial Services team, leveraging extensive experience garnered from diverse industries in Australia and internationally. As a Certified Practicing Accountant with a Master’s in Accounting and a Bachelor’s in Forensic and Analytical Chemistry, his interdisciplinary expertise informs strategic financial management across sectors.



Matthew Lysaught
Director Infrastructure and Property

Matthew joined Council in 2011 and is responsible for Council’s Infrastructure and Property directorate which includes Council’s asset and operational teams. He works with a dedicated team responsible for the management, renewal, and construction of community assets, maintenance and operations. Matthew has a Bachelor of Economics, graduate and postgraduate degrees in visual arts, and qualifications in Property Services.



Alexandra Hathway
Legal Counsel

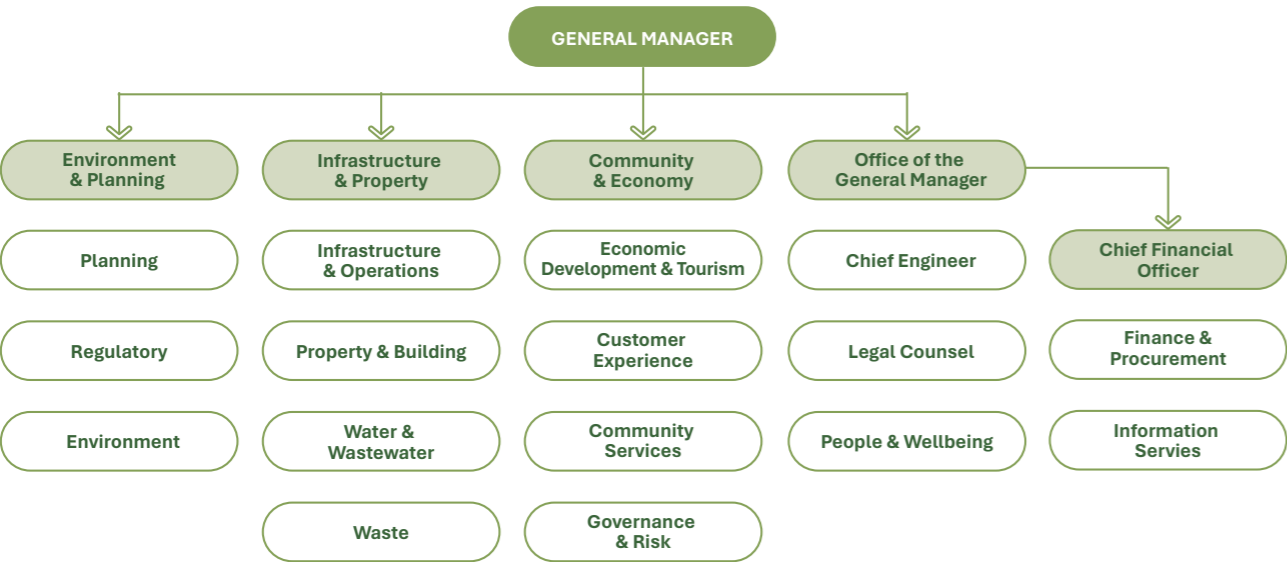
Alexandra is an accomplished solicitor with extensive experience in both private practice and government sectors. Admitted to practice law in the Supreme Court of New South Wales, Alexandra holds a Bachelor of Laws and a Bachelor of Psychological Science. With a deep commitment to community service, Alexandra has volunteered at various free community legal centres, offering legal advice and support to those in need.



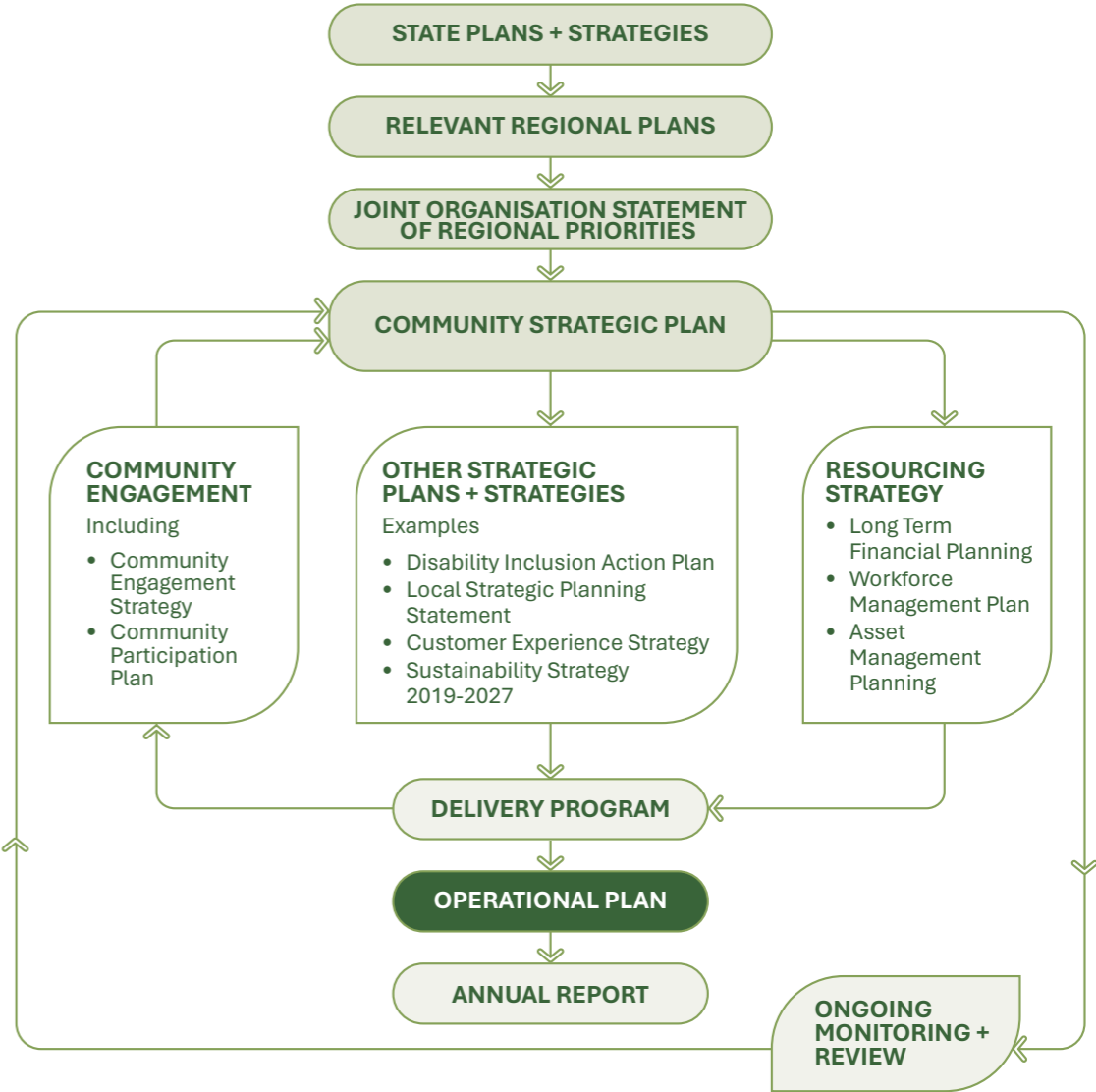
Sharon Pope PSM
Director Environment and Planning

Sharon is a Fellow of the Planning Institute of Australia, has a degree in Urban and Regional Planning and has vast experience in Local Government having started her career as a Trainee Town Planner at Greater Taree City Council. Her broad range of experience in strategic land use planning, the development assessment process and community collaboration makes her an invaluable member of Muswellbrook Shire Council leadership team.

Organisational Structure



Integrated Planning & Reporting Framework



Community Strategic Plan

The Community Strategic Plan provides a strong base for long-term planning for both Council and the community.

The Plan includes a shared vision for the future, connecting the community's goals with Council's decisions over the next 10 years. It will guide Council's plans, strategies, and policies, such as the Resourcing Strategy, Delivery Program and Operational Plan, this community vision will also be shared with other agencies, government departments, and stakeholders to help guide their long-term planning.

Resourcing Strategy

The Resourcing Strategy is reviewed every year. It shows the time, money, assets and people needed in the long term to achieve the community's aspirations in the Community Strategic Plan. It consists of three components:

- Long-term Financial Plan (10 year)
- Asset Management Plan (10 year)
- Workforce Management Plan (4 year)
- Delivery Program (4 year)

Delivery Program

The Delivery Program is a 4-year plan that matches the term of the elected Council. It is based on the Community Strategic Plan and the Resourcing Strategy and outlines what can be achieved during the Council’s term. The program is reviewed every year to make sure it still aligns with the community’s aspirations.

Operational Plan (annual)

The Operational Plan lists the actions Council will take each year to achieve the priorities in the 4-year Delivery Program. It also shows how each priority will be funded. Council staff give regular updates to the elected Council on how the plan is progressing.

The Operational Plan is the annual plan that details the Councillor approved and budgeted actions to be undertaken by Council Staff, under the direction of the General Manager, in a particular financial year.

Via a community engagement process, the community tells the Councillors what they want for the future of the Shire, the Councillors listen to and consider the community’s concerns and aspirations, determine the

priority outcomes and set the direction for the General Manager and Council Staff for their elected term in office.

All actions detailed in the Muswellbrook Shire Council 2025-2026 Operational Plan link to an objective described in the Muswellbrook Shire Council 2025-2029 Delivery Program, which in turn link to an aspiration listed in the Muswellbrook Shire 2025-2035 Community Strategic Plan.

Where the Delivery Program outlines the objectives that Council undertakes over the elected term in pursuit of the community’s agenda articulated in the Community Strategic Plan, the Operational Plan details the individual actions that Council will undertake within the financial year.

Councillors monitor the implementation of Council’s actions and activities via regular reports and, each year, Council reports to the community about Council’s progress via the Annual Report.

Council’s Integrated Planning and Reporting documents are available on Council’s website at:

www.muswellbrook.nsw.gov.au/council-integrated-planning-overview/

Council’s Role and Services

Council plays an important role in providing services, building infrastructure and managing regulations for our community. The decisions we make at the local level directly affect life in our Shire.

We deliver everyday services like bin collection, fixing local roads and running public swimming pools in Denman and Muswellbrook. We also manage key utilities, such as water and sewer systems, across the Shire (only 89 out of 128 councils in NSW provide water services).

In addition to essential services, Council supports culture and community activities. We run facilities like the Regional Art Centre, Denman Memorial Hall and local libraries, we also organise events for residents and visitors, like the Rock’n the Brook and partnering with Community events such as Denman Food, Wine and Film Festival.

Council also, drives policy change, influences decisions and plans for our community’s future through land use planning and preparing for new industries.

Council works with local businesses, key stakeholders, governments, and community groups to meet the needs of our community. We will deliver the objectives in this delivery program by:



Delivering

When Council directly manages an asset, infrastructure, or program, we can meet community needs using our own operating budget and resources.



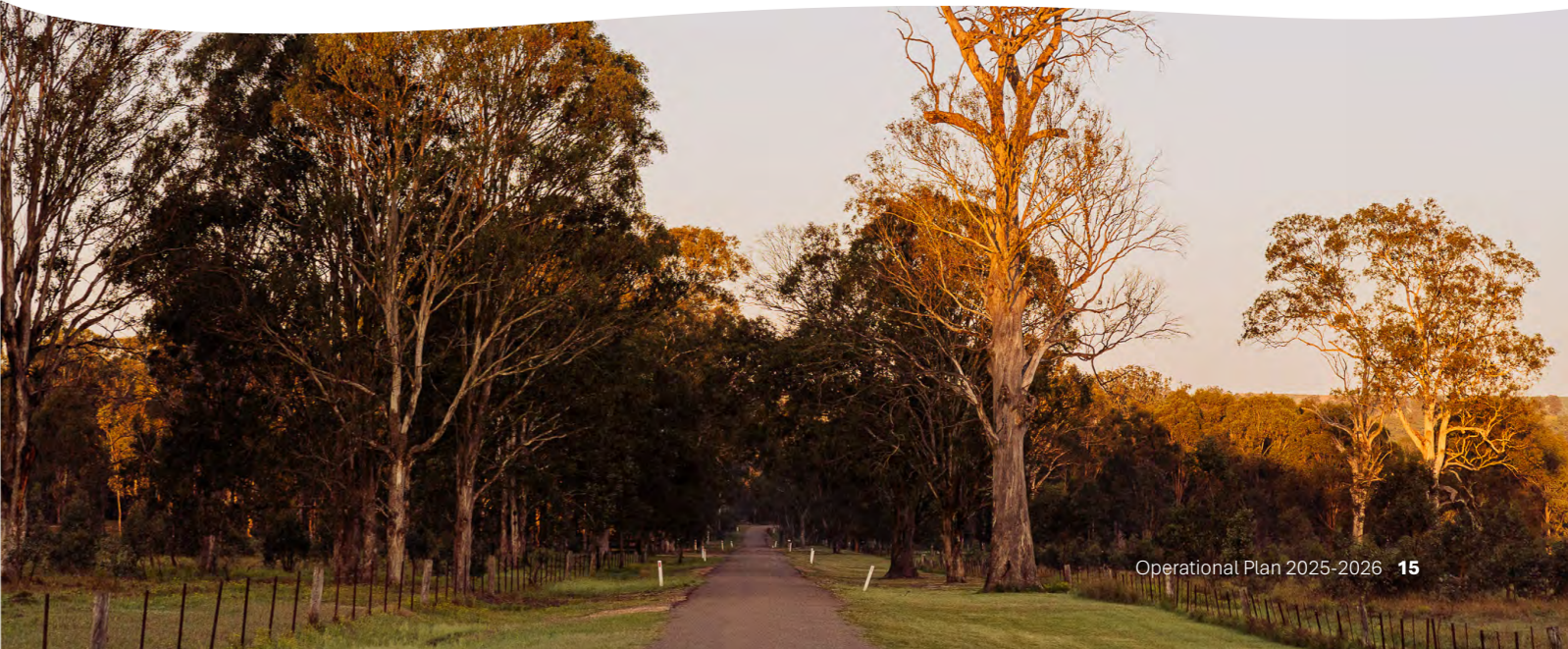
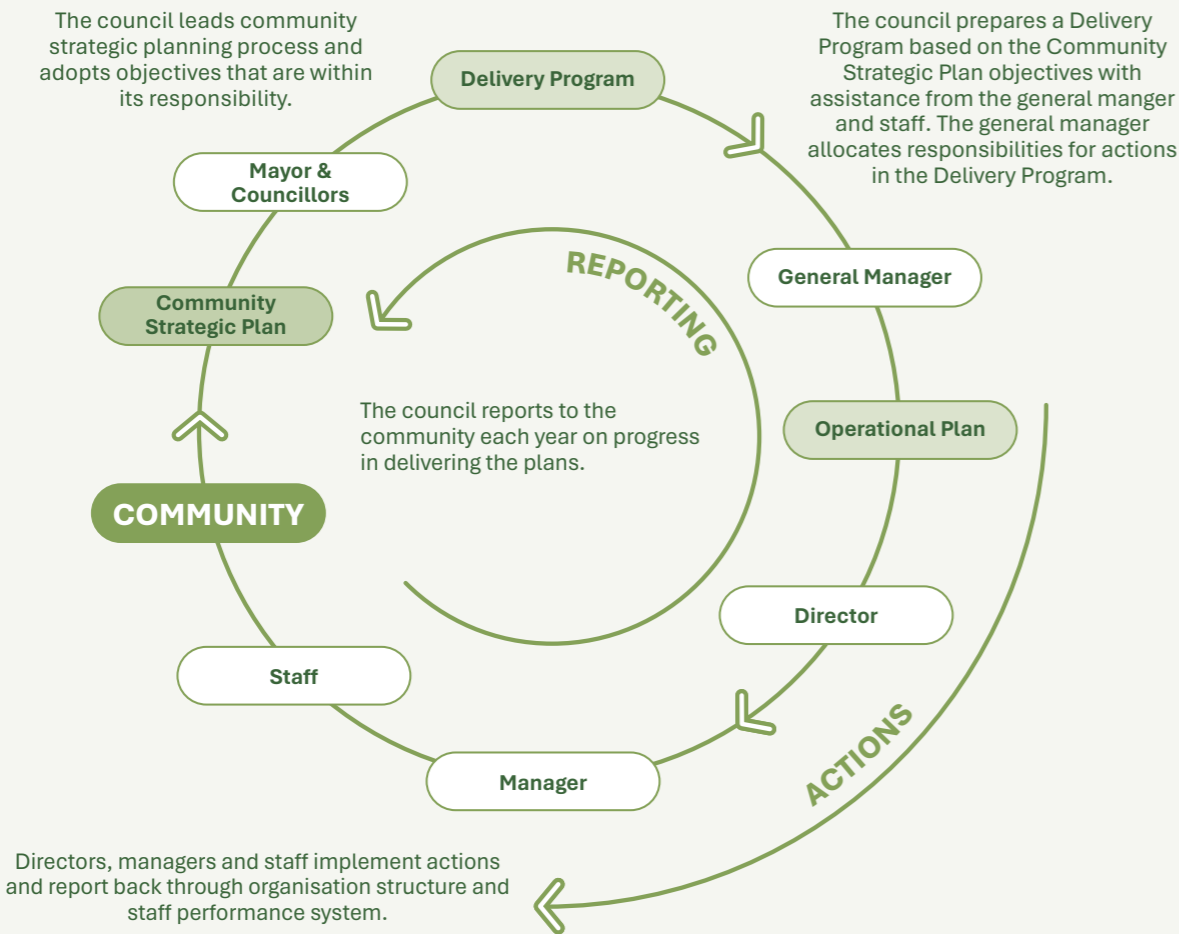
Partnering and collaborating

When Council doesn’t have control over things like emergency services, we will form partnerships, seek support, or work with other organisations and providers to help achieve results.



Advocating

Council can speak up for our community to ask for more funding or better outcomes for things like public transport or health care services.



United Nations Sustainable Development Goals

The United Nations Sustainable Development Goals are 17 goals created in 2015 to help solve global problems and build a better future for everyone by 2030. These goals focus on challenges like poverty, education, clean energy, and protecting the planet.

In this plan, we show how our community goals match the Sustainable Development Goals and how Council will work towards these goals. This helps both Council and the community understand their role in making a difference, not just in our Shire but as part of a bigger, global effort.



How to read the Operational Plan

Community Strategic Plan Aspiration
These are the long term aspirations for our LGA. Where we want to be in 10 years time

Operational Plan Action
These are the actions we are planning to undertake annually to achieve our objectives.

Measure & Source
This describes how Council is going to achieve the actions outlined in the plan

	Delivery Plan Objective	Operational Plan Action	Primary Responsibility	Measure & Source
Community Strategic Plan Aspiration				
2.1 Provide and maintain local transport infrastructure, including roads and footpaths to allow safe and easy movement around	2.1.1 Provide and maintain safe, cost effective and fit for purpose transport infrastructure	2.1.1.1 Deliver annual transport operational and capital works programs	Infrastructure and Property	i) Develop and implement an endorsed capital works program ii) Conduct asset inspections in accordance with the asset management plans iii) Conduct regular maintenance inspections to identify maintenance defects and prioritise corrective actions based on a risk
	2.1.2 Improve and promote active travel connections and opportunities	2.1.2.1 Develop Active Transport Plan and implement prioritised actions	Infrastructure and Property	i) Finalise the review of the Walk and Cycle Plan to inform the development of an Active Transport Plan that aligns with the NSW Active Transport requirements ii) Report the Active Transport Plan to Council for adoption iii) Continue to implement the prioritised Walk and Cycle Plan actions iv) Commence construction of a connecting footpath from Muswellbrook CBD to Tarinpa
2.2 Advocate for effective public transport networks and transport planning to ensure infrastructure meets community need	2.2.1 Increase access to public transport options in and around the LGA	2.2.1.1 Construct and install bus shelters across the Shire	Infrastructure and Property	i) Install prioritised bus shelters in Muswellbrook and Sandy Hollow
2.3 Manage increasing transport demands on our roads to ensure the community has safe and prioritised access	2.3.1 Participate in planning and decision making to leverage investment and ensure our communities needs are prioritised	2.3.1.1 Advocate and collaborate with Transport NSW to facilitate better outcomes for our Shire	Infrastructure and Property	i) Advocate for funding for the central link road to the Muswellbrook Bypass ii) Work with Transport for NSW to reclassify Bengalla Link Road and Wybong Road West as State Roads iii) Deliver an upgrade to Wybong Road as part of the NSW Infrastructure Betterment Funding Deed iii) Implement actions from the Thomas Mitchell Drive contributions plan
		2.3.1.2 Work with industry and third parties to facilitate changes and impacts to the road network	Infrastructure and Property	i) Process section 138 and Oversize and/or Overmass vehicles applications and report on numbers processed
2.4 Advocate and provide services and facilities expected of a regional centre	2.4.1 Deliver, maintain and enhance education, transport, sport, entertainment and recreation facilities	2.4.1.1 Provide infrastructure and resources to implement a 24 Hour Gym and outdoor Gym space	Community and Economy	Business Case developed and resourced
		2.4.1.2 Construct the new Muswellbrook Youth Venue	Infrastructure and Property	Construct and handover the Muswellbrook Youth Venue to Upper Hunter Youth Services
		2.4.1.3 Carry out the staged delivery of Olympic Park Precinct Master Plan	Infrastructure and Property	i) Commence the procurement process for construction of the Olympic Park grandstand and field improvements ii) Construct new water main from Bell Street to Wilkinson Avenue
		2.4.1.4 Carry out the staged delivery of the Muswellbrook Town Centre Precinct Master Plan	Infrastructure and Property	i) Submit the Development Application for the remaining buildings to be demolished ii) Finalise design and complete the Development Application for the Regional Entertainment Centre iii) Finalise design for stormwater and precinct car parking iv) Consolidate lots within the precinct for delivery of the master plan
		2.4.1.5 Deliver prioritised and funded recommendations of the Recreational Needs and Management Study	Infrastructure and Property	i) Deliver funded recommendations of the Recreational Needs and Management Study
	2.4.2 Ensure regional and state plans acknowledge Muswellbrook as a Regional Centre	2.4.2.1 Advocate for local and sub-regional and water priorities to be included in NSW and Hunter Regional Strategies	Infrastructure and Property	Collaborate with NSW Department of Climate Change, Energy, the Environment and Water (DCCEEW) in reviewing water strategies
		2.4.2.2 Ensure Council's Planning land use strategies, policies and plans reflect the Shire's status as a regional centre	Environment and Planning	i) The Muswellbrook Shire Local Strategic Planning Statement is updated to include recommendations from the Hunter Region Plan, Muswellbrook Shire Local Housing Strategy and Upper Hunter Employment Lands Strategy

Vision

Our Shire is powered by opportunity, with space to grow and shape a thriving future.

Themes



We are a...
strong community



We are a...
regional centre



We are a...
thriving economy



We are a...
great place to live



We are...
working together































We are a... strong community














Community Outcome

Our community contributes to community life,
is safe and has access to services and facilities.



Community Strategic Plan Aspiration	Delivery Plan Objective		Operational Plan Action	Primary Responsibility	Measure & Source	
1.1 Deliver services to improve community health and inclusion at all stages of life   	1.1.1 Deliver a diverse range of social, recreational and educational programs and assistance to encourage community participation and a healthy lifestyle		1.1.1.1 Provide access to programs and technology to increase digital participation which reduces social isolation	Community and Economy	i) Number of initiatives relating to inclusion ii) Library program, event and exhibition attendance iii) Visits to Library physical service points iv) Number of Home Library Service items/members	
			1.1.1.2 Deliver exhibitions and programs that support engagement with the arts	Community and Economy	Number of exhibitions and programs delivered	
			1.1.1.3 Develop and implement a conservation program for the collection of works of art	Community and Economy	Number of works assessed, documented, and conserved	
			1.1.1.4 Deliver modern, community-responsive Library collections in line with recommendations and standards from the State Library New South Wales	Community and Economy	i) Number of Physical & Digital Loans ii) Number of new collection items added iii) Number of Community collection suggestions ordered	
	1.1.2 Provide opportunities to participate in community life and feel a part of the community		1.1.2.1 Deliver the Welcome Experience Program	Community and Economy	i) Number of essential workers attracted to the region ii) Meeting the requirements of the funding agreement	
			1.1.2.2 Deliver a program of activities which increase the utilisation of the aquatic centres	Community and Economy	i) Number of participants in programs and users at the Centre(s) ii) Number of Members	
			1.1.2.3 Implement the prioritised actions identified in the Disability Inclusion Action Plan (DIAP)	Community and Economy	Delivery of actions identified in the Disability Inclusion Action Plan	
			1.1.2.4 Deliver a range of targeted community events and activities	Community and Economy	Delivery of targeted events such as Youth Week activities, Seniors Festival Brochure etc	
1.2 Advocate and collaborate with government and private partners to improve services relating to health with a strong focus on aged care, mental health and maternity services 	1.2.1 Advance health services suitable for a Regional centre		1.2.1.1 Advocate for the State Government to provide a level of health care service to the community in line with a regional Hospital	Community and Economy	Advocate to State Government	
			1.2.1.2 Advocate for funding for Domestic Family and Sexual Violence support services	Community and Economy	Funding opportunities investigated	
1.3 Deliver programs, campaigns, facilities and infrastructure which improve community safety  	1.3.1 Design and manage public spaces to ensure people feel safe and welcome		1.3.1.1 Commence construction of the Pocket Park in the Muswellbrook Town Centre	Infrastructure and Property	Construction procurement process commenced	
			1.3.1.2 Review and maintain Precinct Service Levels Document for Parks & Reserves	Infrastructure and Property	i) Document reviewed and finalised ii) Periodic inspections conducted	
			1.3.1.3 Implement funded infrastructure priorities of the Wollombi Precinct Master Plan	Infrastructure and Property	Develop a staged delivery plan for infrastructure priorities of the Wollombi Precinct Master Plan	
	1.3.2 Review and enforce council policies to enhance community safety and ensure compliance		1.3.2.1 Undertake regulatory compliance required by legislation and achieve agreed service levels	Infrastructure and Property	i) Swimming Pool Safety Fence inspections are carried out in response to applications or complaints ii) All food shops are inspected on an annual basis iii) Regulatory requirements governing companion animals are implemented and incidents are promptly investigated iv) Illegal dumping is monitored and complaints are promptly investigated v) Inspections of new construction are under taken in accordance with legislation	
			1.3.2.2 Manage trade waste efficiently and safely, complying with environmental regulations, and protecting infrastructure	Infrastructure and Property	Review currency of Liquid Trade Waste Agreements and prioritise actions	

Our role:  Delivering  Partnering and collaborating  Advocating

Community Strategic Plan Aspiration	Delivery Plan Objective	Operational Plan Action	Primary Responsibility	Measure & Source
1.4 Provide and support events and activities to encourage community pride and connection  	1.4.1 Grow the region as a vibrant events and visitor destination  	1.4.1.1 Deliver a range of Council events and activities which attract people to the shire	Community and Economy	Track and report on attendance, marketing reach and economic impact for Council-led events
		1.4.1.2 Partner with and support event organisers to grow and attract events	Community and Economy	i) Report on the total number of external events supported through sponsorship funding, in-kind contributions, or promotional assistance ii) obtain a post-event report for sponsorship and community grant recipients iii) Monitor and report on the number of new events secured
1.5 Celebrate our culture and heritage by showcasing and preserving our history  	1.5.1 Recognise, protect and celebrate our heritage 	1.5.1.1 Commence refurbishment of Loxton House	Infrastructure and Property	Construction procurement process commenced
		1.5.1.2 Celebrate local heritage through planning, design and delivery of improvements	Infrastructure and Property	Include preservation of local heritage in design and Undertake comprehensive heritage assessments for related projects
		1.5.1.3 Deliver the Local Heritage Assistance Fund Grant Program	Infrastructure and Property	Make Local Heritage Grants available to owners of heritage listed properties
	1.5.2 Celebrate and recognise our local Indigenous culture  	1.5.2.1 Engage with the Indigenous Community to develop an inclusive consultation and engagement approach	Community and Economy	Engagement and consultation approach endorsed by Council, and then implemented
1.6 Develop programs to support the community and increase participation. enhance the capacity of volunteers and volunteer organisations  	1.6.1 Increase Volunteer participation to create community resilience and connection 	1.6.1.1 Increase Volunteer participation to create community resilience and connection	Community and Economy	Options presented to Council to increase volunteerism
	1.6.2 Provide access to community grants and in-kind support to support the community. 	1.6.2.1 Manage the Community grants program and sponsorship requests	Community and Economy	i) Community grants provided in accordance with the policy ii) Sponsorship policy updated and provided in accordance with the policy



We are a... **regional centre**

Community Outcome

Our community has access to regional services, infrastructure and facilities.



**SUSTAINABLE
DEVELOPMENT GOALS**

4

**QUALITY
EDUCATION**



7

**AFFORDABLE AND
CLEAN ENERGY**



8




























**DECENT WORK AND
ECONOMIC GROWTH**




















9

**INDUSTRY, INNOVATION
AND INFRASTRUCTURE**



Community Strategic Plan Aspiration	Delivery Plan Objective		Operational Plan Action	Primary Responsibility	Measure & Source	
2.1 Provide and maintain local transport infrastructure, including roads and footpaths to allow safe and easy movement around 	2.1.1 Provide and maintain safe, cost effective and fit for purpose transport infrastructure		2.1.1.1 Deliver annual transport operational and capital works programs	Infrastructure and Property	i) Develop and implement an endorsed capital works program ii) Conduct asset inspections in accordance with the asset management plans iii) Conduct regular maintenance inspections to identify maintenance defects and prioritise corrective actions based on a risk	
	2.1.2 Improve and promote active travel connections and opportunities		2.1.2.1 Develop Active Transport Plan and implement prioritised actions	Infrastructure and Property	i) Finalise the review of the Walk and Cycle Plan to inform the development of an Active Transport Plan that aligns with the NSW Active Transport requirements ii) Report the Active Transport Plan to Council for adoption iii) Continue to implement the prioritised Walk and Cycle Plan actions iv) Commence construction of a connecting footpath from Muswellbrook CBD to Tarinpa	
2.2 Advocate for effective public transport networks and transport planning to ensure infrastructure meets community need 	2.2.1 Increase access to public transport options in and around the LGA	 	2.2.1.1 Construct and install bus shelters across the Shire	Infrastructure and Property	i) Install prioritised bus shelters in Muswellbrook and Sandy Hollow	
2.3 Manage increasing transport demands on our roads to ensure the community has safe and prioritised access 	2.3.1 Participate in planning and decision making to leverage investment and ensure our communities needs are prioritised	 	2.3.1.1 Advocate and collaborate with Transport for NSW to facilitate required outcomes for our Shire	Infrastructure and Property	i) Advocate for funding for the central link road to the Muswellbrook Bypass ii) Work with Transport for NSW to reclassify Bengalla Link Road and Wybong Road West as State Roads iii) Deliver an upgrade to Wybong Road as part of the NSW Infrastructure Betterment Funding Deed iii) Implement actions from the Thomas Mitchell Drive contributions plan	
			2.3.1.2 Work with industry and third parties to facilitate changes and impacts to the road network	Infrastructure and Property	i) Process section 138 and Oversize and/or Overmass vehicles applications and report on numbers processed	
2.4 Advocate and provide services and facilities expected of a regional centre  	2.4.1 Deliver, maintain and enhance Council owned facilities		2.4.1.1 Provide infrastructure and resources to implement a 24 Hour Gym and outdoor Gym space	Community and Economy	Business Case developed and resourced	
			2.4.1.2 Construct the new Muswellbrook Youth Venue	Infrastructure and Property	Construct and handover the Muswellbrook Youth Venue to Upper Hunter Youth Services	
			2.4.1.3 Carry out the staged delivery of Olympic Park Precinct Master Plan	Infrastructure and Property	i) Commence the procurement process for construction of the Olympic Park grandstand and field improvements ii) Construct new water main from Bell Street to Wilkinson Avenue	
			2.4.1.4 Carry out the staged delivery of the Muswellbrook Town Centre Precinct Master Plan	Infrastructure and Property	i) Submit the Development Application for the remaining buildings to be demolished ii) Finalise design and complete the Development Application for the Regional Entertainment Centre iii) Finalise design for stormwater and precinct car parking iv) Consolidate lots within the precinct for delivery of the master plan	
			2.4.1.5 Deliver prioritised and funded recommendations of the Recreational Needs and Management Study	Infrastructure and Property	i) Deliver funded recommendations of the Recreational Needs and Management Study	
			2.4.1.6 Seek planning approval for the construction of the Community Infrastructure Depot	Infrastructure and Property	Package of early works is prepared by December 2025	
	2.4.2 Ensure regional and state plans acknowledge Muswellbrook as a Regional Centre	 	2.4.2.1 Advocate for local and sub-regional and water priorities to be included in NSW and Hunter Regional Strategies	Infrastructure and Property	Collaborate with NSW Department of Climate Change, Energy, the Environment and Water (DCCEEW) in reviewing water strategies	
			2.4.2.2 Ensure Council's Planning land use strategies, policies and plans reflect the Shire's status as a regional centre	Environment and Planning	i) The Muswellbrook Shire Local Strategic Planning Statement is updated to include recommendations from the Hunter Region Plan, Muswellbrook Shire Local Housing Strategy and Upper Hunter Employment Lands Strategy	

Our role:  Delivering  Partnering and collaborating  Advocating

Community Strategic Plan Aspiration	Delivery Plan Objective	Operational Plan Action	Primary Responsibility	Measure & Source
2.5 Provide well-maintain accessible sport, leisure and recreational infrastructure and facilities 	2.5.1 Manage existing community facilities to meet the needs of the community 	2.5.1.1 Monitor and service buildings and facilities to ensure suitability and accessibility	Infrastructure and Property	i) Periodic inspections based on hierarchy of assets and tasks prioritised ii) Periodic performance review for contractors iii) Prioritise funded actions from the Accessibility Audit iv) Develop and implement an endorsed capital works program 
		2.5.1.2 Manage program of continual review of buildings and recreation asset data to inform maintenance, capital programs, and asset management plans.	Infrastructure and Property	i) Asset data for buildings and recreation assets is current ii) Conduct external valuation of other structures and land improvements iii) Report contingency plans for critical infrastructure 
2.6 Advocate and collaborate with government and educational providers to expand access to education opportunities which allow students to study locally  	2.6.1 Improve the availability and access to educational opportunities  	2.6.1.1 Work with educational providers to improve access to educational opportunities within the Shire	Community and Economy	Increase access to education opportunities for the community 
		2.6.1.2 Deliver the Art Gallery Café Training Centre in partnership with key stakeholders	Community and Economy	i) Finalise funding arrangement ii) Art Gallery Cafe operational and training courses provided to the community  
		2.6.1.3 Deliver the STEM Program	Community and Economy	STEM program outcomes collected and reported to Council 
		2.6.1.4 Manage Sam Adams College student accommodation to support local tertiary education delivery	Infrastructure and Property	Measure and report to Council on occupancy and reasons for stay  
		2.6.1.5 Seek full occupancy of the Tertiary Education Centre to support education services, research, and innovation delivery	Infrastructure and Property	Target leasing opportunities to attract education service providers, research and development organisations, and innovators 



We are a... **thriving economy**

Community Outcome

Our community has opportunities for employment, business and training and we drive investment into our economy to benefit our community.



SUSTAINABLE DEVELOPMENT GOALS

4

QUALITY
EDUCATION



7

AFFORDABLE AND
CLEAN ENERGY



8



















DECENT WORK AND
ECONOMIC GROWTH
























9

INDUSTRY, INNOVATION
AND INFRASTRUCTURE



Community Strategic Plan Aspiration	Delivery Plan Objective	Operational Plan Action	Primary Responsibility	Measure & Source	
3.1 Lead the diversification of the local economy, including attracting new industry and businesses 	3.1.1 Retain our workforce and grow employment opportunities by attracting new industry and investment 	3.1.1.1 Deliver the Economic and Social Impact Assessment	Community and Economy	Report endorsed by Council	
		3.1.1.2 Work with Invest NSW and other government departments to attract new industry and investment	Community and Economy	Prospectus Developed Investment Attraction Activities conducted	
3.2 Support businesses to grow and prepare for the opportunities of the future 	3.2.1 Provide a range of programs and facilities to assist business to diversify and grow 	3.2.1.1 Deliver the Economic Development Strategy and Action Plan	Community and Economy	Strategy endorsed by Council	
		3.2.1.2 Work with local businesses to improve capability and access new supply chain opportunities	Community and Economy	i) Annual 'Doing business with Council' workshops facilitated ii) Apply for grants to deliver programs to support local businesses	
		3.2.1.3 Target leasing opportunities at local commercial properties to meet market gaps	Infrastructure and Property	Annually measure occupancy, and tenancy mix against market benchmarks	
		3.2.1.4 Planning polices and planning controls are reviewed to generate new employment activity	Environment and Planning	i) Funded actions of the Upper Hunter Employment Lands Strategy are completed ii) identify new industrial land, and adjust planning controls to enable new industrial development in the vicinity of Muswellbrook and the Thomas Mitchell Drive Industrial Area (Pilot Project) iii) Muswellbrook LEP 2009 and Muswellbrook DCP 2009 are reviewed and updated to ensure planning controls are not a barrier to new employment activity	
3.3 Support the growth of tourism, a diverse retail and hospitality offering and a vibrant nightlife 	3.3.1 Support the growth of the Tourism Industry 	3.3.1.1 Develop a Destination Management Plan	Community and Economy	i) Development of the Destination Management Plan commenced ii) Collect tourism data to inform decision making	
		3.3.1.2 Investigate options for delivering an improved visitor information centre offering	Community and Economy	Report presented to Council on options for visitor information centre	
		3.3.1.3 Implementation of the Upper Hunter Regional Brand	Community and Economy	Plan for the implementation of the brand endorsed by Council	
	3.3.2 Activate the Muswellbrook Town Centre 	3.3.2.1 Increase occupancy and activation of the public spaces in the town centre	Community and Economy	i) Increase in building occupancy ii) Wi-Fi installed iii) number of activations, events and installations	
		3.3.2.2 Deliver curated public art and murals through out the CBD.	Community and Economy	i) Locations of public art and murals identified ii) Engagement of suitable artists and delivery of priorities and funded art	

Community Strategic Plan Aspiration	Delivery Plan Objective		Operational Plan Action	Primary Responsibility	Measure & Source	
3.4 Collaborate with key stakeholders and government to secure investment and long-term employment 	3.4.1 Work with industry and government to fast-track land use planning and infrastructure to support future industry uses 		3.4.1.1 Coordinate with Transport NSW and EnergyCo to support the Port to Renewable Energy Zones (REZ) project	Infrastructure and Property	Ensure local road networks are upgraded as prioritised	
			3.4.1.2 Planning policies and planning controls are reviewed to remove barriers to new uses on land owned by mining companies or energy generating companies	Environment and Planning	i) Land use master planning is progressed for the AGL Macquarie Power Station sites (Bayswater & Liddell) ii) Next stage land use master planning progresses for the former Muswellbrook Coal Mine site iii) Next stage land use planning progresses for the BHP Mt Arthur mine site iv) Next stage land use planning progresses for the former Liddell Coal mine site v) Next stage land use planning commences for the Mangoola mine site	
			3.4.1.3 Advocate on behalf of the community on matters related to State Significant Development and the renewable energy roll-out	Environment and Planning	Report draft submissions on mining and energy related matters to Councillors to ensure community concerns are appropriately captured	
3.5 Provide access to innovation and reskilling for future workforce needs  	3.5.1 Develop and implement initiatives to attract, nurture and retain innovators		3.5.1.1 Manage the MELT contract, increase utilisation and promote outcomes to the community	Community and Economy	i) Quarterly meetings held with the General Manager and reports provided detailing activity in accordance with the contract ii) Increase in utilisation of the centre and promotion of success stories	 
	3.5.2 Increase opportunities for employment, skills and education for all ages	 	3.5.2.1 Investigate opportunities to deliver job re-skilling and training to support new industry growth	Community and Economy	i) Increased utilisation of TEC1 building and Loxton House	 
3.6 Plan for the use of former mining and energy generation land for employment, recreation and environmental purposes  	3.6.1 Deliver improved economic outcomes on mining and energy impacted lands  		3.6.1.1 Work with AGL to realise employment opportunities through the Hunter Energy Hub	Community and Economy	Undertake investment attraction activities	
			3.6.1.2 Work with Idemitsu to maximize economic opportunities on the Muswellbrook Coal site	Community and Economy	i) regular meetings held with Idemitsu ii) identify and progress opportunities to maximise employment outcomes	
			3.6.1.3 Identify suitable large scale land for intensive agricultural opportunities	Community and Economy	Suitable land identified and discussions held with landowners and proponents	



We are a... **great place to live**

Community Outcome

Our community offers a great lifestyle
in a healthy natural environment.



**SUSTAINABLE
DEVELOPMENT GOALS**

6

CLEAN WATER
AND SANITATION



11

SUSTAINABLE CITIES
AND COMMUNITIES



13



























CLIMATE
ACTION






















14

LIFE
BELOW WATER



Community Strategic Plan Aspiration	Delivery Plan Objective		Operational Plan Action	Primary Responsibility	Measure & Source	
4.1 Advocate and facilitate investment in a variety of housing, including affordable housing, to meet the needs of current and future residents 	4.1.1 Implement the Local Housing Strategy that identifies how and where housing will be provided		4.1.1.1 Identify Council's assets to provide short term accommodation and unlock long term housing opportunities	Infrastructure and Property	Through the Future Fund continue investigation and development of Muswellbrook and Denman sites	
			4.1.1.2 Plan for and manage the impacts of temporary construction workers in the Shire		Develop a Council Policy position on temporary workers accommodation in the Shire	
	4.1.2 Streamline planning and development outcomes		4.2.1.1 Improve administrative processes to streamline the determination of Development Applications	Environment and Planning	i) Collaborate with other councils and the State Government to streamline processes ii) Work with Newcastle City Council to implement relevant parts of their 'Accelerated Development Applications' initiative in Muswellbrook Shire	 
4.2 Manage development to protect our natural environment and heritage and be resilient to natural hazards 	4.2.1 Improve the planning and preparedness for natural hazards	 	4.2.1.1 Implement prioritised actions from the Flood Risk Management Plan	Infrastructure and Property	i) Seek funding for the design of the Bell Street Levee ii) Closely collaborate with NSW Public Works towards the planning and delivery of upgrades to the Muswellbrook and Denman Levees	 
			4.2.1.2 Facilitate the Muswellbrook Local Emergency Management Committee (LEMC)	Infrastructure and Property	i) Participating in the Regional Emergency Management Committee ii) Organise two desktop emergency scenarios for the LEMC to test their plans and procedures iii) Collaborate with emergency services to ensure Council facilities are suitable for requirements iiii) Work with the NSW Reconstruction Authority to finalise the draft Pre-Event Recovery Plan	 
			4.2.1.3 Mitigate risks of natural hazards impacting Council's critical community infrastructure	Infrastructure and Property	i) Advocate for NSW RFS to conduct a fuel reduction burn-off on adjacent land to the Denman Water Treatment Plant and Denman Transfer Station ii) Undertake annual inspections of Council's critical infrastructure at natural hazard risk for compliance with standards	 
4.3 Protect and enhance Council-managed water infrastructure and mitigate environmental and man-made impacts 	4.3.1 Plan for and upgrade our water and waste water infrastructure to support residential and economic expansion		4.3.1.1 Progress the construction of Denman to Sandy Hollow Water Pipeline (DSHP) project	Infrastructure and Property	Subject to funding progress detailed design of the Denman to Sandy Hollow Water Pipeline, and construction commenced within agreed timeframe	
			4.3.1.2 Progress construction of the new Muswellbrook Sewer Pump Station (SPS) #1	Infrastructure and Property	Construction of Muswellbrook SPS #1 commenced	
			4.3.1.3 Manage program of continual review of water and wastewater asset data to inform maintenance, capital programs, and asset management plans.	Infrastructure and Property	i) Asset data for Water and Wastewater assets is current. ii) Report contingency plans for critical infrastructure.	
			4.3.1.4 Maintain the required water quality testing procedures in accordance with Australian Drinking Water Guidelines and NSW Health requirements	Infrastructure and Property	i) Water quality testing procedures are in Australian Drinking Water Guidelines and NSW Health requirements alignment with NSW Health requirements ii) Training of Water and Wastewater Operators meets position's roles and responsibilities requirements iii) Relevant reports submitted to regulatory bodies in full and within prescribed timeframes iv) Water quality reports published on Council's website for the community v) Council Drinking Water Management System DWMS internally reviewed and a report provided to NSW Public Health	
4.4 Advocate for clean air and an improved natural environment 	4.4.1 Advocate for improved air quality monitoring and reporting		4.4.1.1 Advocate on behalf of the community on air quality	Infrastructure and Property	i) Monitor air quality ii) participate in regional meetings on air quality iii) make submissions regarding air quality related to new development	
	4.4.2 Provide opportunities to participate in environmental learning activities and programs		4.4.2.1 Provide funds for the purpose of education or training of the local community on reducing environmental impact and for Landcare activities	Environment and Planning	Local Landcare and Environmental Sustainability Grants made available to the local community on an annual basis	

Our role:  Delivering  Partnering and collaborating  Advocating

Community Strategic Plan Aspiration	Delivery Plan Objective		Operational Plan Action	Primary Responsibility	Measure & Source	
4.5 Manage the use of water and waste wisely, efficiently and sustainably to facilitate growth and economic opportunity 	4.5.1 Promote efficient water, energy and waste management and decrease waste		4.5.1.1 Facilitate Food Organics and Garden Organics (FOGO) for businesses in the Shire	Infrastructure and Property	Consult with businesses on a commercial FOGO model that meets their needs and mandated NSW Government target	
			4.5.1.2 Maintain construction and operational sustainable practices to decrease energy, waste and water usage	Infrastructure and Property	i) Track construction waste records showing a trend of decreasing waste and increased recycling ii) Inclusion of sustainable waste management practices in tender documentation	
			4.5.1.3 Deliver a range of programs to improve sustainability in the Community	Environment and Planning	i) The Sustainability Garden is open to the public through organised programs ii) A Community Garden Policy is prepared for adoption by Council iii) Quarterly reports to Council outlining activities undertaken	 
4.6 Reducing emissions of Council owned assets to reach Net Zero targets 	4.6.1 Develop strategies to respond to climate policy and reduce carbon impacts		4.6.1.1 Implementation of Council's Net Zero Roadmap	Environment and Planning	i) Implement funded recommendations in the Electric Vehicle Strategy ii) Establish a Revolving Energy Fund (REF) to support continued investment in sustainability initiatives	
			4.6.1.2 Investigate a strategy for gas capture of Council's waste voids	Environment and Planning	i) Expression of Interests called for waste void capture options ii) Develop a business case for Council's consideration	
4.7 Maintain and enhance our open and public spaces and natural areas 	4.7.1 Enhance, protect and improve our natural environment and public spaces		4.7.1.1 Maintain the natural areas and improve public access	Environment and Planning	i) Update the Precinct Service Specifications for Parks & Reserves to include management of Natural Areas. ii) Manage continual Natural Areas maintenance and improvement program	
			4.7.1.2 Actively engage with Mine Operators and the Natural Resource Regulator to ensure best practice mined land rehabilitation occurs	Environment and Planning	Staff Regularly meet with Resource Regulator staff to discuss mine rehabilitation plans and efforts by mines	
			4.7.1.3 Implement funded aspects of the Flying Fox Management Plan	Environment and Planning	i) Participate in regular Flying Fox counts to monitor presence and impact ii) Distribute tools and equipment to residents and business to reduce the impact of flying foxes	
			4.7.1.4 Improve tree canopy ratio in urban areas	Environment and Planning	Coordinate planting sites and materials for National Tree Day Activities	























We are... working together






















Community Outcome

Our community is involved in decision making and resources are managed to align with the values and priorities.



Community Strategic Plan Aspiration	Delivery Plan Objective	Operational Plan Action	Primary Responsibility	Measure & Source
5.1 Increase community awareness and understanding of Council business 	5.1.1 Effectively inform the community about Council's responsibilities, business and activities 	5.1.1.1 Meet Council's Integrated Planning and Reporting requirements	Community and Economy	Ensure all IP&R deadlines are met and reported to Council 
	5.1.2 Provide timely and factual information on key issues impacting our community 	5.1.2.1 Deliver a positive customer experience	Community and Economy	i) Increased satisfaction in Council's customer service in the Community Satisfaction Survey ii) Implement a Customer Experience Charter iii) Develop Service Standards Guidelines iv) All community engagement activities are conducted in accordance with the Community Engagement and Participation Plan 
		5.1.2.2 Provide accurate and timely information to the community	Community and Economy	i) Increase engagement with Council's Website and digital media platforms ii) Communication and Media Policy reviewed and implemented 
5.2 Ensure a wide range of community engagement programs to enable effective Council decision making 	5.2.1 Engage, involve and empower our community and stakeholders to inform Council on the issues impacting them  	5.2.1.1 Conduct the Annual Community Satisfaction Survey	Infrastructure and Property	i) Survey conducted and Reported to Council ii) Workshops completed with Internal staff to advise of results 
		5.2.1.2 Establish and facilitate the Muswellbrook Shire Youth Council	Infrastructure and Property	i) Engage with the schools to support the Youth Council ii) Facilitate 6-8 Youth Council Meetings per year  
		5.2.1.3 Facilitate committees of Council to inform decision making	Infrastructure and Property	i) Meetings with key stakeholders are facilitated as scheduled ii) Meeting information is published to Council's website within 3 days of the meetings 
5.3 Deliver sustainable projects, services and programs through sound financial management 	5.3.1 Continue to seek funding to provide infrastructure, programs, services or events which meet the needs of our community  	5.3.1.1 Secure grant funding to deliver priority projects and address budget deficits	Community and Economy	Reports to Council on Funding secured and applied for 
		5.3.1.2 Ensure Development Contributions Plans are updated	Environment and Planning	Update one of Muswellbrook Development Contributions Plans 
		5.3.1.3 Consider whole of life asset costs considering the construction and acquisition of new assets	Infrastructure and Property/Finance	i) Whole-of-life cost analysis framework developed and implemented ii) Consideration of new assets include a process of review including Investment Logic Mapping, Business Case Reviews, and Capital Expenditure Reviews as required 
		5.3.1.4 Continually improve asset management	Office of the General Manager	i) Undertake regular condition assessments of Council's assets ii) Undertake valuation of Council's assets in accordance with NSW Audit Office requirements iii) Asset management improvements as identified by Council's Asset Management Maturity Assessment 

Community Strategic Plan Aspiration	Delivery Plan Objective	Operational Plan Action	Primary Responsibility	Measure & Source
5.4 Ensure Council has long-term financial sustainability	5.4.1 Support financial sustainability through planning, budget management and accurate reporting to the community	5.4.1.1 Continuously improve Council's Procurement Framework and value-for-money	Finance and ICT	i) Procurement category strategies established ii) Supplier reporting suite implemented iii) Request for Tenders assessed for best value for money outcomes and reported to Council iv) Procedures and training reviewed for alignment with legislation and operational requirements. v) Efficiency of the procurement framework tested through an annual sample compliance audit of Tenders and Request For Quotations
		5.4.1.2 Ensure the provision of value for money legal services and effectively manage external legal service providers	Office of the General Manager	Report on external legal services expenditure
		5.4.1.3 Implement and report the adopted Internal Audit and Service Review Plan	Community and Economy	i) Quarterly report to the Audit, Risk and Improvement Committee (ARIC) ii) Prioritise the Actions from Internal Audits and Open Management Letter
		5.4.1.4 Maintain and continuously improve the Enterprise Risk Management Framework	Community and Economy	Reports to Council and ARIC
		5.4.1.5 Monitor and manage annual budgets and long term financial plans	Finance and ICT	i) Long-Term Financial Plan (LTFP) is implemented and reviewed ii) Annual Budget and Quarterly Budget Reviews developed iii) Financial Management reporting to Council, Management and Community
		5.4.1.6 Actively manage the Future Fund to increase revenue for Council and commercial development opportunities	Finance and ICT	Financial performance of the Future Fund provided to Council quarterly
		5.4.1.7 Continually improve financial management across Council	Finance and ICT	i) Financial Sustainability strategy developed and implemented ii) Finalise the General Ledger restructure
	5.4.2 Ensure Council's rate structure and revenue streams address Council's long term financial challenges	5.4.2.1 Investigate a Special Rate Variation	Office of the General Manager	Proposal and application for an equitable Special Rate Variation for 2026/27 Financial Year developed
		5.4.2.2 Establish and manage the Community Benefit Fund	Community and Economy	i) Community Benefit Fund Advisory Committee and governance established ii) Investment Logic Mapping framework established.

Community Strategic Plan Aspiration	Delivery Plan Objective		Operational Plan Action	Primary Responsibility	Measure & Source	
5.5 Improve efficiency of Council systems 	5.5.1 Support the continual innovation of Council processes and technologies to enhance efficiency and productivity		5.5.1.1 Investigate systems to seek efficiencies and increase employment engagement	Office of the General Manager	Report to Directorate Leadership Group on systems for increased employee engagement	
			5.5.1.2 Implement a comprehensive and targeted business improvement program	Community and Economy	i) Implement a new Governance System to meet legislative compliance ii) Develop and review policies in accordance with statutory and operational requirements iii) Business Continuity and Disaster Recovery Plans comprehensively reviewed and implemented	
			5.5.1.3 Council's Enterprise Record Management System is fit for purpose	Community and Economy	i) Upgrade of Content Manager is completed ii) Training of Content Manager is rolled out to staff iii) State Records new retention and disposal authority is implemented	
			5.5.1.4 Increase effectiveness of Council's Information and Communication Technology (ICT) systems	Finance and ICT	i) Operation of Critical Systems is managed, supported and improved ii) IT Infrastructure and systems upgraded	
			5.5.1.5 Increase security of Council systems	Finance and ICT	i) Upgrade Council's IT infrastructure ii) Cyber security footprint is enhanced	
	5.5.2 Use technology to make it easy for customers to engage with Council and access information		5.5.2.1 Investigate and implement improvements to make it easier for Customers to access information	Community and Economy	i) Improvements are made to Council's MyHub Portal ii) Review Customer Request Management (CRM) processes and training of staff	
			5.5.2.2 Subject to funding, make geographical information regarding Council's land use policies available to the community	Environment and Planning	Relevant Council GIS land use mapping and aerial photography is available for free online	
5.6 Ensure Council attracts and retains adequately skilled staff 	5.6.1 Be an employer of choice by investing in the development and growth of our people		5.6.1.1 Develop a Training and Professional Development Framework for the organisation	Office of the General Manager	i) Training and Professional Development policy and procedure developed ii) Training programs identified and incorporated within the framework	
			5.6.1.2 Undertake a review of the salary and performance management framework	Office of the General Manager	Report to Directorate Leadership Group to assess the salary review proposal	
			5.6.1.3 Develop a suite of policies and training that responds to legislation and creates a safe, equitable and healthy culture	Office of the General Manager	Policies developed and training implemented	
5.7 Council provides effective leadership 	5.7.1 To lead and represent the interests of our community in an ethical and transparent way		5.7.1.1 Provide an internal legal service and support for the General Manager and the directorates	Office of the General Manager	i) Report on the number of new matters arising ii) Number of matters finalised iii) Number of ongoing matters	
			5.7.1.2 Provide Governance support to the Elected Council and Executive	Community and Economy	i) Training and development program for Councillors is agreed and implemented iii) Meetings of Council and committees are conducted in accordance with legislative compliance	
			5.7.1.3 Ensure Council is meeting the Statutory Reporting requirements	Community and Economy	Co-ordinate across Council to meet the Statutory Reporting Deadlines and provide periodic reports to the Audit, Risk and Improvement Committee	
			5.7.1.4 Assess new development and land use activity in accordance with legislative requirements	Environment and Planning	i) Development Applications are assessed in accordance with relevant planning controls ii) Improve Council average assessment timeframes for Development Applications to below 130 business days	

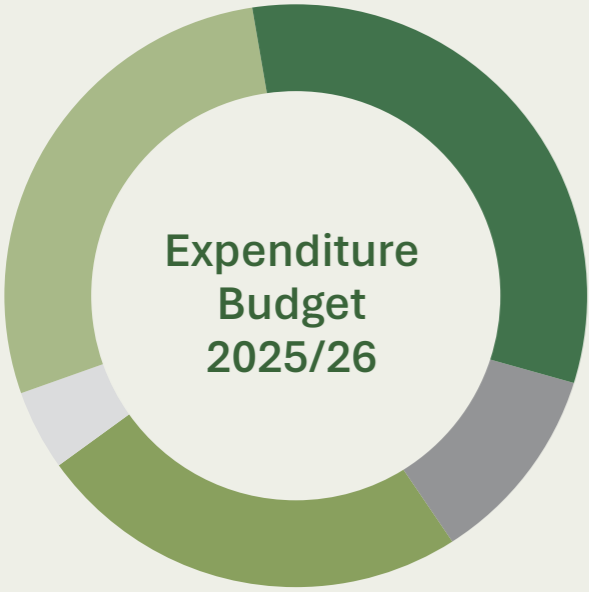
Funding our Plan

Council generates income to fund our services and invest in our assets. This income comes from rates, developer contributions, interest on investments, government grants, user charges and Council’s business activities.

This funding is used to ensure we can maintain and improve our LGA as well as deliver a wide variety of services to the community.



Sector	\$M	%
Rates & Charges	\$37.9	52
User Charges & Fees	\$22.4	31
Operating Grants & Contributions	\$8.2	11
Interest & Investments Revenues	\$3.4	5
Other Revenues	\$0.3	1



Sector	\$M	%
Materials & Services	\$21.6	33
Wages & Salaries	\$18.5	28
Depreciation	\$16.3	24
Other Costs	\$7.2	11
Borrowing Costs	\$2.6	4



Sector	\$M
Roads, Bridges & Drainage	\$17.8
Recreation	\$9.1
Community & Cultural Vitality	\$7.2
Water Supply Infrastructure	\$6.3
Other Community Infrastructure	\$4.7
Sewer Infrastructure	\$4.5
Plant & Fleet	\$3.0
Future Fund	\$0.4
Other	\$0.3

Revenue Policy

Muswellbrook Shire Council Revenue Policy 2025/2026

The objective of this policy is to outline the framework for rating and charges for the Muswellbrook Shire Council for the financial year 2025/2026, in compliance with the *NSW Local Government Act 1993*.

The Council has declared and categorised all rateable land into one of the following four main categories in accordance with Section 514 of the Local Government Act:

- **Farmland**
- **Residential**
- **Mining**
- **Business**

A general revaluation of all land parcels in the Muswellbrook Shire occurred in 2024, with a base date of 1 July 2024. These valuations will be used for rating purposes starting 1 July 2025 and will remain until revised.

Under Section 497 of the Local Government Act, Council has adopted the use of a base amount to which an ad valorem amount is added dependant on the rating category or sub- category declared.

Ad Valorem Rates: Calculated by multiplying the land value on each assessment by a specified rate in the dollar determined within each rating category.

Base Amounts: a set charge for every assessment in a certain rating category to ensure equitable distribution of costs among all ratepayers.

Categories and Descriptions

Residential

- **General Residential:** land used dominantly for residential purposes and is not subject to a sewer service availability charge.
- **Residential – Muswellbrook & Denman:** land used dominantly for residential purposed and is located within the urban areas of Muswellbrook and Denman, subject to sewer service availability charges.

Farmland

- **Farmland – General:** Land primarily used for agricultural purposes with a significant commercial character, engaged in continuous profit-making activities.
- **Farmland – Irrigable:** Land primarily used for agricultural purposes with a significant commercial character, engaged in continuous profit-making activities and has irrigation capabilities and is subject to water rights, ensuring effective agricultural practices.

Mining

- **Mining – General:** All land held or used for the purposes of coal mining.

Business

- **Business – General:** Commercial properties not classified as farmland, residential, or mining, encompassing various business activities.
- **Business – Power Generation - Non-Renewable:** Properties involved in generating or storing electricity from non-renewable sources, such as coal, natural gas, oil or nuclear energy resources.
- **Business – Thomas Mitchell Drive Industrial Centre:** Properties located within the designated industrial area aimed at fostering business growth and development.
- **Business – Showground Release Area:** Land earmarked for commercial development within the Showground precinct.
- **Business – Mine Rehabilitation:** Land that has been used and is being rehabilitated after being disturbed by mining operations.
- **Business – Power Generation - Non-Renewable – Rehabilitation:** Land that is being rehabilitated after being used for generating or storing non-renewable energy.

Increases in ordinary rate income are subject to the percentage variation as determined by the Independent Pricing and Regulatory Tribunal (IPART). This is referred to as the rate peg limit. For the 2025/2026 rating year, IPART has set Muswellbrook Shire’s rate peg at 3.9%.

In accordance with section 494 of the Act, the following Ordinary Rates will be levied:

Rate Type	Category	Sub-Category	Ad Valorem Cents in \$	Base Amount/Min \$	Base Amount % of Total Rate Levied	Yield (Est.)
Ordinary	Residential	Residential – General	0.297626	\$240	18.10%	\$1,287,413
Ordinary	Residential	Residential – Muswellbrook & Denman	0.425976	\$290	31.11%	\$5,579,677
Ordinary	Farmland	Farmland – General	0.185010	\$400	12.63%	\$1,131,058
Ordinary	Farmland	Farmland – Irrigable	0.210000	\$440	9.66%	\$491,804
Ordinary	Mining	Mining – General	0.630100	\$15,000	1.22%	\$13,479,820
Ordinary	Business	Business – General	0.851417	\$250	7.61%	\$1,534,847
Ordinary	Business	Business – Power Generation – Non-Renewable	5.499070	\$25,000	15.65%	\$319,454
Ordinary	Business	Business – Thomas Mitchell Drive Industrial Centre	0.799326	\$275	9.95%	\$414,543
Ordinary	Business	Business – Showground Release Area	0.178168	\$250	1.90%	\$13,185
Ordinary	Business	Mine Rehabilitation	0.630100	\$15,000	0%	\$0
Ordinary	Business	Power Generation – Non-Renewable – Rehabilitation	5.499070	\$25,000	0%	\$0

Charges Summary

Section 501of the Local Government Act permits a Council to make and levy an annual charge for the following services provided, or proposed to be provided, on an annual basis by the Council:

- water supply services;
- sewerage services;
- drainage services (through the Stormwater Levy);
- waste management services (other than domestic waste management);
- any services prescribed by the Local Government Regulations.

Water Charges

Availability Charge: is levied on each parcel of rateable land that is supplied with

water from a water pipe of the Council or land that is situated within 225 metres of a water pipe of the Council (whether or not actually supplied with water from any water pipe of the Council). The Water Service Availability Charges to be levied is based on the service size of the connection to the water supply line.

Availability Charge Category	Amount
AC - Availability Charge (Not Connected)	\$280.50
AC - Availability Charge (Connected)	
20mm service	\$280.50
25mm service	\$438.00
32mm service	\$718.00
40mm service	\$1,122.00
50mm service	\$1,753.00
65mm service	\$2,963.00
80mm service	\$4,488.00
100mm service	\$7,013.00
150mm service	\$15,778.00

Usage Charge: A variable charge based on the volume of water consumed.

Residential	Tier 1	1-350 Kl per annum	\$3.00
	Tier 2	>350Kl per annum	\$4.50
Non Residential	\$4.10/Kl		

Sewerage Charges

Residential Sewer: An annual charge for sewer is applicable to each parcel of rateable land except:

- a) Land which is more than 75 metres from a sewer of the Council and is not connected to the sewer; and
- b) Land from which sewage could not be discharged into any sewer of the Council.

Residential Sewer Availability Charge	\$436.00
Residential Sewer Charge	\$1,119.00

Non-Residential Sewer Charge: A Non-Residential Sewer Service Availability Charge is levied on each parcel of rateable land not categorised as residential for the purposes of ordinary rates for which the service is provided or proposed to be provided.

SC = SDF x (AC + (C x UC))

Availability Charge Category	Amount
AC - Availability Charge (Not Connected)	\$436.00
AC - Availability Charge (Connected)	
20mm service	\$436.00
25mm service	\$681.25
32mm service	\$1,116.16
40mm service	\$1,744.00
50mm service	\$2,725.00
65mm service	\$4,605.25
80mm service	\$6,976.00
100mm service	\$10,900.00
150mm service	\$24,525.00

Non-Residential Sewer Usage Charge \$4.10/Kl

Stormwater Management Charge: Pursuant to section 496A of the Local Government Act, Council will levy a Stormwater Management Service Charge on each parcel of rateable land within the Muswellbrook and Denman urban areas and included in the Town Planning Zones of R1 General Residential, B2 Local Centre, SP2 Infrastructure, IN2 Light Industrial, IN1 General Industrial and RU5 Village, except where an exemption or variation to the charge is provided in accordance with the document titled “Stormwater Management Service Charge Guidelines” issued by the Office of Local Government in July 2006, at a rate of \$25.00 per Residential parcel of rateable land and \$12.50 per Residential strata unit.

Non Residential

Area Sqm Charge	Amount
0 - 1,199	\$25.00
1,200 - 4,999	\$100.00
5,000 - 9,999	\$375.00
>10,000	\$725.00

Domestic and Waste Management Charges

Charge	Amount
Domestic Waste - 3 bin service	\$599.00
Waste Management & Rural Waste Management – 2 bin service	\$456.00
Additional Red	\$145.00
Additional Yellow	\$115.00
Additional Green	\$100.00
Waste Availability Charge – Vacant land	\$135.00
Weekly Red Bin	\$160.00
Upsize to 240L Red Bin	\$180.00
150mm service	\$24,525.00

On-Site Sewer Management System Fee: A fee for the inspection and approval of on-site sewer management systems to ensure compliance with health and safety standards. See Council’s Fees and Charges document.

Interest on Overdue Amounts

The maximum interest rate for the 2025/2026 financial year has been determined by the minister. The rate set for 2025/2026 will be 10.5%. This remains the same as 2024/2025 rate.

Conclusion

This Revenue Policy aims to ensure the financial sustainability of Muswellbrook Shire Council, providing essential services while maintaining fairness and transparency in the rating process.

Our Operating and Capital Budget

2025/26 Budget Estimates

The Annual Budget translates Council’s strategic objectives into tangible actions. It supports the objectives set out in the Community Strategic Plan and Delivery Program by outlining annual funding commitments— defining investment priorities, directing expenditure, and articulating the expected outcomes for the community. By aligning long-term vision with short-term financial planning, the Budget enables Council to maintain strategic focus, respond proactively to emerging challenges, and continue providing essential services and infrastructure to support community wellbeing.

The Four Funds of Muswellbrook Shire Council

Muswellbrook Shire Council operates four separate funds to manage its operations. Each fund is maintained independently to ensure transparency and accountability in how council services are funded and delivered.

In accordance with Council's Financial Management Policy, Council has prepared a DRAFT 2025/26 Budget with a minimum of a break-even bottom line in each of the four Funds. The General Fund has a break-even bottom line. The Water and Sewer Funds show small surpluses to help build reserves for future infrastructure investment and contingency. In line with its growth objectives, the Future Fund shows a surplus.

General Fund



Future Fund



Water Fund



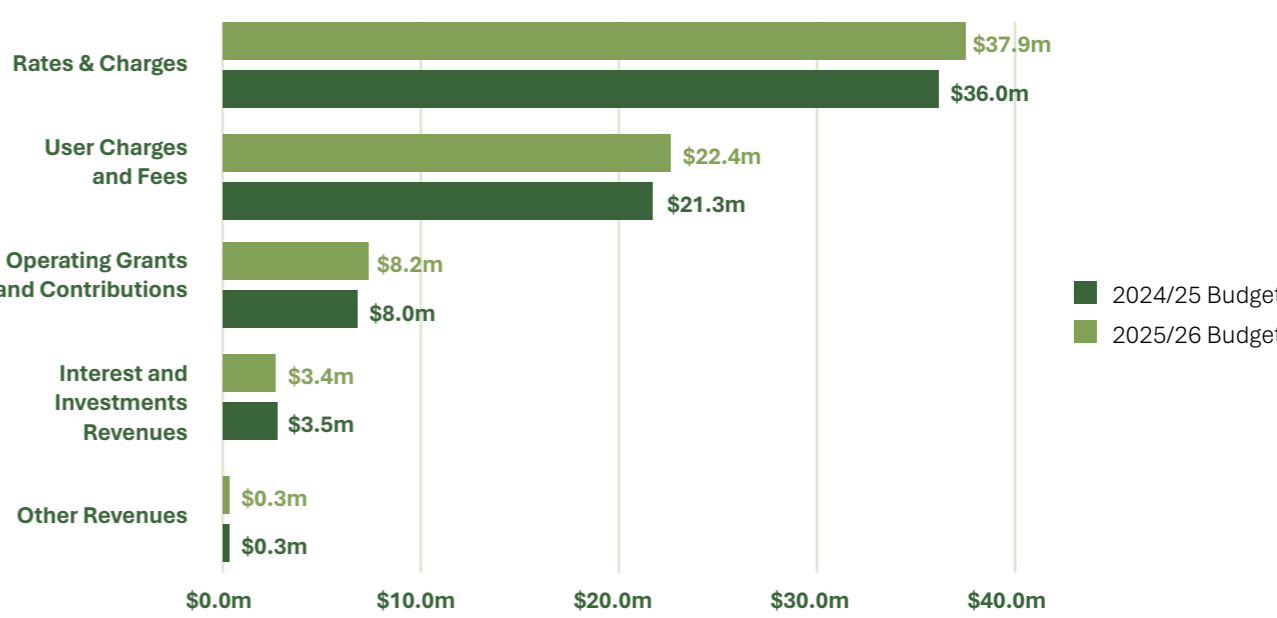
Sewer Fund



2024/25 Budget 2025/26 Budget

Consolidated Operating Income - Budget 2025/26

Rates and Charges include: Ordinary Rates plus Water, Sewer and Domestic Waste annual charges.
User Charges and Fees include: Water usage charges, Waste Management fees, Planning Services fees, Aquatic Centre and other Community Services fees plus commercial property rental income.
Operating Grants & Contributions include: Federal Financial Assistance Grants, Roads & Drainage grants and Emergency Services contributions.
Interest & Investment Revenues: includes interest income from financial investments.



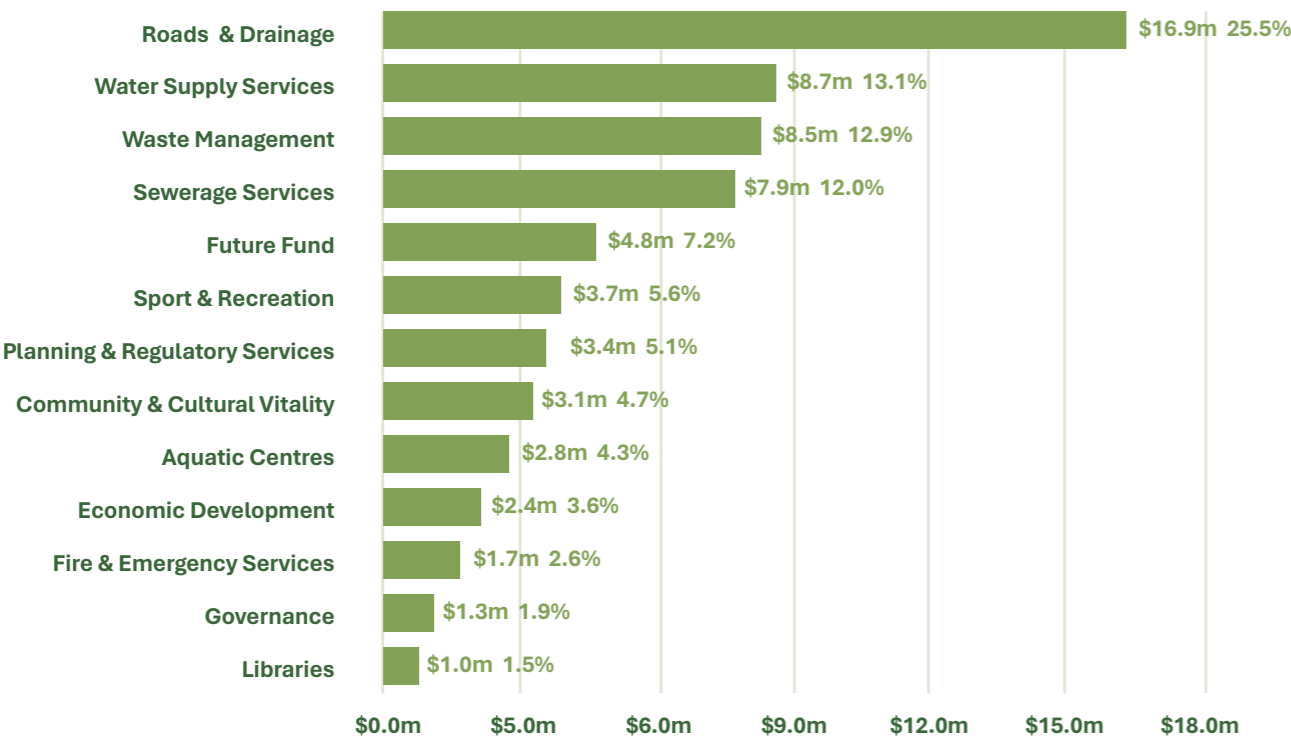
Consolidated 2025/26 Budget Rates and Annual Charges

Ordinary Rates: 8,050 rateable land parcels Rate Peg set by IPART: 3.9% gives a total Permissible Income of \$24.1M
Domestic Waste Annual Charges: \$4.0M, increase of ~7% to cover increasing costs
Water & Sewer Access Charges: Increase of ~5% and 4%, respectively, to cover increasing costs



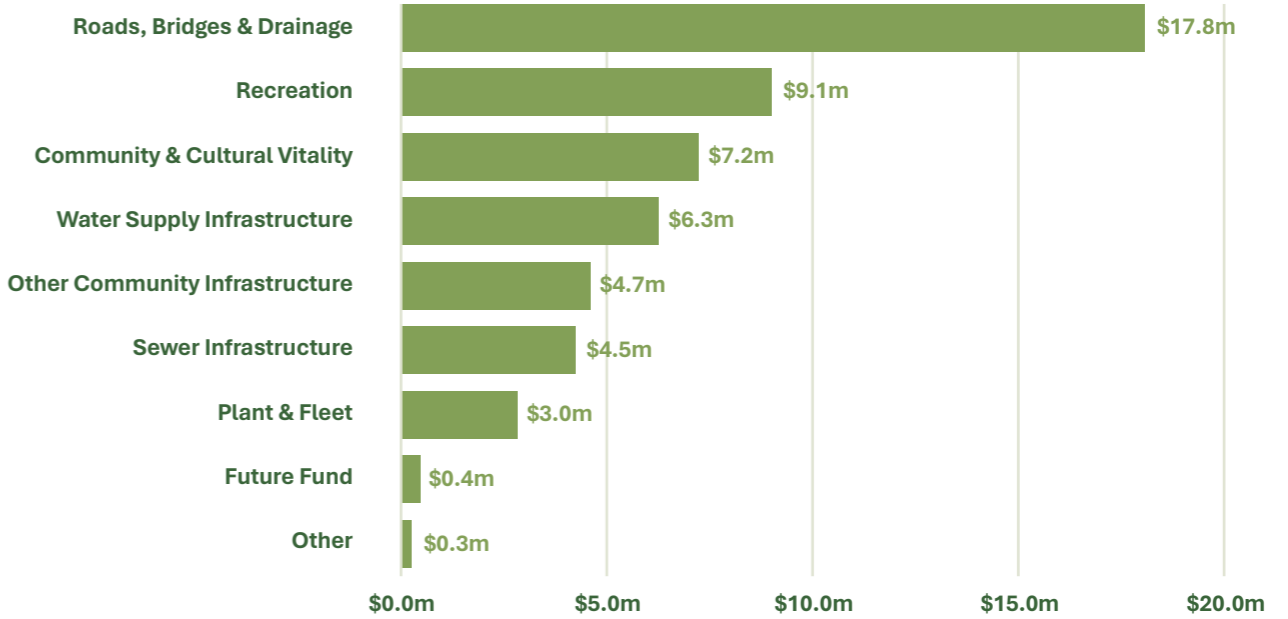
Consolidated 2025/26 Budget Operating Expenditure

Roads and Drainage, Water Supply, Waste Management and Sewerage Services together account for 64% of Council’s expenditure. Future Fund expenditure is more than offset by the investment returns.



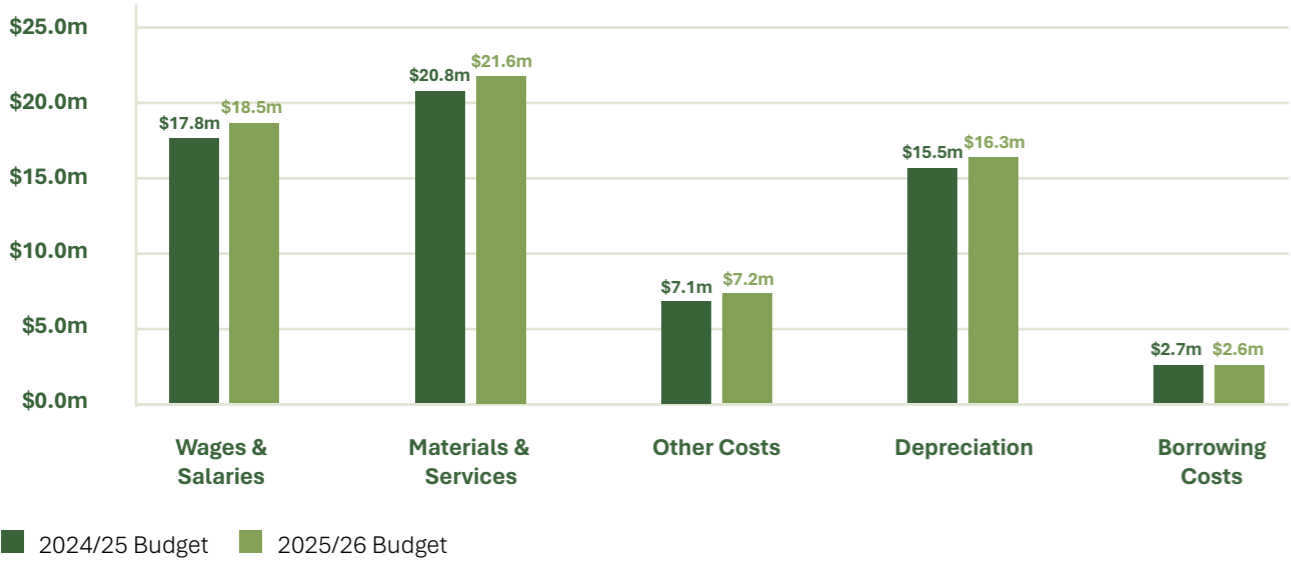
Capital Works 2025/26

Council's 2025/26 capital works program focuses on key renewal works and completing the mutli-year projects already in the pipeline. Only confirmed grant funding is included in the budget.
Roads, Bridges & Drainage: extensive renewals program and major projects for Wybong Rd and Bylong Valley Way.
Recreation: Tarinpa to CBD Pathway, Denman Tourist Park, Olympic Park and other projects.
Community and Cultural Vitality: Civic Precinct, Pocket Park, Regional Entertainment Centre, reactivation of Campbell's Corner and other projects.
Other Community Infrastructure: Community Infrastructure Depot and other projects.



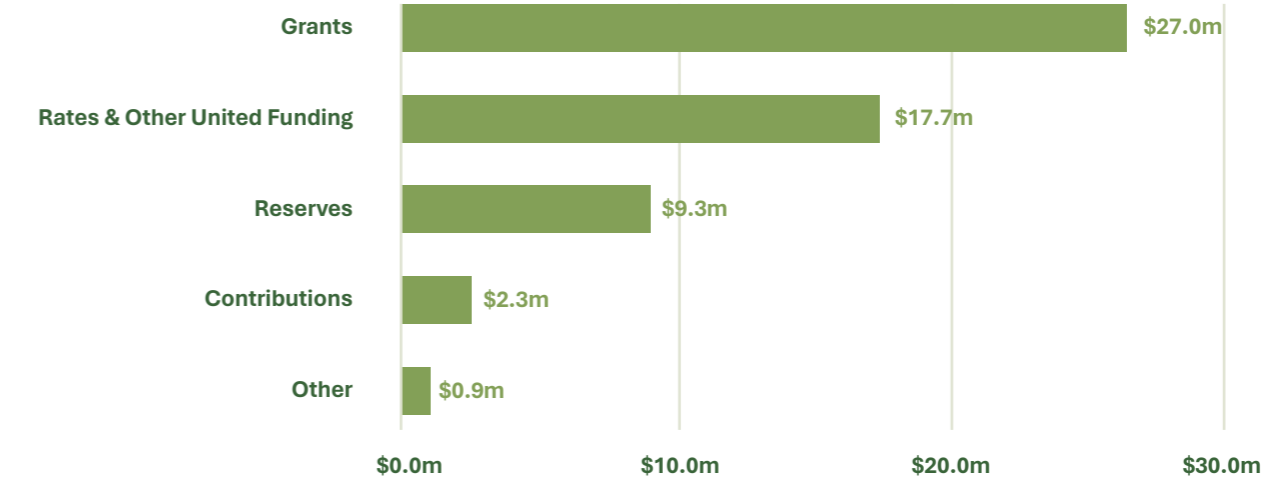
Consolidated 2025/26 Budget Operating Expenditure

Wages and Salaries: Up \$740k: 3% Award increase + one-off Award payments and 0.5% Superannuation increase.
Materials and Contracts: up \$863k (4%); increasing Water and Domestic Waste costs and other inflation effects.
Depreciation: projected to increase by 5%; combined effect of asset revaluations and new asset acquisition/



Capital Funding 2025/26

Capital works are funded through grants and contributions.





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shire council**

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2025/26 Budget Estimates

Operating Budget Details by Fund

Operating Budget 2025/26 - General Fund

(\$000s)	2024/25 Budget	December 2024 Review Budget	2025/26 DRAFT Budget	25/26 Budget vs 24/25	25-26 vs 24-25 Budget
Revenue	51,326	57,959	53,382	2,056	4.0%
Rates and Charges	26,686	27,116	28,158	1,472	5.5%
User Charges and Fees	8,598	8,614	9,224	625	7.3%
Other Revenues	5,319	9,446	5,311	(7)	-0.1%
Operating Grants and Contributions	8,160	10,220	8,166	6	0.1%
Interest and Investments Revenues	2,563	2,563	2,522	(41)	-1.6%
Expenses	51,326	57,939	53,382	2,056	-4.0%
Wages and Salaries	15,320	15,782	16,195	875	-5.7%
Other Costs	5,099	5,106	5,194	96	-1.9%
Materials and Contracts	18,661	24,798	19,165	504	-2.7%
Depreciation	11,485	11,485	12,059	574	-5.0%
Borrowing Costs	762	768	770	7	-1.0%
Surplus/(Deficit)	-	20	(0)	0	0.0%

Operating Budget 2025/26 - Water Fund

(\$000s)	2024/25 Budget	December 2024 Review Budget	2025/26 DRAFT Budget	25/26 Budget vs 24/25	25-26 vs 24-25 Budget
Revenue	8,082	8,082	8,624	542	6.7%
Rates and Charges	2,379	2,379	2,504	125	5.3%
User Charges and Fees	5,440	5,440	5,847	407	7.5%
Other Revenues	(413)	(413)	(371)	42	-10.1%
Operating Grants and Contributions	38	38	39	1	2.5%
Interest and Investments Revenues	637	637	605	(33)	-5.1%
Expenses	7,851	7,851	8,337	486	-6.2%
Wages and Salaries	1,460	1,460	1,364	(96)	6.6%
Other Costs	542	542	557	15	-2.8%
Materials and Contracts	3,666	3,666	4,124	458	-12.5%
Depreciation	2,183	2,183	2,292	109	-5.0%
Borrowing Costs	-	-	-	-	0.0%
Surplus/(Deficit)	232	232	288	56	24.3%

Operating Budget 2025/26 - Sewer Fund

(\$000s)	2024/25 Budget	December 2024 Review Budget	2025/26 DRAFT Budget	25/26 Budget vs 24/25	25-26 vs 24-25 Budget
Revenue	7,534	7,534	7,946	411	5.5%
Rates and Charges	6,929	6,929	7,247	318	4.6%
User Charges and Fees	465	465	484	18	3.9%
Other Revenues	-	(208)	(147)	(147)	0.0%
Operating Grants and Contributions	(170)	39	39	209	-123.3%
Interest and Investments Revenues	310	310	323	13	4.2%
Expenses	7,524	7,524	7,715	191	-2.5%
Wages and Salaries	956	956	964	8	-0.9%
Other Costs	818	818	841	23	-2.8%
Materials and Contracts	2,769	2,766	2,844	75	-2.7%
Depreciation	2,395	2,395	2,514	120	-5.0%
Borrowing Costs	587	590	552	(35)	6.0%
Surplus/(Deficit)	10	10	230	220	

Operating Budget 2025/26 - Future Fund

(\$000s)	2024/25 Budget	December 2024 Review Budget	2025/26 DRAFT Budget	25/26 Budget vs 24/25	25-26 vs 24-25 Budget
Revenue	6,794	6,709	6,873	79	1.2%
User Charges and Fees	6,790	6,708	6,871	81	1.2%
Other Revenues	4	2	2	(2)	-54.9%
Expenses	5,210	5,044	5,179	(31)	-0.6%
Wages and Salaries	267	267	260	(7)	-2.6%
Other Costs	951	894	924	(27)	-2.8%
Materials and Contracts	2,478	2,450	2,503	26	1.0%
Depreciation	190	190	200	10	5.0%
Borrowing Costs	1,325	1,244	1,292	(33)	-2.5%
Surplus/(Deficit)	1,584	1,665	1,694	111	7.0%

Revenue Policy

2025/2026

Authorised by:	Internal/External:	External
Date:	Minute No:	
Review timeframe:	4 years	
Review due date:		
Department:	Finance	
Document Owner:	Chief Finance Officer	

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1. Policy Objective

The objective of this Policy is to outline Council's rating and charges framework and provide for the 2025/26 levels.

2. Rating

In accordance with section 532 of the *Local Government Act 1993* (NSW) ("Local Government Act"), a Council must not make a rate or charge until it has given public notice of its draft operational plan for the year for which the rate or charge is to be made and has considered any submissions that have been made concerning the draft plan. In practice a Council should first adopt its final Operational Plan and then make rates and charges by resolution (s535, Local Government Act).

2.1 General Valuation

A revaluation of all land parcels in the Muswellbrook Shire local government area occurred in 2024, with a base date of 1 July 2024.

These valuations will be used for rating purposes from 1 July 2025. These valuations will continue to be used until revised through general and/or special re-valuations by the Valuer General.

2.2 Rating Method

In accordance with section 514 of the *Local Government Act*, Council has declared each parcel of rateable land in the Muswellbrook Shire local government area as within one or other of the following categories:

1. Farmland;
2. Residential;
3. Mining;
4. Business.

Council declares that the ordinary rates will be applied across the following categories and sub-categories:

Residential – General

Council determines the sub-category for the category "Residential" called "Residential – General" for each parcel of rateable land valued as one assessment and:

1. its dominant use is for residential accommodation (otherwise than as a hotel, motel, guesthouse, backpacker hostel, nursing home, or any other form of residential accommodation (not being a boarding house or a lodging house) prescribed by the *Local Government (General) Regulations 2021* (NSW) ("Local Government Regulations")); or
2. in the case of vacant land, it is zoned or otherwise designated for use under an environmental planning instrument (with or without development consent) for residential purposes; or
3. it is rural residential land, and it is not subject to a Sewer Service Availability Charge.

Residential – Muswellbrook & Denman

Council determines a sub-category for the category “Residential” called “Residential – Muswellbrook and Denman” for each parcel of rateable land valued as one assessment and:

1. its dominant use is for residential accommodation (otherwise than as a hotel, motel, guesthouse, backpacker hostel, nursing home or any other form of residential accommodation (not being a boarding house or a lodging house) prescribed by the Local Government Regulations,); or
2. in the case of vacant land, it is zoned or otherwise designated for use under an environmental planning instrument (with or without development consent) for residential purposes;
3. and it is located within the urban area of Muswellbrook and Denman townships and is subject to a Sewer Service Availability Charge.

Farmland – General

Council determines a sub-category for the category “Farmland” called “Farmland – General” for each parcel of rateable land valued as one assessment and its dominant use is for farming which:

- a) has a significant and substantial commercial purpose or character; and
- b) is engaged in for the purpose of profit on a continuous or repetitive basis (whether or not a profit is actually made),

and the land cannot be sub-categorised as:

- Farmland – Irrigable

Land is not to be categorised as Farmland – General if it is rural residential land.

Farmland – Irrigable

Council determines a sub-category for the category “Farmland” called “Farmland – Irrigable” for each parcel of rateable land valued as one assessment if its dominant use is for farming which:

- a) has a significant and substantial commercial purpose or character; and
- b) is engaged in for the purpose of profit on a continuous or repetitive basis (whether or not a profit is actually made); and
- c) is subject of a water right within the meaning of the *Valuation of Land Act 1916* (NSW); and
- d) where the assessment or any part of the assessment:
 - (i) is irrigated for any farming purpose; or
 - (ii) has established irrigation reticulation capable of being used for any farming purpose; or
 - (iii) is wholly or partly within 100m of the Hunter River.

Note: a water right means a right or authority (however described) under the Water Management Act 2000, the Water Act 1912, or any other Act, being a right or authority to construct, install or use works of irrigation, or to use water supplied by works of irrigation.

Mining – General

Council determines the sub-category for the category “Mining” called “Mining – General” for each parcel of rateable land valued as one assessment if its dominant use is for a coal mine or metalliferous mine:

Business – General

Council determines the sub-category for the category of “Business” called “Business - General” for each parcel of rateable land valued as one assessment if it cannot be categorised as farmland, residential or mining and cannot be sub-categorised as:

- Business – Power Generation - Non-Renewable;
- Business – Thomas Mitchell Drive Industrial Centre;
- Business – Showground Release Area;
- Business – Mine Rehabilitation; or
- Business – Power Generation – Non-Renewable – Rehabilitation.

Business – Power Generation - Non-Renewable

Council determines a sub-category for the category “Business” called “Business – Power Generation – Non-Renewable” for each parcel of rateable land valued as one assessment if it cannot be categorised as farmland, residential or mining and if its dominant use is as a centre of any of the following activities:

- a) the generation of, or capacity to generate, more than 5 megawatts of electricity generated from non-renewable resources; or
- the storage of, or capacity to store, more than 10 megawatt hours of electricity generated from non-renewable resources;

and the land cannot be sub-categorised as ‘Business – Mine Rehabilitation’.

For the purpose of this sub-category “electricity generated from non-renewable resources” means electricity generated from coal, natural gas, oil or nuclear energy resources.

Business – Thomas Mitchell Drive Industrial Centre

Council determines a sub-category for the category “Business” called “Business –

Thomas Mitchell Drive Industrial Centre” for each parcel of rateable land valued as one assessment located wholly or partly within the Thomas Mitchell Drive Industrial Centre.

Business – Showground Release Area

Council determines a sub-category for the category “Business” called “Business – Showground Release Area” for each parcel of rateable land valued as one assessment if it cannot be categorised as farmland, residential or mining and is located wholly or partly within the Showground Release Area.

Business – Mine Rehabilitation

Council determines a sub-category for the category “Business” called “Business – Mine Rehabilitation” for each parcel of rateable land valued as one assessment if it cannot be categorised as farmland, residential or mining and if its dominant use is as a centre of any of the following activities:

- a) the rehabilitation of land that is or has been disturbed by mining operations.

For the purposes of this sub-category, “rehabilitation” includes:

- a) the removal of buildings and infrastructure;
- b) the treatment or management of disturbed land or water for the purpose of establishing and maintaining a safe and stable environment; and

- c) the design and construction of landforms as well as the establishment of sustainable ecosystems or alternative vegetation.

For the purposes of this sub-category "mining operations" means operations carried out in the course of mining.

Business – Power Generation - Non-Renewable - Rehabilitation

Council determines a sub-category for the category "Business called "Business – Power Generation - Non-Renewable - Rehabilitation" for each parcel of rateable land valued as one assessment if it cannot be categorised as farmland, residential or mining and if its dominant use is as a centre of any of the following activities:

- a) power generation (non-renewable) operations,

and the land cannot be sub-categorised as 'Business – Power Generation (Non-Renewable)'.

For the purposes of this sub-category, "rehabilitation" includes:

- a) removal of buildings and infrastructure;
- b) the treatment or management of disturbed land or water for the purpose of establishing and maintaining a safe and stable environment; and
- c) the design and construction of landforms as well as the establishment of sustainable ecosystems or alternative vegetation.

For the purposes of this sub-category, "power generation (non-renewable)" means the generation of electricity from coal, natural gas, oil or nuclear energy resources.

2.3 Structure of the Rate

In accordance with section 497 of the Local Government Act, Council has adopted the use of a base amount to which an ad valorem amount is added for all categories and sub-categories.

Council's reasons for this adoption are as follows:

- a base amount to which an ad valorem amount is added ensures that the rate burden falls equitably on all landowners for the cost and value of common services and facilities (from which all properties benefit) regardless of their rateable value of land;
- having given regard to the matters set out in section 536(1) of the Local Government Act, Council is of the opinion that a base amount charged per assessment is fair and equitable and reflects both the "benefit principle" and the "ability to pay principle".

2.4 Interest on Overdue Amounts

Subject to the maximum rate specified by the Minister from time to time, Councils are responsible for fixing, by formal resolution, the level of interest penalties to apply in respect of rates and charges that remain unpaid after they become due and payable (section 566 Local Government Act).

Council proposes to apply the maximum permissible rate of interest payable on outstanding rates and charges at a simple rate calculated daily.

The maximum interest rate for the 2025/2026 financial year has been determined by the minister. The rate set for 2025-2026 will be 10.5%. This remains the same as 2024-2025 rate.

Council may exercise its discretion to write off certain amounts (such as interest) in respect of rates and arrears in a range of appropriate circumstances and/or to enter into special agreements with persons or any category of ratepayers to facilitate the discharge of a rating liability.

The discretion to write off certain amounts may be exercised if special circumstances can be demonstrated by the relevant ratepayers.

2.5 Summary of Rating Philosophy

- I. That Council sets its rates so as to obtain the maximum possible yield and comply with the Office of Local Government's advice in relation to rate-pegging limitations and catch-up provisions.
- II. That Council sets a base amount for the sub-categories of an ordinary rate, in accordance with section 499 of the Local Government Act.
- III. That Council applies the maximum permissible rate of interest payable on outstanding rates and charges at a simple rate calculated daily.
- IV. That Council utilise changes on the Base Rate amount with the aim of evening out the rates burden and smoothing the impact of possible rate increases that may occur as Land Values are reassessed. Council will not exceed the statutory maximum of 50% of total revenue from the Base Rate amount in each category.

2.6 Matters Considered in Determining the Amount of a Rate

Council considers a number of discretionary matters when setting the quantum of the rate for each sub-category, including:

- I. The guiding principles for Councils expounded in Chapter 3 of the Local Government Act 1993, including transparency, impartiality, intergenerational equity and sound financial management;
- II. In respect of a base rate, criteria including:
 - Council's net general administration and overhead costs;
 - the extent to which projected ad valorem rates on individual properties do not reflect the cost of providing necessary services and facilities;
 - the level of grant or similar income available to provide necessary services and facilities;
 - the degree of congruity and homogeneity between the values of properties subject to the rate and their spread throughout the area; and
 - whether a rate that is wholly an ad valorem rate would result in an uneven distribution of the rate burden because a comparatively high proportion of assessments would bear a comparatively low share of the total rate burden.
- III. The extent to which those who pay for Council's services have the ability to pay for those services;
- IV. The extent to which those who receive the benefits of Council's services also pay for those services; and
- V. The applicable statutory caps on the rates that can be made.

3. Charges

Section 501 of the Local Government Act permits a Council to make and levy an annual charge for the following services provided, or proposed to be provided, on an annual basis by the Council:

- water supply services;
- sewerage services;
- drainage services (through the Stormwater Levy);
- waste management services (other than domestic waste management);
- any services prescribed by the Local Government Regulations.

Section 502 of the Local Government Act permits a Council to make a charge for a service referred to in section 496 of the Local Government Act (domestic waste management service) or section 501 of the Local Government Act (services identified above) according to the actual use of the service.

3.1 Water Charges

Pricing which reflects the costs incurred in the provision of potable water can help ensure conservation of scarce water resources and can promote more efficient investment in water infrastructure.

To achieve this, adequate cash flows are required to meet operating costs, to fund future necessary infrastructure and provide an acceptable rate of return – thereby ensuring the longer-term financial sustainability of the service.

One of the key elements in cost-reflective pricing identified by the Department of Climate Change, Energy, the Environment and Water (DCCEEW) is a cost-reflective two-part charge for water, comprising a water service availability charge and a consumption tariff. Council's availability charge uses the DCCEEW's recommended method, which is based on the square of the diameter of the supply pipe. This reflects the true availability of water access by the user.

There are three tariffs for consumption. The Residential Consumption Tariff is a two-tier tariff levied on rateable land categorised as residential for the purposes of ordinary rates and for which the service is provided or proposed to be provided. The Tier 1 charge applies to water consumption up to 350KL and the Tier 2 charge applies to water consumption in excess of 350KL per annum. A Non-Residential Consumption Tariff is levied on rateable land categorised as farmland, mining or business for the purposes of ordinary rates and for which the service is provided or proposed to be provided.

3.1.1 Availability Charges

Pursuant to section 552 of the Local Government Act, land that is supplied with water from a water main of the Council and land that is situated within 225 metres of a water main of Council (whether or not actually supplied with water from any water main of the Council) is charged an annual Water Service Availability Charge for each service to the property.

Similarly, pursuant to section 552 of the Local Government Act, all land is charged an annual sewerage service availability charge except land which is more than 75 metres from a sewer of Council and is not connected to the sewer; or land from which sewage could not be discharged into any sewer of Council.

Each Annual Water Service Charge applicable is included in the Annual Rate Notice issued for the financial year. Water consumption charges are raised three times per year.

3.2 Water and Sewerage Charges – General

User charges are fees levied on the community for the use of water and sewerage facilities provided by Council.

Income derived from water and sewerage charges can be used for either maintenance or capital expenditure. Unlike ordinary rates, water and sewerage charges are not subject to rate pegging in NSW.

Funds raised through water and sewerage charges are explicitly expended on the operational, maintenance and capital expenditure needs related to those services and activities.

3.2.1 Best Practice Charging

Council has implemented charging guidelines recommended by the DCCEEW for the charging of water and sewerage services.

3.2.1.1 Residential Sewerage Charge

Each parcel of rateable land categorised as residential for the purposes of ordinary rates, for which the service is provided or proposed to be provided, is levied the same charge under the Guidelines mentioned above, with the usage charge based on the average residential water consumption.

The combination of availability charge and usage charge meets the criteria in DCCEEW- National Water Initiative pricing principles.

3.2.1.2 Non-Residential Sewerage Charge

Each parcel of rateable land categorised as farmland, mining or business (“non-residential”) for the purposes of ordinary rates, for which the service is provided or proposed to be provided, is levied a non-residential sewerage charge based on a formula that includes a range of factors that include the size of the water connection, the amount of water used and the amount of water used that is expected to enter the sewage treatment processes.

3.2.1.3 Trade Waste Charges

Trade Waste is defined as:

Any waters other than those used specifically for personal hygiene functions that may be contaminated with any substance as a direct or indirect result of a commercial activity.

The regulation of trade wastes is intended to:

- Prevent the biological capacity of the treatment works being exceeded resulting in the destabilising of the biological process and consequent odours emanating from the works;
- Ensure discharge of effluent from the treatment works is within the requirements of the *Protection of the Environment Operations Act 1997* (NSW);
- Protect the sewers and sewerage structures from corrosion, damage or blockage;
- Prevent overloading of the sewerage reticulation system;
- Ensure safe working conditions exist in the sewer reticulation system for the protection of Council staff;
- Ensure environmental protection of the local eco-systems, particularly those relating to the regional waterways.

Full details of the charges for Trade Waste are set out in the Fees and Charges Schedule.

3.2.1.4 Waste Management Service Charges and Introduction of FOGO from 1 July 2024

Council has introduced Food and Garden Organics (FOGO) commencing 1 July 2024. This service upgrade is in response to the NSW Waste & Sustainable Materials Strategy 2041 objective to divert all organic wastes from landfill. FOGO collections have a critical role to play in meeting the NSW Government's target of net-zero emissions by 2050 and creating a circular economy that reduces waste and benefits all NSW communities.

Council undertakes the management of the Muswellbrook Waste and Recycling Facility and the Denman Domestic Waste Transfer Station. Council manages the daily operations of these depots to ensure the appropriate and safe handling, disposal and storage of waste received at the facilities.

Weekly services for kerbside collection of Food and Garden Organics - FOGO (240 litre green lid bins) and alternate fortnightly collections of commingled recyclables (240L yellow lid bins) and residual waste (140 litre red lid bins) are provided by Council to residential (residential means categorised as residential for the purposes of ordinary rates) properties in Muswellbrook, Denman and Sandy Hollow townships, including Woodlands Ridge Road subdivision and Milperra Drive.

A biannual bulky waste clean-up service for large items such as furniture and whitegoods are also provided to the properties mentioned above. The dates and arrangements in relation to these activities will be advised at a time closer to the operation of the events.

Alternate fortnightly services for kerbside collection of residual waste (140 litre red lid bins) and commingled recyclables (240 litre yellow lid bins) are provided to non-residential (non-residential means categorised as farmland, mining or business for the purposes of ordinary rates) properties in Muswellbrook, Denman and Sandy Hollow townships and residential and non-residential properties in the rural areas covered by the following rural roads:

- a) Golden Highway to Sandy Hollow
- b) Rosemount Road Loop
- c) Denman Road from Muswellbrook to Denman

Collection of FOGO waste (240L green lid bin) for non-residential or rural properties, defined by the roads above, will be provided if requested and charged an annual charge for each service required.

3.2.1.4.1 Domestic Waste Management Service

Under section 504 of the Local Government Act:

- A Council must not apply income from an ordinary rate towards the cost of providing domestic waste management services;
- Income to be applied by a Council towards the cost of providing domestic waste management services must be obtained from the making and levying of annual charges or the imposition of charges for the actual use of the service, or both;
- Income obtained from charges for domestic waste management must be calculated to not exceed the reasonable cost to the Council of providing those services.

Council determines the Domestic Waste Charge following these requirements. The charge is set at a rate that covers the cost of collecting and the disposal or recycling of the collected waste as well as the administration of the service. The processes involved in determining the charge is audited by Council's auditor.

3.2.1.4.2 Waste Management Service Availability Charge

Under section 496 of the *Local Government Act*, Council must make and levy an annual charge on each parcel of rateable for which the domestic waste management service is available, whether occupied land or vacant land.

Council may make an annual charge for the provision of a domestic waste management service for a parcel of land that is exempt from rating if:

- the service is available for that land; and
- the owner of that land requests or agrees to the provision of the service to that land; and
- the amount of the annual charge is limited to recovering the cost of providing the service to that land.

3.2.1.4.3 Waste Management Service (other than Domestic Waste Management Service)

Under section 501 of the *Local Government Act*, Council may make and levy a charge for the provision of waste management services (other than domestic waste management services) on each parcel of rateable land for which the service is provided or proposed to be provided.

This charge applies to non-residential (non-residential means categorised as farmland, mining or business for the purposes of ordinary rates) properties.

3.2.1.5 Matters considered in Determining the Amount of a Charge

- a) In determining the amount of a charge for a service, the Council may have regard to (but is not limited to) the following:
 - the purpose for which the service is provided
 - the nature, extent and frequency of the service
 - the cost of providing the service
 - the categorisation for rating purposes of the land to which the service is provided
 - the nature and use of premises to which the service is provided
 - the area of land to which the service is provided
- b) The amount of a charge need not be limited to recovering the cost of providing the service, for which the charge is made, except as provided by sections 503(2) and 504 (3) of the *Local Government Act*.
- c) Council will continue with a recycling service. The cost of providing this service is included in the Domestic Waste Management Service charge and also the Waste Management Service Charge. These charges entitle ratepayers to a fortnightly recycling collection.
- d) Council will commence the FOGO waste service. The cost of providing this service is included in the Domestic Waste Management Service charge. These charges entitle ratepayers to a weekly FOGO waste collection. The charge for the collection of the FOGO waste is not included in the Waste Management Service Charge or Rural Waste Charges. However, property owners to which these charges apply can elect to utilise and pay for the FOGO waste service.

3.3 Stormwater Management Charge

Under section 496A of the *Local Government Act*, Council may make and levy an annual charge for the provision of stormwater management services for each parcel of rateable land for which the service is available.

The raising of the levy and the application of the funds collected will be in accordance with the *Stormwater Management Service Charges Guidelines* issued by the Office of Local Government.

3.4 On-Site Sewer Management System – “Approved to Operate”

Pursuant to section 68(1) of the Local Government Act, Councils are the approval and regulatory authority for the monitoring and management of all on-site sewer management systems.

Council will levy an annual fee for the Approval to Operate an Onsite Sewer Management System, as part of the Annual Rates and Charges Notice. This charge will also include the fee for the inspection of the system. This charge will be displayed as a separate line on the notice. Please see Council’s Fees and Charges document for the prescribed fees.

Statement of Rates Proposed to be Levied for 2025/2026

Section 494 Local Government Act.

Ordinary Rates

Rates are assessed by levies on the value of the land. Land values are determined by the Valuer General. Increases in ordinary rate income are subject to the percentage variation as determined by the Independent Pricing and Regulatory Tribunal (IPART). This is referred to as the rate peg limit.

For the 2025/2026 rating year, IPART has set Muswellbrook Shire's rate peg at 3.9%.

Rate Type	Category	Sub-Category	Ad Valorem Cents in \$	Base Amount / Min \$	Base Amount % of Total Rate Levied	Yield (Est.)
Ordinary	Residential	Residential – General	0.297626	\$240	18.10%	\$1,287,413
Ordinary	Residential	Residential – Muswellbrook & Denman	0.425976	\$290	31.11%	\$5,579,677
Ordinary	Farmland	Farmland – General	0.185010	\$400	12.63%	\$1,131,058
Ordinary	Farmland	Farmland – Irrigable	0.210000	\$440	9.66%	\$491,804
Ordinary	Mining	Mining – General	0.630100	\$15,000	1.22%	\$13,479,820
Ordinary	Business	Business – General	0.851417	\$250	7.61%	\$1,534,847
Ordinary	Business	Business – Power Generation – Non-Renewable	5.499070	\$25,000	15.65%	\$319,454
Ordinary	Business	Business – Thomas Mitchell Drive Industrial Centre	0.799326	\$275	9.95%	\$414,543
Ordinary	Business	Business – Showground Release Area	0.178168	\$250	1.90%	\$13,185
Ordinary	Business	Mine Rehabilitation	0.630100	\$15,000	0%	\$0
Ordinary	Business	Power Generation – Non-Renewable – Rehabilitation	5.499070	\$25,000	0%	\$0

Water Charges

For 2025/2026, Council is proposing to levy Water Service Availability Charges as set out below:

1. A Water Service Availability Charge is levied on each parcel of rateable land that is supplied with water from a water pipe of the Council or land that is situated within 225 metres of a water pipe of the Council (whether or not actually supplied with water from any water pipe of the Council). The

Water Service Availability Charges to be levied is based on the service size of the connection to the water supply line.

The Water Service Availability Charges for the year commencing 1 July 2025 are:

Water Service Charge Category	Amount
Availability Charge (Not Connected)	\$280.50
Availability Charge (Connected)	
- 20mm service	\$280.50
- 25mm service	\$438.00
- 32mm service	\$718.00
- 40mm service	\$1,122.00
- 50mm service	\$1,753.00
- 65mm service	\$2,963.00
- 80mm service	\$4,488.00
- 100mm service	\$7,013.00
- 150mm service	\$15,778.00

Pursuant to section 552 of the *Local Government Act 1993* (NSW), a charge relating to water supply will not be levied on land unless water could be supplied to some part of the land from a standpipe at least 1 metre in height from the ground level, if such a pipe were laid and connected to the Council's mains.

2. A Consumption Tariff is to be levied per kilolitre of water supplied to each parcel of rateable land from a water pipe of the Council. The water consumption tariffs proposed for the year commencing 1 July 2025 are:

Consumption Tariff	Tier ¹	\$ per Kilolitre (KL)
Residential (rateable land categorised as residential for the purposes of ordinary rates)	Tier 1 (1-350KL per annum)	\$3.00
	Tier 2 (>350KL per annum)	\$4.50
Non-Residential (rateable land not categorised as residential for the purposes of ordinary rates)	N/A	\$4.10

Sewerage Charges

For 2025/2026, Council is proposing to levy Sewerage Service Availability Charges as setout below:

An annual charge for sewer is applicable to each parcel of rateable land except:

- a) Land which is more than 75 metres from a sewer of the Council and is not connected to the sewer; and
- b) Land from which sewage could not be discharged into any sewer of the Council.

1) Residential Sewer Charges

¹ Where applicable

A Sewer Service Availability Charge is levied on each parcel of rateable land categorised as residential for the purposes of ordinary rates for which the service is provided or is proposed to be provided. The Sewer Service Availability Charges to be levied for the year commencing 1 July 2025 are:

Sewer Service Availability Charge:

Residential Sewer Availability Charge (Vacant)	\$436.00
Residential Sewer Charge (Occupied)	\$1,119.00

2) Non-Residential Sewer Service Availability Charge:

A Non-Residential Sewer Service Availability Charge is levied on each parcel of rateable land not categorised as residential for the purposes of ordinary rates for which the service is provided or proposed to be provided. The Non-Residential Sewer Service Availability Charge to be levied in respect of each relevant parcel for the year commencing 1 July 2025, will be based on the following formula:

$$SC = SDF \times (AC + (C \times UC))$$

SC = Sewerage Charge

C = Total water consumption for meter

SDF = Sewerage Discharge Factor

UC = Sewer Usage Charge (see below table titled "Sewer Usage Charge Table")

AC = Availability Charge (see below table titled "Availability Charges Table")

Availability Charges Table: The Availability Charges for the year commencing 1 July 2025 are:

Availability Charge Category	Amount
AC - Availability Charge (Not Connected)	\$436.00
AC - Availability Charge (Connected)	
20mm service	\$436.00
25mm service	\$681.25
32mm service	\$1,116.16
40mm service	\$1,744.00
50mm service	\$2,725.00
65mm service	\$4,605.25
80mm service	\$6,976.00
100mm service	\$10,900.00
150mm service	\$24,525.00

Sewer Usage Charge Table: The Sewer Usage Charge for the year commencing 1 July 2025 is:

Sewer Usage Charge	\$ per Kilotitre (KL)
Non-Residential Sewer Usage Charge	\$4.10

Discharge Factors required for non-residential properties will be determined on an individual rateable parcel basis.

Domestic Waste Management Charges

Domestic Waste Management Charges are levied in accordance with section 496 of the Local Government Act.

For 2025/202 Council is proposing to levy the following charges in regard to Domestic Waste Management Services:

Domestic Waste Management Service Charges

Urban Domestic Waste Management Availability Charge (1)	\$135.00
Urban Domestic Waste Management Service Charge (2)	\$599.00
Additional Urban Domestic Waste Management Service Charge	\$145.00
Weekly Collection Domestic Waste Service - Red Lid bin only	\$160.00
Upsize to 240L Domestic Waste Service Charge – Red Lid Bin only	\$180.00
Additional Urban Domestic Waste Management Recycling Service Charge	\$115.00
Additional Urban Domestic Waste Management FOGO Waste Service Charge	\$100.00

- (1) This charge applies to vacant rateable land categorised as residential for the purposes of ordinary rates and situated within the urban area in which a Domestic Waste Management Service is able to be provided.
- (2) Each habitable premises is entitled to one approved mobile residual waste bin service and one recyclable material bin per fortnight and one weekly collection of FOGO waste for each Urban Domestic Waste Management Service Charge.

For 2025/2026 Council proposes to levy the following charges on each parcel of rateable land categorised as residential or farmland for the purposes of ordinary rates and situated within the rural area to which a Domestic Waste Management Service is available.

Rural Domestic Waste Management Service Charge

Rural Domestic Waste Management Availability Charge (1)	\$135.00
Rural Domestic Waste Management Service Charge (2)	\$456.00
Additional Rural Domestic Waste Management Service Charge	\$145.00
Weekly Collection Domestic Waste Service - Red Lid bin only	\$160.00
Upsize to 240L Domestic Waste Service Charge – Red Lid Bin only	\$180.00
Additional Rural Domestic Waste Management Recycling Service Charge	\$115.00
Rural Domestic Waste Management FOGO Waste Service Charge	\$100.00

- (1) This charge applies to vacant rateable land categorised for rating purposes as Residential or Farmland and situated within the rural area in which a Rural Domestic Waste Management Service is available.
- (2) Each habitable premises is entitled to one approved mobile residual waste bin and one recyclable material bin per fortnight for each Rural Domestic Waste Management Service Charge.

Waste Management Charges

For 2025/2026, Council proposes to levy the following charges on each parcel of rateable land not categorised as residential for the purposes of ordinary rates and situated within the urban

area in which a Waste Management Service is provided or able to be provided. Waste Management Charges are levied in accordance with section 501 of the Local Government Act.

For 2025/2026 Council is proposing to levy the following charges in regard to Domestic Waste Management Services:

Waste Management Service Charge

Urban Waste Management Availability Charge – Non-Domestic (1)	\$135.00
Waste Management Service Charge (2)	\$456.00
Additional Waste Management Service Charge	\$145.00
Weekly Collection Waste Management Service - Red Lid bin only	\$160.00
Upsize to 240L Waste Management Service Charge – Red Lid Bin only	\$180.00
Additional Waste Management Recycling Service Charge	\$115.00
Waste Management FOGO Waste Service Charge	\$100.00

- (3) This charge applies to vacant rateable land not categorised as residential for the purposes of ordinary rates and situated within the urban area in which a Waste Management Service is provided or proposed to be provided.
- (4) Each habitable premises is entitled to one approved mobile residual waste bin and one recyclable material bin per fortnight for each Waste Management Service Charge.

For 2025/2026, Council proposes to levy the following charges on each parcel of rateable land not categorised for rating purposes as Residential or Farmland and situated within the rural area in which a Waste Management Service is provided or proposed to be provided.

Rural Waste Management Service Charge

Rural Waste Management Availability Charge – Non-Domestic (1)	\$135.00
Rural Waste Management Service Charge (2)	\$456.00
Additional Rural Waste Management Service Charge	\$145.00
Weekly Collection Waste Management Service - Red Lid bin only	\$160.00
Upsize to 240L Waste Management Service Charge – Red Lid Bin only	\$180.00
Additional Rural Waste Management Recycling Service Charge	\$115.00
Rural Waste Management FOGO Waste Service Charge	\$100.00

- (1) This charge applies to vacant rateable land not categorised as residential or farmland for the purposes of ordinary rates and situated within the rural area in which a Rural Waste Management Service is provided or proposed to be provided.
- (2) Each habitable premises is entitled to one approved mobile residual waste bin service and one recyclable material bin fortnightly for each Rural Waste Management Service Charge.

Stormwater Management Charge

Pursuant to section 496A of the Local Government Act, Council will levy a Stormwater Management Service Charge on each parcel of rateable land within the Muswellbrook and Denman urban areas and included in the Town Planning Zones of R1 General Residential, B2 Local Centre, SP2 Infrastructure, IN2 Light Industrial, IN1 General Industrial and RU5 Village, except where an exemption or variation to the charge is provided in accordance with the document

titled "Stormwater Management Service Charge Guidelines" issued by the Office of Local Government in July 2006, at a rate of \$25.00 per Residential parcel of rateable land and \$12.50 per Residential strata unit.

Where a non-residential (not categorised as residential for the purposes of ordinary rates) parcel of rateable land exists with an area falling within the ranges outlined below the charge will be levied as follows:

Area Sqm	Charge
0 - 1,199	\$25.00
1,200 - 4,999	\$100.00
5,000 - 9,999	\$375.00
>10,000	\$725.00

Hunter Catchment Contribution

The Minister has determined the rate for 2025/2026, for the Hunter Catchment Contribution is to be 0.000657.

The rate is levied and collected in accordance with Clauses 36 and 40 of *Local Land Services Regulation 2014* (NSW). The rate is set by the Local Land Services on the Land Value, as determined from time to time, within the Muswellbrook Shire local government area.

4. Version History

This section identifies authors who reviewed the Policy and the date that it became effective.

V.	Date	Modified by	Amendments/Previous adoption details
1.	11/06/2025	Rates Officer	Updated for 2025/26 Adoption

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muswellbrook
shire council

Fees & Charges 2025/26

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Explanation Table

Columns

Fee (excl. GST)	Fee (excl. GST) (25/26)
GST	GST Amount (25/26)
Fee (incl. GST)	Fee (incl. GST) (25/26)
Description	Description & Detail
Fee Type	Fee Types

Classifications

Fee Types

A	This is a fee charged under relevant legislation. The details of the legislation and section are contained under the heading of the various types of fees. Council is unable to vary the amount of these fees. (Section 610)
B	Is generally an indicative fee which is recommended by the Local Government and Shires Association of NSW and Department of Local Government to maintain a comparative fee for all Councils (relates to property and zoning certificates). (Section 609)
C	These fees are for the hire of Council premises and facilities. They have generally been reviewed by Council Committees and also by Council's Consultant Valuer to gain the current market value for lease properties on the commercial market.
D	These are fees and charges generally for documents and minor services provided by the Council. In most cases, the amount fixed represents a minimal fee designed to cover the cost of materials and other fixed costs in providing the information.
E	This fee sets out to try and recover the full cost of the goods and services provided.
n/a	Not applicable

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Muswellbrook Shire Council

Council's Annual Revenue Policy (Fees and Charges) provides a fee exemption for local registered charities for the casual use of Council's facilities subject to the discretion of the General Manager. The payment of deposit bonds and other charges are still required where applicable. To qualify, an organisation must provide evidence of its registration with the Australian Charities and Non-for-Profits Commission and operate in the Muswellbrook Local Government Area. Where a fee exemption is approved, the registered charity when requested should acknowledge Muswellbrook Shire Council's support

Administration

Administration Centre Room Hire

Councillors Room

Per Hour	\$58.64	\$5.86	\$64.50	E
Per Day - 8 Hours	\$425.91	\$42.59	\$468.50	E

Loxton Room

Per Hour	\$58.64	\$5.86	\$64.50	E
Per Day - 8 hours	\$425.91	\$42.59	\$468.50	E

Weidmann Room

Per hour	\$37.73	\$3.77	\$41.50	E
Per Day - 8 Hours	\$266.36	\$26.64	\$293.00	E

Banners

Installation of Banners (not for profit)	\$394.50	\$0.00	\$394.50	E
Cleaning and Storage, installation & removal (once only payment)	\$656.50	\$0.00	\$656.50	E

Business Paper

Copy of Council Business Paper, Late Items & Minutes

12 Months Service	\$486.50	\$0.00	\$486.50	E
6 Months Service	\$248.00	\$0.00	\$248.00	E

Cemetery Fees

Right of Burial Fees

Council Policy C10/2

General Cemetery – Purchase of 2.4 x 1.2m plot	\$553.00	\$0.00	\$553.00	E
Lawn Cemetery – Purchase of 2.4 x 1.2m plot	\$2,007.50	\$0.00	\$2,007.50	E
Columbarium – Purchase of one niche	\$282.00	\$0.00	\$282.00	E
Columbarium – Installation of plaque and ashes	\$133.18	\$13.32	\$146.50	E
Memorial Wall – Installation of plaque	\$69.55	\$6.95	\$76.50	E
Interment Levy Fee - Ashes	\$63.00	\$6.30	\$69.30	A
Interment Levy Fee - Burial	\$156.00	\$15.60	\$171.60	A

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Right of Burial Fees [continued]

Bronze Plaque	Charged separately at cost plus 10%			E
Permission to erect structure (e.g. headstone, slab, and concrete kerbing etc.)	\$93.50	\$0.00	\$93.50	D

Certificates

Section 603 Certificate LGA 1993	\$100.00	\$0.00	\$100.00	A
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Credit Card Payments

Merchant Fee Recovery	Fee is charged in accordance with the merchant fee charged by the financial institution.			E
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Dishonoured Payments

Dishonoured Direct Debits, returned to Council	\$21.00	\$0.00	\$21.00	E
Dishonoured Cheques, returned to Council	\$21.00	\$0.00	\$21.00	E

Enquiry Fee

As provided in Section 608(2) of the LGA 1993 and subject to the provision of the LG Act and Privacy and Personal Information Protection Act

Giving information	\$21.50	\$0.00	\$21.50	E
Plus Hourly Charge	\$51.50	\$0.00	\$51.50	E

Environmental Services Fees and Charges

For Health, Building, Planning, Environmental and Regulatory Issues please See Separate Section at End of Document

Event Equipment Hire

Stage

2.4m x 1.2m Panel

Stage, PA System, Table & Chair Hire

Stage 3x3 Half Day	\$400.00	\$40.00	\$440.00	E
Stage 3x3 Full Day	\$450.00	\$45.00	\$495.00	E
Stage 4x3 Half Day	\$430.00	\$43.00	\$473.00	E
Stage 4x3 Full Day	\$480.00	\$48.00	\$528.00	E
Stage 5x3 Half Day	\$460.00	\$46.00	\$506.00	E
Stage 5x3 Full Day	\$510.00	\$51.00	\$561.00	E
Stage 6x3 Half Day	\$490.00	\$49.00	\$539.00	E
Stage 6x3 Full Day	\$540.00	\$54.00	\$594.00	E
PA System (cordless) Half Day	\$50.00	\$5.00	\$55.00	E
PA System (cordless) Full Day	\$100.00	\$10.00	\$110.00	E
Trestle Table 750 x 1800mm	\$16.82	\$1.68	\$18.50	E
White Plastic Chair	\$6.36	\$0.64	\$7.00	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

MSC Branded Popup Marquee Hire

Marquee 3m x 3m	\$58.64	\$5.86	\$64.50	E
Marquee 3m x 4m	\$175.91	\$17.59	\$193.50	E
Marquee 4m x 8m	\$319.55	\$31.95	\$351.50	E

Visitors Information Centre - Photocopying

B/W- A4	\$0.27	\$0.03	\$0.30	E
Colour - A4	\$0.64	\$0.06	\$0.70	E
B/W - A3	\$0.64	\$0.06	\$0.70	E
Colour - A3	\$0.91	\$0.09	\$1.00	E

Government Information (Public Access) Act 2009 (GIPA)

A 50% reduction in fees will be granted to holders of Pensioner Health Benefits Cards. Further details are set out in FOI Procedures Manual (Section 2.14)

Application Fee (includes 1 hour processing)	\$31.00	\$0.00	\$31.00	A
Processing Fee	\$31.00	\$0.00	\$31.00	A
Internal Processing Fee	\$41.50	\$0.00	\$41.50	A

Photocopying/Printing

Photocopying and Printing services also available at Upper Hunter Regional Library Service branches at Muswellbrook and Denman

B/W – A4	\$0.36	\$0.04	\$0.40	E
Colour – A4	\$1.00	\$0.10	\$1.10	E
B/W – A3	\$1.18	\$0.12	\$1.30	E
Colour – A3	\$2.00	\$0.20	\$2.20	E
B/W – A1	\$12.18	\$1.22	\$13.40	E
Colour – A1	\$16.27	\$1.63	\$17.90	E
B/W – A0	\$17.91	\$1.79	\$19.70	E
Colour – A0	\$21.82	\$2.18	\$24.00	E

Document Scanning

A1 and A0	\$5.00	\$0.50	\$5.50	E
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All Council Properties

Bond (refunded after inspection). Except shows and events (see Shows & Events Listing)	\$550.00	\$0.00	\$550.00	E
Cleaning Charge – minimum (2 hours if not left clean)	\$170.00	\$17.00	\$187.00	E
Cleaning charge – per hour thereafter	\$68.18	\$6.82	\$75.00	E
Key Deposit (refundable)	\$75.00	\$0.00	\$75.00	E

Muswellbrook Regional Art Centre

Muswellbrook Art Prize – Painting	\$40.91	\$4.09	\$45.00	D
Muswellbrook Art Prize – Works on Paper	\$22.73	\$2.27	\$25.00	D
Muswellbrook Art Prize - Ceramics	\$22.73	\$2.27	\$25.00	D

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Muswellbrook Regional Art Centre [continued]

Viola Bromley Art Prize	\$18.18	\$1.82	\$20.00	D
Mullins Conceptual Photography Prize	\$40.91	\$4.09	\$45.00	E
Online Store Flat Rate Shipping	\$9.09	\$0.91	\$10.00	E
Commission on Sale of Works			35%	D
Gallery Membership - Per Person	\$45.45	\$4.55	\$50.00	C
Uncollected Work Storage Fee Per Day	Minimum Fee \$20.00 Incl GST			E

Administration Charges

Refund and Transfer Balances Processing (Rates and Water)	\$15.59	\$0.00	\$15.59	E
Rates and Water re-issue (print & postage)	\$10.00	\$0.00	\$10.00	E
Rates and Water Notice re-issue (email copy)	\$5.20	\$0.00	\$5.20	E

Sale of Land for unpaid rates and charges

Local Government Act section 718 Application of purchase money

Administration Cost - Sale of Land for Unpaid rates and charges	\$2,000.00	\$0.00	\$2,000.00	A
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Hall Hire

Community or non profit organisations who make a series of bookings that are not for commercial purpose, and pay in advance may be charged proportionate hourly rates and receive a 25% discount.

Denman Memorial Hall

Hire of Hall (hourly rate)	\$53.18	\$5.32	\$58.50	C
Daily Hire - 8 Hours	\$345.45	\$34.55	\$380.00	C
Half-Day Hire - 4 Hours	\$181.36	\$18.14	\$199.50	C

Indoor Sports Centre Complex - Denman

Regular Group bookings available

Per Day (Whole Facility) - 8 hours	\$342.73	\$34.27	\$377.00	C
Per Half-Day (Whole Facility) - 4 hours	\$181.36	\$18.14	\$199.50	C
Up to 4 hours				
Basketball Court (per hour) – Casual Hire	\$52.27	\$5.23	\$57.50	C
Basketball Court - Casual Hire (Seniors)	\$25.91	\$2.59	\$28.50	C
Basketball Court - Casual Hire (Juniors Under 18s)			Free of Charge	n/a
Basketball Court (per hour) – User Groups	\$36.36	\$3.64	\$40.00	C
Basketball Court - User Groups (Seniors)	\$18.18	\$1.82	\$20.00	C
Basketball Court - User Groups (Juniors Under 18s)			Free of Charge	n/a
Squash Courts (per court, per hour) – Casual Hire	\$25.45	\$2.55	\$28.00	C
Squash Courts (per court, per hour) – User Groups	\$19.09	\$1.91	\$21.00	C
Tennis Courts (per court, per hour) – Day – Casual Hire	\$18.18	\$1.82	\$20.00	C
Tennis Courts (per court, per hour) - Day - Casual Hire (Seniors)	\$9.09	\$0.91	\$10.00	C
Tennis Courts (per court, per hour) - Day - Casual Hire(Juniors Under 18s)			Free of Charge	n/a
Tennis Courts (per court, per hour) – Day – User Groups	\$15.00	\$1.50	\$16.50	C

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Indoor Sports Centre Complex - Denman [continued]

Tennis Courts (per court, per hour) - Day - User Groups (Seniors)	\$7.73	\$0.77	\$8.50	C
Tennis Courts (per court, per hour) - Day - User Groups (Juniors Under 18s)	Free of Charge			n/a
Tennis Courts (per court, per hour) – Night – Casual Hire	\$25.45	\$2.55	\$28.00	C
Tennis Courts (per court, per hour) - Night - Casual Hire (Seniors)	\$12.73	\$1.27	\$14.00	C
Tennis Courts (per court, per hour) - Night - Casual Hire (Juniors Under 18s)	Free of Charge			n/a
Tennis Courts (per court, per hour) – Night – User Groups	\$37.27	\$3.73	\$41.00	C
Tennis Courts (per court, per hour) - Night - User Groups (Seniors)	\$18.64	\$1.86	\$20.50	C
Tennis Courts (per court, per hour) - Night - User Groups (Juniors Under 18s)	Free of Charge			n/a
Mezzanine Floor Area (per hour) – Day	\$19.55	\$1.95	\$21.50	C
Mezzanine Floor Area (per hour) – Night	\$25.45	\$2.55	\$28.00	C
Playgroups & community groups (maximum 3 hours)	\$29.55	\$2.95	\$32.50	C

Indoor Sports Centre - Muswellbrook

Per Day (Whole Facility) - 8 hours	\$342.73	\$34.27	\$377.00	C
50% discount for local schools for whole centre day hire				
Per Half-Day (Whole Facility) - 4 hours	\$181.36	\$18.14	\$199.50	C
School Groups (half day, per student) - 4 hours	\$4.32	\$0.43	\$4.75	C
Basketball Court (one court) – Casual Hire - Per Hour	\$52.27	\$5.23	\$57.50	C
Basketball Court – (two court, per hour) – Casual Hire	\$90.45	\$9.05	\$99.50	C
Basketball Court (one court) – User Groups - Per Hour	\$36.36	\$3.64	\$40.00	C
Basketball Court – (two court, per hour) – Users Group	\$60.00	\$6.00	\$66.00	C
Individual Practice (per hour) – Casual Hire	\$23.64	\$2.36	\$26.00	C
Gymnasium Only (per hour)	\$19.54	\$1.95	\$21.50	C
Meeting Room (small, per hour)	\$23.64	\$2.36	\$26.00	C
Canteen Hire (per hour)	\$23.64	\$2.36	\$26.00	C
Table Hire	\$7.73	\$0.77	\$8.50	C
Chair Hire	\$2.64	\$0.26	\$2.90	C

Muswellbrook Regional Art Centre

During Art Centre Hours

Gallery Hire Hourly Base Rate	\$86.36	\$8.64	\$95.00	C
Refundable Security Deposit	10% of hire fee			C

Outside Art Centre Hours

Gallery Hire Hourly Base Rate	\$131.82	\$13.18	\$145.00	C
Refundable Security Deposit	10% of hire fee			C

Senior Citizens Centre

Per Day - 8 Hours	\$292.73	\$29.27	\$322.00	C
Per Half Day - 4 Hours	\$170.00	\$17.00	\$187.00	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Stan Thiess Centre

Multi purpose Building including Public toilets and Kiosk Area

Community or non profit organisations who book for a series of sessions and pay in advance receive a 25% discount

Per Day - 8 Hours	\$292.73	\$29.27	\$322.00	C
Per Half-Day - 4 Hours	\$170.00	\$17.00	\$187.00	C
Additional Hours	\$37.27	\$3.73	\$41.00	C
Playgroups & community groups (maximum 3 hours)	\$29.55	\$2.95	\$32.50	C

Muswellbrook Shire Libraries

Seminar Room

Per Hour	\$81.82	\$8.18	\$90.00	C
Up to 3 hours	\$244.55	\$24.45	\$269.00	C
1 day during Business Hours	\$325.91	\$32.59	\$358.50	C
Cancellations within 24 hours (50% of quoted fee) - per hour	\$40.45	\$4.05	\$44.50	C
Cancellations within 24 hours (50% of quoted fee) - Up to 3 hours	\$121.95	\$12.19	\$134.14	E
Cancellations within 24 hours (50% of quoted fee) - 1 Day during Business hours	\$163.02	\$16.30	\$179.32	E
Cleaning Fee	\$61.82	\$6.18	\$68.00	E

Library Meeting Room 1

Free for Members - up to 3 hours

Library Members - Up to 3 Hours			FREE	n/a
Up to 3 hours – Visitor & Business use	\$10.00	\$1.00	\$11.00	C
1 Day during Business Hours	\$72.27	\$7.23	\$79.50	C
Cancellations within 24 hours (50% of quoted fee) - Up to 3 hours	\$4.96	\$0.50	\$5.45	E
Cancellations within 24 hours (50% of quoted fee) - 1 Day during Business hours	\$36.13	\$3.61	\$39.74	E

Library Meeting Room 2 (Community Room)

Community Organisations - Up to 3 Hours			FREE	n/a
Business Users - Per Hour	\$34.55	\$3.45	\$38.00	C
Business Users - Up to 3 Hours	\$104.55	\$10.45	\$115.00	C
1 Day During Business Hours	\$139.09	\$13.91	\$153.00	C
Cancellations within 24 hours (50% of quoted fee) - per hour	\$17.94	\$1.79	\$19.74	E
Cancellations within 24 hours (50% of quoted fee) - Up to 3 hours	\$54.31	\$5.43	\$59.74	E
Cancellations within 24 hours (50% of quoted fee) - 1 Day during Business hours	\$72.27	\$7.23	\$79.50	E

Denman Library Community Room

Community Organisations - Up to 3 Hours			FREE	n/a
Business Users - Per Hour	\$34.55	\$3.45	\$38.00	C
Business Users - Up to 3 Hours	\$104.55	\$10.45	\$115.00	C
1 Day During Business Hours	\$139.09	\$13.91	\$153.00	C

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Local Studies Room

DHB STEM Innovation Lab

NB: Business Hours are determined as between 8:30am & 5:00pm, Monday to Friday and excluding Public Holidays for a total of 8 hours.

Per Hour	\$81.82	\$8.18	\$90.00	E
Up to 3 Hours	\$244.55	\$24.45	\$269.00	E
1 Day during Business Hours	\$325.91	\$32.59	\$358.50	E
Cancellations within 24 hours (50% of quoted fee) - per hour	\$40.45	\$4.05	\$44.50	E
Cancellations within 24 hours (50% of quoted fee) - Up to 3 hours	\$121.82	\$12.18	\$134.00	E
Cancellations within 24 hours (50% of quoted fee) - 1 Day during Business hours	\$162.73	\$16.27	\$179.00	E
Cancellations within 24 Hours for all bookings outside of business hours	75% of quoted fee			E
Cleaning Fee	\$67.73	\$6.77	\$74.50	E
Administration Charge per Hour up to 2hrs (Monday - Friday for all hrs beyond 7pm)	\$103.90	\$10.39	\$114.29	E
Administration Charge per Hour after 2hrs (Monday - Friday for all hrs beyond 7pm)	\$141.68	\$14.17	\$155.85	E
Administration Charge per Hour up to 2hrs (Saturday)	\$103.90	\$10.39	\$114.29	E
Administration Charge per Hour after 2hrs (Saturday)	\$141.68	\$14.17	\$155.85	E
Administration Charge per Hour (Sunday & Public Holiday)	\$141.68	\$14.17	\$155.85	E

DHB Meeting Room

NB: Business Hours are determined as between 8:30am & 5:00pm, Monday to Friday and excluding Public Holidays for a total of 8 hours.

Per Hour	\$81.71	\$8.17	\$89.88	E
Up to 3 Hours	\$244.55	\$24.45	\$269.00	E
1 day during Business Hours	\$325.91	\$32.59	\$358.50	E
Cancellations within 24 Hours (50% of quoted room hire fee) - per hour	\$40.45	\$4.05	\$44.50	E
Cancellations within 24 Hours (50% of quoted room hire fee) - Up to 3 hours	\$121.82	\$12.18	\$134.00	E
Cancellations within 24 hours (50% of quoted fee) - 1 Day during Business hours	\$162.73	\$16.27	\$179.00	E
Cancellations within 24 Hours for all bookings outside of business hours	75% of quoted fee			E
Cleaning Fee	\$67.73	\$6.77	\$74.50	E
Administration Charge per Hour up to 2hrs (Monday - Friday for all hrs beyond 7pm)	\$103.90	\$10.39	\$114.29	E
Administration Charge per Hour after 2hrs (Monday - Friday for all hrs beyond 7pm)	\$141.82	\$14.18	\$156.00	E
Administration Charge per Hour up to 2hrs (Saturday)	\$103.90	\$10.39	\$114.29	E
Administration Charge per Hour after 2hrs (Saturday)	\$141.82	\$14.18	\$156.00	E
Administration Charge per Hour (Sunday & Public Holiday)	\$141.68	\$14.17	\$155.85	E

DHB Foyer

NB: Business Hours are determined as between 8:30am & 5:00pm, Monday to Friday and excluding Public Holidays for a total of 8 hours.

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

DHB Foyer [continued]

Per Hour	\$49.09	\$4.91	\$54.00	E
Up to 3 Hours	\$146.36	\$14.64	\$161.00	E
1 day during Business Hours	\$195.45	\$19.55	\$215.00	E
Cancellations within 24 hours (50% of quoted fee) - per hour	\$24.55	\$2.45	\$27.00	E
Cancellations within 24 hours (50% of quoted fee) - Up to 3 hours	\$73.18	\$7.32	\$80.50	E
Cancellations within 24 hours (50% of quoted fee) - 1 Day during Business hours	\$97.73	\$9.77	\$107.50	E
Cancellations within 24 Hours for all bookings outside of business hours	75% of quoted fee			E
Cleaning Fee	\$67.73	\$6.77	\$74.50	E
Administration Charge per Hour up to 2hrs (Monday - Friday for all hrs beyond 7pm)	\$104.09	\$10.41	\$114.50	E
Administration Charge per Hour after 2hrs (Monday - Friday for all hrs beyond 7pm)	\$141.68	\$14.17	\$155.85	E
Administration Charge per Hour up to 2hrs (Saturday)	\$104.09	\$10.41	\$114.50	E
Administration Charge per Hour after 2hrs (Saturday)	\$141.82	\$14.18	\$156.00	E
Administration Charge per Hour (Sunday & Public Holiday)	\$141.82	\$14.18	\$156.00	E

DHB - Melt Equipment & Consumables

Group 1 Equipment - Facility Access	Instrument	Muswellbrook LGA inc. GST	External inc. GST	E
	Mechanical hand and power tools			
	High specification computer for CAD design	\$10 Half Day	\$20 Half Day	
	Electronics equipment	\$15 Full Day	\$30 Full Day	
	Pre & Post Fabrication Equipment			

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

DHB - Melt Equipment & Consumables [continued]

Group 2 Equipment - Per Use Per Day	Instrument	Muswellbrook LGA inc. GST	External i nc. GST	E
	Laser Cutter	\$5	\$10	
	3D Printing polymers	\$5	\$10	
	Technical Specialist discovery session (up-to 30 minutes)	\$20	\$40	
	CNC basic	\$20	\$40	
	CNC complex	\$40	\$80	
	TIG welding basic	\$20	\$40	
	TIG welding complex	\$40	\$80	
	3D metal printing	\$40	\$80	
	3D Scanning service	\$40	\$80	
	Additional Costs - Specialist Service	Technical Specialist Assistance	Muswellbrook LGA inc. GST	
		\$40/hour	\$80/hour	
Consumables	3D printing metal filaments, polymer filaments and any other materials will be charged per weight/volume used.			E
	*All other materials must be supplied by the user, noting that it will be at the Technical Specialists' discretion whether those materials are suitable for use in the facility.			
	Stainless steel filament \$1.00/gr			
	Copper filament \$2.20/gr			
	Nylon Carbon Fibre \$1.00/gr			
	Basic plastics \$0.50/gr			

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

DHB - Melt Equipment & Consumables [continued]

Training		Muswellbrook LGA inc. GST	External inc. GST	E
	Training fee for equipment usage	\$40/hour	\$80/hour	

Muswellbrook Training Centre of Excellence

The Hive Co-Working Space - Hot Desk per hour (up to 3hrs)	\$15.00	\$1.50	\$16.50	E
The Hive Co-Working Space - Hot Desk per day (> 3hrs)	\$60.00	\$6.00	\$66.00	E
The Hive Co-Working Space - Dedicated Desk per month	\$500.00	\$50.00	\$550.00	E
Training Room 1- 60 pax (Theatre) per hour (up to 3 hrs)	\$90.00	\$9.00	\$99.00	E
Training Room 1- 60 pax (Theatre) per day (>3 hrs)	\$350.00	\$35.00	\$385.00	E
Meeting Room - 20 pax per hour (up to 3 hrs)	\$50.00	\$5.00	\$55.00	E
Meeting Room - 20 pax per day (> 3 hrs)	\$300.00	\$30.00	\$330.00	E
Cancellation for Business Hours Bookings within 24 hours (50% of quoted hire) - per hour Hot Desk	\$7.50	\$0.75	\$8.25	E
Cancellation for Business Hours Booking within 24 hours (50% of quoted hire) - per day Hot Desk	\$30.00	\$3.00	\$33.00	E
Cancellation for Business Hours Booking within 24 hours (50% of quoted room hire) - per hour Training Room 1 & 2	\$45.00	\$4.50	\$49.50	E
Cancellation for Business Hours Bookings within 24 hours (50% of quoted room hire) - per day Training Room 1 & 2	\$175.00	\$17.50	\$192.50	E
Cancellation for Business Hours Bookings within 24 hours (50% of quoted room hire) - per hour Meeting Room	\$25.00	\$2.50	\$27.50	E
Cancellation for Business Hours Bookings within 24 hours (50% of quoted room hire) - per day Meeting Room	\$150.00	\$15.00	\$165.00	E
Cancellation After Hours Bookings within 24 hours (75% of quoted hire) - per hour Hot Desk	\$11.27	\$1.13	\$12.40	E
Cancellation After Hours Bookings within 24 hours (75% of quoted hire) - per day Hot Desk	\$45.00	\$4.50	\$49.50	E
Cancellation After Hours Bookings within 24 hours (75% of quoted room hire) - per hour Training Room 1 & 2	\$67.50	\$6.75	\$74.25	E
Cancellation After Hours Bookings within 24 hours (75% of quoted room hire) - per day Training Room 1 & 2	\$262.50	\$26.25	\$288.75	E
Cancellation After Hours Bookings within 24 hours (75% of quoted room hire) - per hour Meeting Room	\$37.50	\$3.75	\$41.25	E
Cancellation After Hours Bookings within 24 hours (75% of quoted room hire) - per day Meeting Room	\$225.00	\$22.50	\$247.50	E
After-Hours Surcharge (Mon-Fri after 4:30pm, Sat & Sun) Training Room 1 & 2, Meeting Room Per hour or thereof	\$50.00	\$5.00	\$55.00	E
Cleaning Fee Training Room 1 & 2, Meeting Room	\$75.00	\$7.50	\$82.50	E

Casual Hirer's Insurance

Insurance for Casual Hire of Council facilities	\$25.00 Including GST Casual Hirer's are responsible for the first \$1000 (excess) of any claim, in the case of any loss or damage.	E
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Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Private Works

Section 67 LGA 1993

Labour costs	Labour costs (including on-costs) plus 40% + 10% GST	E
Plant costs	Plant costs (including on-costs) plus 40% + 10% GST	E
Stores and materials costs	Stores and materials costs (including on-costs) plus 40% + 10% GST	E

Property - Transfer Listing

Annual Listing	\$212.00	\$0.00	\$212.00	D
Monthly Listing	\$29.50	\$0.00	\$29.50	D

Public Gates/Grid

Application – Roads Act 1993 – Div. 2 Part 9	\$415.00	\$0.00	\$415.00	E
Inspection	\$415.00	\$0.00	\$415.00	E
2 inspections included				
Additional reinspection	\$212.00	\$0.00	\$212.00	E

Roads

Occupancy Fees - Work Zones

Work zones and temporary structures within Road Reserves

Rural Areas - per m2

First 15 weeks	\$1.40	\$0.00	\$1.40	E
15 to 30 weeks	\$1.97	\$0.00	\$1.97	E
Over 30 weeks	\$4.00	\$0.00	\$4.00	E

Residential - per m2

First 15 weeks	\$1.97	\$0.00	\$1.97	E
15 to 30 weeks	\$4.00	\$0.00	\$4.00	E
Over 30 weeks	\$7.90	\$0.00	\$7.90	E

Tourist Area and/or Industrial Area - per m2

First 15 weeks	\$4.00	\$0.00	\$4.00	E
15 to 30 weeks	\$7.90	\$0.00	\$7.90	E
Over 30 weeks	\$15.80	\$0.00	\$15.80	E

CBD - per m2

First 15 weeks	\$7.90	\$0.00	\$7.90	E
15 to 30 weeks	\$12.50	\$0.00	\$12.50	E
Over 30 weeks	\$25.70	\$0.00	\$25.70	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Other

Fee	Subject of quote			E
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Assessment fee further to above charges

Fee	\$683.00	\$0.00	\$683.00	E
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S138 Roads Act - Road Opening Permit

Footways	\$205.50	\$0.00	\$205.50	E
Residential Driveway Crossing with Existing K & G	\$205.50	\$0.00	\$205.50	E
Residential Driveway Crossing with no Existing K & G	\$422.50	\$0.00	\$422.50	E
Rural driveway crossing	\$500.00	\$0.00	\$500.00	E
Commercial Driveway Crossing	\$500.00	\$0.00	\$500.00	E
Activities on Road Reserves	\$205.50	\$0.00	\$205.50	E
Stock on Road Reserves (grazing)	\$90.00	\$0.00	\$90.00	E
Road Restoration – (Bitumen Surface)	As per quote			E
Design by Council – Driveways or other Infrastructure	As per quote			E
Third Party Works Impacting Road Reserves	As per quote			E
Works Enabling Deed	As per quote			E

Works Enabling Deed

Major works on road reserves- for projects undertaken through development and/or where assets are transferred to Council.	As per quote, Labour cost (including on-costs) plus 10% GST			E
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Closure of a Public Road

Additional Costs: All additional costs to Council such as but not limited to Fees to NSW Land Registry Services, Valuations, Survey, Legal, Search and other fees are to be paid by the applicant.

Preliminary Investigation Fee	\$1,070.00	\$0.00	\$1,070.00	E
Roads Act 1993 Part 4 Standard 9 hours				
Processing Fee for closure	\$2,177.50	\$0.00	\$2,177.50	E
Standard 20 hours				
Additional Costs	Additional hours in excess of the maximum hours stated will be charged at \$70.00/hr (plus GST)			E
All additional costs to Council such as but not limited to Fees to NSW Land Registry Services, Valuations, Survey, Legal, Search and other fees are to be paid by the applicant.				

Restricted Access (Over size/ Over mass) Vehicle Approval

Local Government Act 1993, Roads Act 1993, Div 2, Pt 3, Heavy Vehicle National Law

Permit fee	As prescribed by NHVR			A
Local Government Act 1993, Roads Act 1993, Div 2, Pt 3, Heavy Vehicle National Law				
Route assessment – as per 3rd party quote	As per quote			E
Plus administration fee	\$218.00	\$0.00	\$218.00	E
Review of route assessment	\$355.00	\$0.00	\$355.00	E
Observation if required (Additional fee apply for over 4 hours)	\$422.50	\$0.00	\$422.50	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Contribution for new Kerb and Gutter/Footpaths (Policy - K 10/1)

Construction cost of Kerb & Gutter per 1.m	\$409.50	\$0.00	\$409.50	E
Construction cost of Footpath per sq.m	\$357.00	\$0.00	\$357.00	E

Shows and Events - at council grounds and facilities

Events on Council grounds – Day & Night - 24 Hours	\$1,315.91	\$131.59	\$1,447.50	E
1 Day Hire				
Events on Council grounds – Day or Night - 12 Hours	\$889.55	\$88.95	\$978.50	E
Subsequent hire per day				
Refundable deposit	\$1,118.18	\$111.82	\$1,230.00	E
*Subject to condition inspection				

Security Bonds

Traffic Management Bond Administration Fee	\$313.50	\$0.00	\$313.50	E
Security Bond - For Damage to Public Infrastructure	For occupation < 1 week, minimum \$2,000 Each For occupation > 1 week, to be quoted			E
Plant & Equipment Occupation (Standing Plant) within Road Reserve including CBD Bond	\$2,000.00	\$0.00	\$2,000.00	E
Note this is different from physical works on the road reserve				
Works on Road Reserve - Located within CBD - General Bond	\$10,951.00	\$0.00	\$10,951.00	E
This Bond is applied where works require the use of heavy plant, equipment and or scaffolding within the road reserve within the CBD				
Works within Road Reserve - Location other than CBD - General Bond	\$2,000.00	\$0.00	\$2,000.00	E
This bond may be applied where works require the use of heavy plant, equipment and or scaffolding within the road reserve outside of the CBD.				
Large events and large events within Olympic Park and Ogilvie Street Denman	\$2,190.00	\$0.00	\$2,190.00	E
This bond may be applied where a bump in and out requires the use of large vehicles/forklifts etc. and/or where there is a possibility of Council assets being damaged.				

Sporting Fees

Casual Hirer

Booking – minimum 2 hours	\$171.55	\$17.15	\$188.70	E
Field Hire – Per Day	\$399.09	\$39.91	\$439.00	C
Field Hire – Per Half-Day	\$342.73	\$34.27	\$377.00	C
Canteen Hire	\$137.27	\$13.73	\$151.00	C

Regular Users - per registered player - per season

Seniors (18 years and over)	\$44.09	\$4.41	\$48.50	C
Use of Sporting Fields, Parks & Reserves by Fitness Trainers – 12 month Licence Agreement	\$601.82	\$60.18	\$662.00	C
Extra charge for lighting if used - \$50.00				
Use of Sporting Fields, Parks & Reserves by Fitness Trainers – 6 month Licence Agreement	\$399.09	\$39.91	\$439.00	C

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Aquatic Centres

Muswellbrook and Denman

Turnstile

Single Entry (all)	\$5.45	\$0.55	\$6.00	D
Five years and under (swimming)	\$2.73	\$0.27	\$3.00	D
Concession	\$4.55	\$0.45	\$5.00	D
Family Up to 2 adults and 5 Children)	\$19.09	\$1.91	\$21.00	D
Spectator Fee	\$2.73	\$0.27	\$3.00	D
Swim/Sauna/Spa (combo entry) Adult	\$13.64	\$1.36	\$15.00	E
Swim/Sauna/Spa (combo entry) Concession	\$10.91	\$1.09	\$12.00	E
Ice Bath - Members	\$4.55	\$0.45	\$5.00	E
Ice Bath - Non Members	\$9.09	\$0.91	\$10.00	E
Recovery Day Pass (Sauna, Spa and Ice Bath)	\$18.18	\$1.82	\$20.00	E
Shower Fee	\$2.73	\$0.27	\$3.00	E

20 Visit Pass

Aquatic Centre (20 entries)	\$81.82	\$8.18	\$90.00	D
Aquatic Centre Concession (20 entries)	\$68.18	\$6.82	\$75.00	D
Adult Visit Spa Sauna (20 entries)	\$136.36	\$13.64	\$150.00	E
Adult Visit Spa Sauna Concession (20 entries)	\$109.09	\$10.91	\$120.00	E

Year Pass

Pass Access to Both Facilities including Sauna/Spa

Adult Pass	\$400.00	\$40.00	\$440.00	D
Concession	\$354.55	\$35.45	\$390.00	D
Family	\$800.00	\$80.00	\$880.00	D
Up to 2 adults and 5 children				
Annual Direct Debit Family Swim Pass	\$43.00 incl. GST - Per Fortnight			E

6 month Pass

Adult Pass	\$245.45	\$24.55	\$270.00	D
Concession	\$209.09	\$20.91	\$230.00	D
Family	\$477.27	\$47.73	\$525.00	D

Corporate Membership

Corporate Gym Membership - Per Visit	\$9.09	\$0.91	\$10.00	E
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School Groups

School Groups (>1 hour)	\$3.64	\$0.36	\$4.00	D
Supervising staff, carers and trainers	No Charge			n/a
Group Booking – per child	\$10.50	\$0.00	\$10.50	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Pool Space Hire

Hire of Pool Lane	\$31.82	\$3.18	\$35.00	D
Exclusive Hire of Indoor Pool (8 hours)	\$3,597.27	\$359.73	\$3,957.00	D
Each additional hour	\$335.45	\$33.55	\$369.00	D
Exclusive hire of Outdoor Pool (8 hours)	\$1,970.91	\$197.09	\$2,168.00	D
Each additional hour	\$335.45	\$33.55	\$369.00	D

Swimming Club

Swim Club Juniors under 18 years old

Training nights and club events	\$3.64	\$0.36	\$4.00	D
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Learn to Swim

Booked per term payable in advance – non refundable	\$18.50	\$0.00	\$18.50	D
Private Lessons – 1 person per class	\$53.50	\$0.00	\$53.50	D
Booked per term, payable in advance - non refundable				

School Learn to Swim

Squad Fees

Direct Debit Squad	\$62.00 Incl. GST Per Fortnight			E
Squad Since Entry	\$11.82	\$1.18	\$13.00	E
Squad 20 Visit	\$181.82	\$18.18	\$200.00	E

Private Lessons

Price vary depending on the number of weeks per term.
Class times and day are determined after your application has been received

Swim Fitness

Adult – Non Member Single	\$17.27	\$1.73	\$19.00	D
Adult – Member Single	\$13.18	\$1.32	\$14.50	D
Child up to 16 years – Non Member Single	\$12.27	\$1.23	\$13.50	D
Child up to 16 years – Member Single	\$9.55	\$0.95	\$10.50	D

10 Visit Pass

Program Activities / 10 Visit Pass

Aqua Aerobics/Zumba – Member	\$95.45	\$9.55	\$105.00	E
Active Over 50s	\$63.64	\$6.36	\$70.00	E

20 Visit Pass

Other

Giant inflatable	\$245.45	\$24.55	\$270.00	D
Pool Room Hire – per hour	\$50.00	\$5.00	\$55.00	D
Pool Room Hire – per day	\$331.82	\$33.18	\$365.00	D

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Denman Only Season Pass

Adult Pass	\$177.27	\$17.73	\$195.00	E
Concession	\$131.82	\$13.18	\$145.00	E
Family	\$322.73	\$32.27	\$355.00	E

Muswellbrook Fitness Centre

Gym

Gym Joining Fee	\$40.91	\$4.09	\$45.00	D
Gym single entry	\$15.91	\$1.59	\$17.50	D

Gym - 20 Visit Pass

Gym (20 entries)	\$213.64	\$21.36	\$235.00	C
Gym Concession (20 entries)	\$163.64	\$16.36	\$180.00	C

Gym Direct Debit

This Fee is a fortnightly Direct Debit

Adult	\$29.09	\$2.91	\$32.00	D
Concession	\$27.27	\$2.73	\$30.00	D
Family	\$59.09	\$5.91	\$65.00	D

Gym & Swim Direct Debit

This Fee is a fortnightly Direct Debit

Adult	\$40.91	\$4.09	\$45.00	D
Concession	\$36.36	\$3.64	\$40.00	D
Family	\$70.00	\$7.00	\$77.00	D

Upfront 1 month Gym

Adult	\$77.27	\$7.73	\$85.00	D
Concession	\$68.18	\$6.82	\$75.00	D
Family	\$145.45	\$14.55	\$160.00	D

Upfront 1 month Gym & Swim

Adult	\$109.09	\$10.91	\$120.00	E
Concession	\$100.00	\$10.00	\$110.00	E
Family	\$163.63	\$16.36	\$180.00	E

12 months Upfront Gym

Adult	\$659.09	\$65.91	\$725.00	D
Concession	\$627.27	\$62.73	\$690.00	D
Family	\$1,363.64	\$136.36	\$1,500.00	D

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

12 months Upfront Gym & Swim

Adult	\$954.55	\$95.45	\$1,050.00	D
Concession	\$863.64	\$86.36	\$950.00	E
Family	\$1,545.45	\$154.55	\$1,700.00	E

Muswellbrook Shire Libraries

Borrowers

Membership			FREE	n/a
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Binding Documents (A4 only)

Up to 65 Sheets	\$7.73	\$0.77	\$8.50	E
Up to 120 sheets	\$10.00	\$1.00	\$11.00	E
Up to 240 sheets	\$13.18	\$1.32	\$14.50	E

Family History Search

Family History Research by Library Staff - per hour (minimum fee does not include document access fees)			Min. Fee \$60.00	E
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Holds and Reservations

Within Muswellbrook Shire Libraries			Nil	n/a
Inter Library Loan Requests	\$9.09	\$0.91	\$10.00	E
Inter Library Loan Requests (pensioners and school students)	\$5.00	\$0.50	\$5.50	E
Local Inter-Library Loan	\$3.18	\$0.32	\$3.50	E
ILRS Charges passed on when Library charged per request	\$34.40	\$0.00	\$34.40	E
ILRS Charges passed on for Electronic Delivery	\$20.36	\$2.04	\$22.40	E

Laminating

60 x 95mm pouch	\$1.36	\$0.14	\$1.50	E
216mm x 303mm pouch (A4)	\$2.73	\$0.27	\$3.00	E
203 x 426mm pouch (A3)	\$5.45	\$0.55	\$6.00	E

Digital Readers

Technology Hire (e-readers, tablets, Daisy readers)			FREE	n/a
Replacement Fee	\$570.45	\$57.05	\$627.50	E

Lost and Damaged Material

Processing Fee	\$8.00	\$0.00	\$8.00	E
Borrowers Card	\$2.50	\$0.00	\$2.50	E

Photocopying

B/W – A4	\$0.27	\$0.03	\$0.30	E
Colour – A4	\$0.64	\$0.06	\$0.70	E
B/W – A3	\$0.64	\$0.06	\$0.70	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Photocopying [continued]

Colour – A3	\$0.91	\$0.09	\$1.00	E
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Scanning

Per Scan – 10 pages or less	\$0.91	\$0.09	\$1.00	E
Per Scan – more than 10 pages	\$1.82	\$0.18	\$2.00	E

Waste Management Facilities

Muswellbrook Waste Management Facility, Denman Transfer Station.

Where applicable, disposal fees are inclusive of the NSW Waste & Environment Levy at the Regional Levy Area rate for the current financial year, as required by the Protection of the Environment Operations (Waste) Regulation 2014.

Mobile Garbage Bin Fees

Collection of Wheelie Bin other than Scheduled Collection

Wheelie bins need to be placed at the kerbside by 6am for collection. If your bin is out late, you may request a special collection, the following fees apply.

Replacement of Damaged/Lost Wheelie Bin

Red Lid 140L Bin	\$81.00	\$0.00	\$81.00	E
Yellow Lid 240L Bin	\$98.50	\$0.00	\$98.50	E
Green Lid 240L Bin	\$98.50	\$0.00	\$98.50	E
Reinstatement of Removed Bin Due to Contamination	\$49.50	\$0.00	\$49.50	E

Disposal Fees - Muswellbrook Waste and Recycling Facility

Mixed Waste

If you're a charitable or not for profit organisation with a valid Community Service Exemption from the NSW EPA, you can dispose of up to 10 tonnes of waste for free each month.

General solid waste (putrescible & non-putrescible)		Cost	GST	Total	E
	Gate fee	313.36	31.34	344.70	
	NSW Waste Levy	100.30	00.00	100.30	
	Total Price	413.66	31.34	445.00	
Landfill Non - Compliance charge, per load	\$283.64	\$28.36	\$312.00		E
Applied on loads presented to the tip face that contain dangerous goods, inflammable or hazardous materials, batteries, liquid waste, scrap metal or tyres.					
Outside operating hours landfill call out	\$330.91	\$33.09	\$364.00		E
Charged for call out to emergency disposal when the landfill is normally closed.					

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Domestic recyclables - Muswellbrook Shire origin only

Commingled Recyclables	Household quantities of glass or plastic bottles, steel and aluminium cans, paper and cardboard, plastic containers only.				n/a
<ul style="list-style-type: none">• Plastic bottles and food containers• Glass bottles• Paper and cardboard• Aluminium cans• Steel cans					
Brown Corrugated cardboard (BCC), clean and flattened		Cost	GST	Total	E
	Gate fee	17.91	1.79	19.70	
	NSW Waste Levy	100.30	0.00	100.30	
	Total Price	118.21	1.79	\$120.00	

Bricks & Concrete

Concrete per tonne		Cost	GST	Total	E
	Gate fee	236.09	23.61	259.70	
	NSW Waste Levy	100.30	0.00	100.30	
	Total Price	336.39	23.61	\$360.00	

Green Waste

Green waste per tonne		Cost	GST	Total	E
	Gate fee	149.73	14.97	164.70	
	NSW Waste Levy	100.30		100.30	
	Total Price	250.03	14.97	265.00	

Green Waste consists of branches less than 150mm in diameter, grass, leaves, plants, loppings, tree trunks, tree stumps and similar materials and includes any mixture of those materials.

Whitegoods

Refrigerators, freezers & air conditioners	\$47.27	\$4.73	\$52.00	E
Refrigerators, freezers & air conditioners with CFC degassing certificate	FREE if proof of CFC gas capture by an accredited service provider is supplied.			E

Scrap Metal

Scrap Metal recycling			FREE	n/a
Car Bodies - ID required	\$56.82	\$5.68	\$62.50	E
VIN, frame or engine number mandatory. All fluids must have been removed. Tyres charged separately				
Solar Panels (each)	\$9.09	\$0.91	\$10.00	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Community Recycling Centre

Household Problem Wastes - domestic quantities only	FREE	n/a
<ul style="list-style-type: none"> Gas bottles (including propane) Fire extinguishers Paint (water or oil based) Waste motor or cooking oil Fluorescent tubes and globes Aerosol cans Electronic items Household batteries Smoke detectors Automotive batteries 		

Tyres - off Rims

Maximum number of tyres at one time is 10 without prior approval. Loads of tyres in excess of 20 are required to be tracked in the Integrated Waste Tracking Solution.

Passenger Tyre (or smaller)	\$10.45	\$1.05	\$11.50	E
Light Truck or 4WD Tyre	\$16.82	\$1.68	\$18.50	E
Truck Tyre	\$30.45	\$3.05	\$33.50	E
Tractor Tyre	\$60.00	\$6.00	\$66.00	E
Earthmoving Tyre	\$189.09	\$18.91	\$208.00	E

Tyres - on Rims

Passenger Tyre (or smaller)	\$20.00	\$2.00	\$22.00	E
Light Truck or 4WD Tyre	\$25.00	\$2.50	\$27.50	E
Truck Tyre	\$49.55	\$4.95	\$54.50	E

Excavated Natural Material (Clean Soil)

Clean soil, per tonne or part thereof	Cost	GST	Total	E
	Gate fee	28.82	2.88	
	NSW			
	Waste	100.30	0.00	
	Levy		100.30	
	Total Price	129.12	2.88	132.00

Virgin excavated natural materials means natural (such as clay, gravel, sand, soil or rock fines) that has been excavated or quarried from areas that are not contaminated with manufactured chemicals, or with process residues, as a result of industrial, commercial, mining or agricultural activities and that does not contain sulfidic ores or soils, or any other waste, and, includes excavated natural material as may be approved from time to time by a notice published in the *NSW Government Gazette*.

Material must be supported by all documentation required under the relevant EPA exemption, and disposal is by prior arrangement and Manager approval only.

Timber, Timber Pallets

Treated timber – contaminated, painted or mixed with other materials (per tonne)	Cost	GST	Total	E
	Gate fee	313.36	31.34	
	NSW			
	Waste	100.30	0.00	
	Levy		100.30	
	Total Price	413.66	31.34	445.00

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Timber, Timber Pallets [continued]

Clean Wood Waste		Cost	GST	Total	E
	Gate fee	149.73	14.97	164.70	
	NSW Waste Levy	100.30	0.00	100.30	
	Total Price	250.03	14.97	\$265.00	

Clean Wood Waste means timber offcuts, wooden crates, wooden packaging, wooden pallets, wood shavings and similar materials, and includes any mixture of those materials but **does not** include wood treated with chemicals such as copper chrome arsenate (CCA), high temperature creosote (HTC), pigmented emulsified creosote (PEC) and light organic solvent preservative (LOSP). **Does not** include laminates, chipboards or particleboards.

Dead Animals (RSPCA Exempt)

Dog/Cat		Cost	GST	Total	E
	Gate fee	22.89	2.29	25.10	
	NSW Waste Levy	6.02	0.00	6.02	
	Total Price	28.91	2.29	31.20	
Sheep/Goat		Cost	GST	Total	E
	Gate fee	46.53	4.65	51.18	
	NSW Waste Levy	6.02	0.00	6.02	
	Total Price	52.55	4.65	57.20	
Horse/Cattle (by prior arrangement)		Cost	GST	Total	E
	Gate fee	105.01	10.50	115.51	
	NSW Waste Levy	30.09	0.00	30.09	
	Total Price	135.10	10.50	145.60	

Booking required 24hrs notice

Native Animals	FREE	n/a
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Asbestos

Asbestos wrapped and labelled – per tonne, booking required		Cost	GST	Total	E
	Gate fee	236,09	23,61	259,70	
	NSW				
	Waste Levy	100,30	0,00	100,30	
	Total Price	336,39	23,61	360,00	

Asbestos means the fibrous form of those minerals silicates that belong to the serpentine or amphibole groups of rock-forming minerals, including actinolite (brown asbestos), anthophyllite, chrysotile (white asbestos), crocidolite (blue asbestos) and tremolite. Asbestos waste means any waste that contains asbestos.
<https://www.epa.nsw.gov.au/-/media/epa/corporate-site/resources/waste/23p4464-asbestos-and-waste-tyres-guidelines.pdf>
 Asbestos must be pre-booked, and if it is over 100 kg, it must be tracked through the Integrated Waste Tracking Solution.

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Asbestos [continued]

Asbestos burial per tonne (loads over 1 tonne, once per day)	\$236.36	\$23.64	\$260.00	E
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Mattress Recycling

Mattress or base, per each item	Cost	GST	Total	E
	Gate fee	40.35	4.03	
	NSW Waste Levy	6.02	0.00	
			6.02	
	Total Price	46.37	4.03	
			50.40	

Products & Services

Issue of Weighbridge Certificate

Vehicles up to and including 3 Tonne	\$31.36	\$3.14	\$34.50	E
Each Tonne over 3 Tonne	\$3.09	\$0.31	\$3.40	E

Recovered Goods

Reuse Shop items	Prices as marked			E
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Garden Products

Processed garden organics - pasteurised mulch	\$46.82	\$4.68	\$51.50	E
Pasteurised Mulch is recycled garden organics which have been processed to achieve pasteurisation.				
Processed clean timber - woodchip mulch	\$117.27	\$11.73	\$129.00	E
Woodchip Mulch is clean timber waste shredded into woodchips.				

Disposal Fees - Denman Transfer Station (Domestic Waste Only)

Domestic Mixed Waste

Cars, Station Wagons and wheelie bins	Cost	GST	Total	E
	Gate fee	12.71	1.27	
	NSW Waste Levy	6.02	0.00	
			6.02	
	Total Price	18.73	1.27	
			20.00	
Vans, utilities, trailers	Cost	GST	Total	E
	Gate fee	41.28	4.13	
	NSW Waste Levy	30.09	0.00	
			30.09	
	Total Price	71.37	4.13	
			75.50	

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Domestic Recyclable Materials - Muswellbrook Shire origin only

Commingled Recyclables - domestic quantities only	FREE	n/a
<ul style="list-style-type: none"> Plastic bottles and food containers Glass bottles Paper and cardboard Aluminium cans Steel cans 		

Domestic Green Waste

Cars, Station Wagons and wheelie bins	Cost	GST	Total	E
	Gate fee	10.44	1.04	
	NSW Waste Levy	6.02	0.00	
	Total Price	16.45	1.04	
Vans, utilities, trailers	Cost	GST	Total	E
	Gate fee	34.01	3.40	
	NSW Waste Levy	30.09	0.00	
	Total Price	64.10	3.40	

Whitegoods

Refrigerators, freezers and air conditioners	\$47.27	\$4.73	\$52.00	E
Refrigerators, freezers and air conditioners with CFC degassing certificate	FREE if proof of CFC gas capture by an accredited service provider is supplied.			E

Scrap Metal

Scrap Metal, domestic quantities only	FREE	n/a
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Waste Oil

Domestic quantities only	FREE	n/a
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E-Waste

Domestic quantities only	FREE	n/a
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Tyres - off Rims

Denman - limit of 5 per transaction

Passenger Tyre (or smaller)	\$10.45	\$1.05	\$11.50	E
Light Truck or 4WD Tyre	\$16.82	\$1.68	\$18.50	E

Tyres - on Rims

Denman - limit of 5 per transaction

Passenger Tyre (or smaller)	\$20.00	\$2.00	\$22.00	E
Light Truck or 4WD Tyre	\$25.00	\$2.50	\$27.50	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Water and Sewer Fees and Charges

Water Connection Fees

New Services (no existing service pipe)

New services (no existing service pipe)		Commercial Rate	E
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New Services (connect to existing service pipe)

20mm water meter complete with dual check valve	\$464.00	\$0.00	\$464.00	E
25mm water meter complete with dual check valve	\$699.50	\$0.00	\$699.50	E
Rural Water Connection (Conditions Apply)	Commercial Rate			E

Other Services

Disconnection of Water Meter at Service (service capped)	\$312.50	\$0.00	\$312.50	E
Disconnection of Water Service at Main	\$1,203.50	\$0.00	\$1,203.50	E

Reconnection (following disconnection) normal working hours

Reconnection of Water Meter at Service (following disconnection)	\$417.50	\$0.00	\$417.50	E
Removal of water restriction device on water meters	\$220.50	\$0.00	\$220.50	E

Backflow Prevention

Backflow prevention devices on existing commercial/industrial services

Water Meter Testing

Local Government (General) Regulation 2005. Section 158

Special Reading Fee	\$119.50	\$0.00	\$119.50	E
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Test Fee

If meter not reading correctly - Test fee is refundable.

Test Fee – 20, 25 and 32mm service @ 4 Flow Rates	\$577.50	\$0.00	\$577.50	E
Test Fee – 20, 25 and 32mm service @ 6 Flow Rates	\$608.00	\$0.00	\$608.00	E
Test Fee – 40mm service @ 4 Flow Rates	\$668.50	\$0.00	\$668.50	E
Test Fee – 40mm service @ 6 Flow Rates	\$699.50	\$0.00	\$699.50	E
Test Fee – 50mm and greater	Commercial Rate			E

Transfer location at owners request

Includes raising service

Transfer location at owners request (includes raising service) – Residential/Industrial/Commercial		Commercial Rate	E
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Water Flow/Pressure Investigation

Fire Flow Investigation	\$717.50	\$0.00	\$717.50	E
Testing Max/Min Pressure supplied (at property service line only)	\$408.50	\$0.00	\$408.50	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Water Sales

Tanker Sales (per kilolitre)

Muswellbrook	\$4.70	\$0.00	\$4.70	E
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Hire of Metered Hydrant

Security Deposit (refundable subject to payment of outstanding charges)	\$2,264.00	\$0.00	\$2,264.00	E
Hire charge (per month or part thereof)	\$89.55	\$8.95	\$98.50	E
Water Consumption	\$6.20	\$0.00	\$6.20	E

Bulk Water Filling Stations

Muswellbrook and Denman - not available at Sandy Hollow

Filling Stations (Muswellbrook and Denman only)	\$4.05 per kilolitre			E
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Water Management Act Approval

Application for Notice of Requirement for single dwelling & dual occupancy	\$162.50	\$0.00	\$162.50	E
Application for Compliance Certificate for single dwelling & dual occupancy	\$162.50	\$0.00	\$162.50	E
Application for Notice of Requirement for all other developments	\$391.00	\$0.00	\$391.00	E
Application for Compliance Certificate for all other developments	\$391.00	\$0.00	\$391.00	E
Inspection of Works (determined in Notice of Requirement) per inspection	\$257.00	\$0.00	\$257.00	E

Sewerage Fees

Provision of New Sewer Junction

Provision of new sewer junction	Commercial Rate	E
Sewer Extension (Commercial)	Commercial Rate	E
Raising/Lowering Manhole (new development)	Commercial Rate	E
(No fee for raising manholes associated with residential landscaping work less than 500mm - commercial rates apply above 500mm)		

Sewer and Water Headworks

*Headworks (Developer) charges are required to supplement existing major infrastructure in order to meet the demands of new development and maintain existing levels of service.

Headworks infrastructure with regard to water and sewerage are as follows:

Water: Intakes, Treatment Plants, Reservoirs, Pumping Station and Trunk Mains.
Sewerage: Treatment Plants, Pump Stations, Rising Mains and Trunk Mains.

These charges are calculated according to a method specified by IPART and based on the Developer Servicing Plan for areas.

Local Government Act 1993 Section 404(1)

Water Headworks – all areas (per ET – equivalent tenement)	\$9,680.50	\$0.00	\$9,680.50	E
Sewer Headworks – all areas (per ET – equivalent tenement)	\$7,515.50	\$0.00	\$7,515.50	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Trade Waste Applications

See Environmental Services - Trade Waste Applications

Environmental Services Fees and Charges - Fees associated with development

Development Application

For land use & building activities - maximum determined under EP&A Regulation 2000
Fee Unit is 113.90.

General Fees

Less than \$5,000	1.29 fee unit	A
\$5,001 – \$50,000	1.98 fee unit plus an additional \$3 for each \$1,000 (or part of \$1,000) of the estimated cost	A
\$50,001 – \$250,000	4.12 fee unit plus an additional \$3.64 for each \$1,000 (or part of \$1,000) of the estimated cost over \$50,000	A
\$250,001 – \$500,000	13.56 fee unit plus an additional \$2.34 for each \$1,000 (or part of \$1,000) of the estimated cost exceeds \$250,000	A
\$500,001 – \$1,000,000	20.41 fee unit plus an additional \$1.64 for each \$1,000 (or part of \$1,000) of the estimated cost exceeds \$500,000	A
\$1,000,001 – \$10,000,000	30.58 fee unit plus an additional \$1.44 for each \$1,000 (or part of \$1,000) of the estimated cost exceeds \$1,000,000	A
More than \$10,000,000	185.65 fee unit plus an additional \$1.19 for each \$1,000 (or part of \$1,000) of the estimated cost exceeds \$10,000,000	A
Development involving the erection of a dwelling-house with an estimated construction cost of \$100,000 or less	5.32 fee unit	A
Development not involving the erection of a building, the carrying out of a work, the subdivision of land or the demolition of a building or work	3.33 fee unit	A

DA Subdivision Fees

No new Roads plus \$ per additional lot	3.86 fee unit plus \$53 per additional lot	A
New Roads plus \$ per additional lot	7.77 fee unit plus \$65 per additional lot	A
Strata plus \$ per additional lot	3.86 fee unit plus \$65 per additional lot	A

Designated Developments (in addition to fees above)

Fee	10.76 fee unit	A
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Prelodgement Meeting

Fee	\$348.45	\$34.85	\$383.30	E
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Construction Certificate

Class 10b excluding swimming pools per Certificate	\$696.88	\$69.69	\$766.57	E
Swimming Pools < 40kL per application	\$746.67	\$74.67	\$821.33	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Construction Certificate [continued]

Swimming Pools > 40KL per application	\$846.22	\$84.62	\$930.85	E
Class 10(a) Buildings < 100 m2	\$846.22	\$84.62	\$930.85	E
Class 10(a) Buildings > 100 m2	\$895.99	\$89.60	\$985.59	E
Class 1 Buildings < 200 m2	\$1,592.91	\$159.29	\$1,752.20	E
Class 1 buildings 200-400 m2	\$1,791.98	\$179.20	\$1,971.18	E
Class 1 Buildings > 400 m2 or any dual occupancy or multi-dwelling development	\$1,991.10	\$199.11	\$2,190.21	E
Class 2-9 Buildings < 500 m2	\$2,488.88	\$248.89	\$2,737.77	E
Class 2-9 Buildings > 2000 m2 or rise in stories > 2			As per quote	E
Class 2-9 Buildings 500-2000 m2	\$2,986.65	\$298.66	\$3,285.31	E
Any class of building where a performance solution is proposed			As per quote	E

Other Construction Certificates

Subdivision/Roads and Drainage

Stormwater Drainage /m	\$8.55	\$0.85	\$9.40	E
Roads per lane /m	\$7.00	\$0.70	\$7.70	E
Special Infrastructure (eg Roundabouts, Detention Basin or Bridge etc)			Quotation	E
OR Full cost recovery for service in addition to above fee where referred to external party for determination			Full Cost Recovery	E

Modification of Construction Certificate

Minor* Modification (post determination)		50% original fee	E
* to be considered minor a maximum of 3 elements of the construction works may be amended			
Minor* Modification of Application (prior to determination)		30% original fee	E
* to be considered minor a maximum of 3 elements of the construction works may be amended. (This fee does not apply to situations where the modification is required due to a request for information.)			
Other Modification of Application (prior to determination)		50% original fee	E
(This fee does not apply to situations where the modification is required due to a request for information.)			
Other Modification (post determination)		75% original fee	E

Subdivision - Resubmission

Resubmission of Construction Certificate for Subdivision Roads and Drainage (following previous refusal) – with amendments		25% original fee	E
Resubmission of Construction Certificate of Subdivision Roads and Drainage - with amendments		50% original fee	E

Other

The fee payable for the lodgement of a certificate on the planning portal		0.40 fee unit	A
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Occupation Certificate

Registration of certificate on planning portal.	\$40.00	\$0.00	\$40.00	A
Occupation Certificate (Class 10a buildings)	\$119.46	\$11.95	\$131.41	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Occupation Certificate [continued]

Occupation Certificate (Class 1a Buildings)	\$179.21	\$17.92	\$197.13	E
Occupation Certificate (Class 2-9 buildings including change of use)	\$227.27	\$22.73	\$250.00	E

Complying Development Fee

General Fees

Pre-lodgement fee for CDC (where a proposal cannot be complying development, this fee will be deducted from the cost of a construction certificate application lodged with Council)	\$398.23	\$39.82	\$438.05	E
Class 10b excluding swimming pools	\$846.22	\$84.62	\$930.85	E
Swimming Pools < 40kL	\$863.64	\$86.36	\$950.00	E
Swimming Pools > 40kL	\$1,045.00	\$104.50	\$1,149.50	E
Class 10(a) Buildings < 100 m2	\$1,194.66	\$119.47	\$1,314.13	E
Class 10(a) Buildings > 100 m2	\$1,244.43	\$124.44	\$1,368.87	E
Class 1 Buildings < 200 m2	\$2,488.88	\$248.89	\$2,737.77	E
Class 1 Buildings 200-400 m2	\$2,688.00	\$268.80	\$2,956.80	E
Class 1 Buildings > 400 m2 or any dual occupancy or multi-dwelling development	\$2,986.65	\$298.66	\$3,285.31	E
Class 2-9 Buildings < 500 m2	\$3,484.43	\$348.44	\$3,832.88	E
Class 2-9 Buildings 500-2000 m2	\$3,982.20	\$398.22	\$4,380.42	E
Class 2-9 Buildings > 2000 m2 or rise in stories > 2			As per quote	E
Any class of building where a performance solution is proposed			As per quote	E
OR Full cost recovery for service in addition to above fee where referred to external party for determination			Full Cost Recovery	E

Modification of Complying Development Certificate Application

Other Modification of Application (prior to determination)	50% original fee	E
(This fee does not apply to situations where the modification is required due to a request for information.)		
Minor* Modification (post determination)	50% original fee	E
* to be considered minor a maximum of 3 elements for the works may be amended		
Other Modification (post determination)	75% original fee	E
(This fee does not apply to situations where the modification is required due to a request for information.)		
Minor* Modification of Application (prior to determination)	30% original fee	E
* to be considered minor a maximum of 3 elements of the works may be amended (This fee does not apply to situations where the modification is required due to a request for information.)		

Resubmission

Resubmission of Complying Development (Following previous refusal) – no amendments	50% original fee	E
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Other

Registration of Complying Development Certificate on planning portal	0.36 fee unit	A
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Compliance Inspections (Construction Stages)

Cost Per Inspection (or re-inspection)	\$199.09	\$19.91	\$219.00	E
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Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Compliance Inspections (Construction Stages) [continued]

Subdivision or Civil Infrastructure for Council ownership – For number of Inspection at \$155 per inspection			Quotation	E
Based on Inspection Test Plan (ITP) for subdivision .	\$199.09	\$19.91	\$219.00	E

Planning Reform Fund Fee

Section 256A of the Environmental Planning and Assessment Regulation 2000

Section 266 of the Environmental Planning and Assessment Reg 2021	64c/\$1,000 minus \$5 (only applies to development over \$50,000)	A
Component of DA fee where cost of development is greater than \$50,000		

Integrated Development and Concurrence Fee

Section 252A & 253 of the Environmental Planning and Assessment Regulation 2000

Council processing fee (for each integrated referral required)	1.64 fee unit	A
Applications requiring concurrence (not assumed concurrence)	1.64 fee unit	A
Application referred to Design Review Panel	35.08 fee unit	A
Payable direct to each approval or concurrence body	3.74 fee unit	A
Cheque to be made out to concurrence authority		

Long Service Levy

Payable prior to release of Construction Certificate

Long Service Levy (Payable prior to release of Construction Certificate)	0.25% of Cost of Development for building works over \$250,000 in value	A
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Planning Proposals

Stage 1: Lodgement

Category 1 – enabling clause (change to LEP text only) or land area affected by PP is less than 1000sqm	\$4,009.00	\$0.00	\$4,009.00	E
Category 2 – land area affected by PP is 1000sqm to 5 ha	\$6,682.00	\$0.00	\$6,682.00	E
Category 3 – land area affected by PP is over 5 ha	\$8,018.50	\$0.00	\$8,018.50	E

Stage 2: Gateway Determination

Category 1 – enabling clause (change to LEP text only) or land area affected by PP is less than 1000sqm	\$5,346.00	\$0.00	\$5,346.00	E
Category 2 – land area affected by PP is 1000sqm to 5 ha	\$6,682.00	\$0.00	\$6,682.00	E
Category 3 – land area affected by PP is over 5 ha	\$13,364.00	\$0.00	\$13,364.00	E

Other

Specialist studies required by Gateway Determination			At Cost	E
PP reconsideration or amendment fee – applicant request for reconsideration or for amendment of PP at any time	\$2,673.00	\$0.00	\$2,673.00	E
Public hearing	\$2,673.00	\$0.00	\$2,673.00	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Variation to Development Consent

Section 4.55 (1) Modification

Correction of a minor error, misdescription or miscalculation	0.83 fee unit	A
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Section 4.55 (1a) Modification

Minimal environmental impact (including Section 4.56)	Lesser of 7.54 fee unit or 50% original DA fee	A
The maximum fee for an application under Section 4.55 (1A) of the Act, or under Section 4.56 (1) of the Act in respect of a modification which, in the opinion of the consent authority, is of minimal environmental impact is 7.54 fee unit or 50% of the fee of the original DA, whichever is lesser.		

Section 4.55 (2) - other modifications

If the DA involved no building work	50% of DA Fee	A
if the original fee was less than \$100	50% of DA Fee	A
if the original application was for a dwelling house <\$100,000	2.22 fee units	A

If the original estimated cost of the development was:

Up to \$5,000	0.64 fee unit	A
\$5,001 – \$250,000	0.99 fee units plus an additional \$1.50 for each \$1,000 (or part of \$1,000) by which estimated cost exceeds \$5000	A
\$250,001 – \$500,000	5.85 fee units plus an additional \$0.85 for each \$1,000 (or part of \$1,000) by which the estimated cost exceeds \$250,000	A
\$500,001 – \$1,000,000	8.33 fee units plus an additional \$0.50 for each \$1,000 (or part of \$1,000) by which the estimated cost exceeds \$500,000	A
\$1,000,001 – \$10,000,000	11.54 fee units plus an additional \$0.40 for each \$1,000 (or part of \$1,000) by which the estimated cost exceeds \$1,000,000	A
More than \$10,000,000	55.40 fee units plus an additional \$0.27 for each \$1,000 (or part of \$1,000) by which the estimated cost exceeds \$10,000,000	A

Request for Review of Determination of a DA

Does not apply to complying, integrated or designated development

Plus advertising fees (as determined below and in accordance with DCP requirements)

No building or demolition work proposed in DA	50% of DA Fee	A
DA involves erection of dwelling < \$100,000	2.22 fee unit	A

If the original estimated cost on the DA was:

Up to \$5,000	0.64 fee unit	A
\$5,001 – \$250,000	1.00 fee unit plus an additional \$1.50 for each \$1,000 (or part of \$1,000) of the original estimated cost	A
\$250,000 – \$500,000	5.85 fee units plus an additional \$0.85 for each \$1,000 (or part of \$1,000) by which the estimated cost exceeds \$250,000	A

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

If the original estimated cost on the DA was: [continued]

\$500,001 – \$1,000,000	8.33 fee units plus an additional \$0.50 for each \$1,000 (or part of \$1,000) by which the estimated cost exceeds \$500,00	A
\$1,000,001 – \$10,000,000	11.54 fee units plus an additional \$0.40 for each \$1,000 (or part of \$1,000) by which the estimated cost exceeds \$1,000,000	A
More than \$10,000,001	55.40 fee units plus an additional \$0.40 for each \$1,000 (or part of \$1,000) by which the estimated cost exceeds \$10,000,000	A

Advertising Fees

Notification Fee - Development Applications and Modifications to Development Consents (letters to neighbours and newspaper publication)

Giving Notice - Other

Integrated (advertised) development	12.92 fee unit			A
Clause 252 of EP&A Regulation 2000 - applies only to specific heritage, water and environmental DA's (full advertisement in paper)				
Prohibited Development	12.92 fee unit			A
Designated development	25.96 fee unit			A
Clause 252 of EP&A Regulation 2000 (full advertisement in paper)				
Community Participation Plan requires notice to be given (Type B development)	\$105.13	\$0.00	\$105.13	E
Community Participation Plant requires notice to be given (Type C development)	\$328.53	\$0.00	\$328.53	E
Modification Application requiring Notice	\$105.13	\$0.00	\$105.13	E
Notification of Planning Agreement	\$328.53	\$0.00	\$328.53	A
Notification of Complying Development Certificate (in addition to application fees)	\$105.00	\$0.00	\$105.00	E
Section 85A (11) of the EP&A Regulation (includes advertisement in paper)				

Subdivision Certificate Application Fees

Including strata subdivision - to recover the costs of assessing and endorsing linen plans of subdivision under the Environmental Planning & Assessment Act or Strata Titles Act

Subdivision of land (per lot)	\$70.00	\$0.00	\$70.00	A
Includes boundary adjustments				
Strata (per lot)	\$70.00	\$0.00	\$70.00	A
Consolidation to provide one (1) lot	\$70.00	\$0.00	\$70.00	A
Plan checking fee for works as executed (per lot)	\$252.50	\$0.00	\$252.50	E
Administration fee for legal documents requiring execution by Council	\$274.00	\$0.00	\$274.00	E
Registration of Subdivision Certificate issued by private certifier	\$36.00	\$0.00	\$36.00	A

Naming of New Roads

Associated with subdivisions	\$437.00	\$0.00	\$437.00	E
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Water and Sewerage Connection Fees

See under heading "WATER AND SEWER FEES AND CHARGES"

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Planning Certificates

Certificate Section 10.7 (2) per allotment (approx 5 day turnaround)			0.62 fee unit	A
Urgency Fee for Section 10.7 (2) in addition to above (approx 2 day turnaround)	\$100.00	\$0.00	\$100.00	E
Certificate Section 10.7 (5) in addition to 10.7 (2)			0.94 fee unit	A
Certificate of Outstanding Notices (Section 735(a) of the Local Government Act and Schedule 5 of the Environmental Planning and Assessment Act)	\$120.00	\$0.00	\$120.00	A

Sewer Drainage Plan

No charge for owners or contractors

Cost per plan			0.62 fee unit	E
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Building Certificates

Building Certificate	\$250.00	\$0.00	\$250.00	A
Building Certificate not exceeding 200 Sq.M.	\$250.00	\$0.00	\$250.00	A
Building Certificate exceeding 200 Sq.M. but not exceeding 2000 Sq.M	\$250 plus an additional \$0.50 per Sq.M. for each Sq.M. over 200			A
Building Certificate exceeding 2,000 Sq.M.	\$1,165 plus additional \$0.075 per Sq.M. for each Sq.M. over 2000			A
Reinspection Fee	\$90.00	\$0.00	\$90.00	A
Copy of a building certificate	\$13.00	\$0.00	\$13.00	A

Fire Safety

Approval to Burn Administration Fee	\$15.00	\$0.00	\$15.00	E
Fire Safety Inspection – Owner requested	\$260 per hour (minimum 1 hour)			E
Reinspection fee (Only applies if outstanding work has not been completed)	\$199.09	\$19.91	\$219.00	E

Shows and Events

Temporary Event - Food Preparation and Sales Application	\$100.00	\$0.00	\$100.00	E
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Request for Property Information

Fee for service responding to enquiries requiring search of records, analysis of information and/or a written response – Dwelling Permissibility	\$274.00	\$0.00	\$274.00	E
Fee for service responding to enquiries requiring search of records, analysis of information and/or a written response – Flood Levels and associated flooding information	\$274.00	\$0.00	\$274.00	E
Fee for service responding to enquiries requiring search of records, analysis of information and/or a written response	\$250.00	\$0.00	\$250.00	E
Fee for certified copy of plan			0.62 fee unit	E
Fee for retrieval of historical records	\$131.41	\$0.00	\$131.41	E

Planning Portal Record Processing Fee (hard copy or digital records)

Less than 25 pages	\$25.00	\$0.00	\$25.00	E
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Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Planning Portal Record Processing Fee (hard copy or digital records) [continued]

25 to 50 pages	\$50.00	\$0.00	\$50.00	E
Over 50 pages			Not Accepted	n/a

Council Certificate Advice

Fee for council to certify satisfaction of a condition of consent or confirm construction plans are not inconsistent with DA approved plans	\$274.00	\$0.00	\$274.00	E
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Environmental Products

Compost Bins	\$63.64	\$6.36	\$70.00	D
Worm Farms	\$109.09	\$10.91	\$120.00	D

Rural Addressing

Supply of Rural Addressing Plates- per number (includes one inspection)	\$188.18	\$18.82	\$207.00	E
Replacement or additional plates (same number)	\$61.36	\$6.14	\$67.50	E
Reinspection Fee	\$188.18	\$18.82	\$207.00	E

Swimming Pool Certificates

Inspection and issue

Certificate of Compliance under Swimming Pools Act (including one inspection)	\$136.36	\$13.64	\$150.00	A
Re-inspection fee	\$90.91	\$9.09	\$100.00	A
Enter pool details into NSW Swimming Pool Register	\$9.09	\$0.91	\$10.00	A
Application for exemption	\$250.00	\$0.00	\$250.00	E

Environmental Health Inspections

Maintaining register and reporting to Govt. agencies and inspections

Registration or update of details of business under the Public Health Act or Food Act (excluding caravan parks and water carters)	\$0.00	\$0.00	\$0.00	A
Underground Petroleum Storage Systems	\$173.00	\$0.00	\$173.00	A
Fees prescribed by the State - POEO Act			PRESCRIBED	A

Food Act

Annual Administration & Inspection Fee for Food Premises including fixed premises, mobile vending vehicles, home based businesses

Note: Definitions shown below fees

Annual Administration P3 Premises as classified in Food Authority (low risk)	\$180.00	\$0.00	\$180.00	E
Annual Administration P1 & P2 Premises as classified in Food Authority Guideline (Medium to High Risk) – Premises with 5 or less FTE staff	\$300.00	\$0.00	\$300.00	E
Annual Administration P1 & P2 Premises as classified in Food Authority Guideline (Medium to High Risk) – More than 5 but not more than 50 FTE staff	\$400.00	\$0.00	\$400.00	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Food Act [continued]

Annual Administration P1 & P2 Premises as classified in Food Authority Guideline (Medium to High Risk) – Premises with more than 50 FTE staff	\$800.00	\$0.00	\$800.00	E
<p>Definition: Low risk, P3 businesses sell only foods that are non-potentially hazardous and pre packaged ie newsagents, confectionary stores, bottle shops</p> <p>Definition: Medium P2 and High P1 risk businesses handle foods that support the growth of pathogenic micro-organisms and have the potential to cause illness ie cafes, takeaways, bistros</p> <p>High Risk businesses are further characterised by risk increasing factors such as providing to vulnerable populations ie child care centres, or have a history of non-compliance with the Food Act and associated legislation</p> <p>Note: Number of food handlers x hours each spends handling food per week divided by 38 hours = FTE Eg 3 food handlers x 13 hours = 39 hours divided by 38 = approx. 1 FTE food handler</p>				
Inspection Fee (including fixed premises, mobile vending vehicles, home based, temporary stalls)	\$207.00	\$0.00	\$207.00	E
Re-inspection Fees following non-compliant inspection – unsatisfactory re-inspection	\$207.00	\$0.00	\$207.00	E
Fees prescribed by the State - Food Act	PRESCRIBED			A

Public Health Act

Fees prescribed by the State - Public Health Act	PRESCRIBED			A
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Skin Penetration Premises

Such as Hairdressers and Barbers, Beauty and Nail Salons and Tattoo and Piercing Parlours

Inspection fee	\$207.00	\$0.00	\$207.00	E
Re-inspection fees following non-compliance – unsatisfactory re-inspection	\$207.00	\$0.00	\$207.00	E

Regulated Premises, Public Swimming Pool and Spa Inspections (water quality)

Inspection	\$207.00	\$0.00	\$207.00	E
Reinspection following non-compliance – unsatisfactory reinspection	\$207.00	\$0.00	\$207.00	E
Water Analysis Samples	At Cost			E

Boarding Houses

Inspection fee (as per Boarding Houses Act 2012)	\$207.00	\$0.00	\$207.00	E
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Section 68 of the LOCAL GOVERNMENT ACT

Install manufactured home, moveable dwelling (includes inspections) outside of an approved caravan park or manufactured home estate	\$1,314.50	\$0.00	\$1,314.50	E
Install manufactured home, moveable dwelling on an approved dwelling site within a caravan park, manufactured home estate etc; (includes inspections)	\$822.00	\$0.00	\$822.00	E
Install Oil or Solid Fuel Heating Appliance (includes inspections)	\$409.00	\$0.00	\$409.00	E
Use of Community Land (engaging in trade or business busking etc)	\$409.00	\$0.00	\$409.00	E
Swing or hoist goods over road	\$409.00	\$0.00	\$409.00	E
Water Supply, sewerage and stormwater drainage work	\$207.50	\$0.00	\$207.50	E
NB: Thomas Mitchell Industrial Estate is exempt regarding sewerage connection				

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Section 68 of the LOCAL GOVERNMENT ACT [continued]

Stormwater Drainage work (connection to Council drainage or new work for Council ownership)			Quotation	E
General approvals / application not specifically mentioned elsewhere	\$409.00	\$0.00	\$409.00	E

Approval To Burn

(Protection of the Environment Operations (Clean Air) Regulation 2010)

Water Carters

Inspection	\$207.00	\$0.00	\$207.00	E
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Caravan Parks

Application to Operate a Caravan Park or camping ground	\$409.00	\$0.00	\$409.00	E
Inspection Fee	\$274.00	\$0.00	\$274.00	E

On-site Sewage Management

Application Charges

Install & Construct On-site Sewage Management System (includes inspection and approval to operate)	\$500.00	\$0.00	\$500.00	E
Install & Construct On-site Sewage Management System: Commercial Systems – Greater than 5000L/day (includes inspection and approval to operate)	\$920.00	\$0.00	\$920.00	E

Modify On-site Sewage Management System

Domestic Systems – System and Disposal Area	\$442.50	\$0.00	\$442.50	E
Domestic Systems – System only	\$180.00	\$0.00	\$180.00	E
Domestic Systems – Disposal Area only	\$220.00	\$0.00	\$220.00	D
Modify Approval to install prior to any works commencing – no inspections necessary	\$135.50	\$0.00	\$135.50	E
Commercial Systems – System and Disposal Area	\$721.50	\$0.00	\$721.50	E
Commercial Systems – System only	\$334.50	\$0.00	\$334.50	E
Commercial Systems – Disposal Area only	\$401.50	\$0.00	\$401.50	E

Approval to Operate

Invoiced in July per year for 5 yearly approval to operate			56.00/year	E
ATO Inspection			No Charge	n/a

Inspection of On-site Sewage Management

Any inspection not related to routine ATO inspection (per system)	\$219.00	\$0.00	\$219.00	E
Re-inspection	\$219.00	\$0.00	\$219.00	E

Use of Footpaths and Road Reserves

Annual Permit Fee	\$148.00	\$0.00	\$148.00	E
A Frame Signage	\$100.50	\$0.00	\$100.50	E
Outdoor Seating (occupied area subject of permit)	\$17.00	\$0.00	\$17.00	E
Display of Goods (occupied area subject of permit)	\$17.00	\$0.00	\$17.00	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Approvals Under Section 125 Roads Act

New Footway Dining application	\$409.00	\$0.00	\$409.00	E
Application for renewal (lodged prior to expiry of existing approval)	\$214.50	\$0.00	\$214.50	E

Approvals Under Section 138 Roads Act

See under heading "ROADS"

Trade Waste Fees

Trade Waste Applications

Applications (Policy No. S15/2, adopted by Council on 12/12/2011, Minute 190)

Liquid Trade Waste Applications

Applications

Approval to Discharge Liquid Trade Waste (Classification A)	\$465.50	\$0.00	\$465.50	E
Approval to Discharge Liquid Trade Waste (Classification B & C)	\$1,103.50	\$0.00	\$1,103.50	E
Approval to Discharge Liquid Trade Waste (Classification S)	\$1,151.50	\$0.00	\$1,151.50	E
Extend or renew an approval with no change in conditions	\$396.50	\$0.00	\$396.50	E
Transfer an approval to a new discharger with the same conditions at the same premises	\$169.50	\$0.00	\$169.50	E

Annual Trade Waste Fee (annual inspections)

Category 1 Discharger	\$160.50	\$0.00	\$160.50	E
Category 2 Discharger	\$250.00	\$0.00	\$250.00	E
Category 3 Discharger	\$838.50	\$0.00	\$838.50	E
Re-Inspection Fee	\$229.50	\$0.00	\$229.50	E

Trade Waste Usage Charge

Applied with Trade Waste Discharge Factor

Category 1 Discharger without appropriate pre-treatment (\$/kL) (non compliant)	\$1.90	\$0.00	\$1.90	E
Category 2 Discharger with appropriate pre-treatment (\$/kL)	\$1.90	\$0.00	\$1.90	E
Category 2 Discharger without appropriate pre-treatment (\$/kL) (non compliant)	\$23.40	\$0.00	\$23.40	E
Annual food waste disposal charge – (\$/beds)	\$41.00	\$0.00	\$41.00	E
Portable toilet waste (\$/kL)	\$21.50	\$0.00	\$21.50	E
Septic Waste (\$/kL) (Within LGA)	\$8.50	\$0.00	\$8.50	E
Septic Waste (\$/kL) (Outside LGA)	\$22.40	\$0.00	\$22.40	E
Attendance at site to carry out approval (\$/hr)	\$145.50	\$0.00	\$145.50	E

Excess Mass Charges for Category 3 Discharges - per kg

Refer to equation 1 in section 4.7.7 of the Policy

Aluminium	\$0.95	\$0.00	\$0.95	E
Ammonia (as N)	\$2.85	\$0.00	\$2.85	E
Arsenic	\$93.00	\$0.00	\$93.00	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Excess Mass Charges for Category 3 Discharges - per kg [continued]

Barium	\$46.00	\$0.00	\$46.00	E
Biochemical Oxygen Demand (BOD) up to 600 mg/L)	\$0.95	\$0.00	\$0.95	E
Refer to equation 1 in section 4.7.7 and refer to equation 2 in section 4.7.7 for BOD>600mg/L. Note: equation 5 with equation 1 is used where the discharger has failed to meet their approval in two or more instances in one financial year.				
Boron	\$0.95	\$0.00	\$0.95	E
Bromine	\$18.20	\$0.00	\$18.20	E
Cadmium	\$425.00	\$0.00	\$425.00	E
Chloride			No Charge	n/a
Chlorinated Hydrocarbons	\$46.00	\$0.00	\$46.00	E
Chlorinated Phenolics	\$1,854.50	\$0.00	\$1,854.50	E
Chlorine	\$1.90	\$0.00	\$1.90	E
Chromium	\$31.00	\$0.00	\$31.00	E
Cobalt	\$18.70	\$0.00	\$18.70	E
Copper	\$18.70	\$0.00	\$18.70	E
Cyanide	\$93.00	\$0.00	\$93.00	E
Fluoride	\$4.70	\$0.00	\$4.70	E
Formaldehyde	\$1.90	\$0.00	\$1.90	E
Oil and Grease (Total O and G)	\$1.70	\$0.00	\$1.70	E
Herbicides/Defoliants	\$927.50	\$0.00	\$927.50	E
Iron	\$1.90	\$0.00	\$1.90	E
Lead	\$46.50	\$0.00	\$46.50	E
Lithium	\$9.50	\$0.00	\$9.50	E
Manganese	\$9.50	\$0.00	\$9.50	E
Mercaptans	\$92.70	\$0.00	\$92.70	E
Mercury	\$3,091.50	\$0.00	\$3,091.50	E
Methylene Blue Active Substances (MBAS)	\$0.94	\$0.00	\$0.94	E
Molybdenum	\$0.94	\$0.00	\$0.94	E
Nickel	\$31.50	\$0.00	\$31.50	E
Nitrogen (as TKN – Total Kjeldahl Nitrogen)	\$0.21	\$0.00	\$0.21	E
Organoarsenic Compounds	\$927.50	\$0.00	\$927.50	E
Pesticides General (excludes organochlorines and organophosphates)	\$927.50	\$0.00	\$927.50	E
Petroleum Hydrocarbons (non-flammable)	\$3.10	\$0.00	\$3.10	E
Phenolic Compounds (non-chlorinated)	\$9.50	\$0.00	\$9.50	E
Phosphorous (Total P)	\$1.90	\$0.00	\$1.90	E
Polynuclear Aromatic Hydrocarbons (PAHs)	\$18.90	\$0.00	\$18.90	E
Selenium	\$65.50	\$0.00	\$65.50	E
Silver	\$1.80	\$0.00	\$1.80	E
Sulphate (SO4)	\$0.15	\$0.00	\$0.15	E
Sulphide	\$1.90	\$0.00	\$1.90	E
Sulphite	\$2.08	\$0.00	\$2.08	E
Suspended Solids (SS)	\$1.30	\$0.00	\$1.30	E
Thiosulphate	\$0.42	\$0.00	\$0.42	E
Tin	\$9.50	\$0.00	\$9.50	E
Total Dissolved Solids (TDS)	\$0.10	\$0.00	\$0.10	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Excess Mass Charges for Category 3 Discharges - per kg [continued]

Uranium	\$9.50	\$0.00	\$9.50	E
Zinc	\$18.80	\$0.00	\$18.80	E

Non-Compliance Excess Mass Charges

Refer to equations 4 & 5 in the Policy

Details	Refer to section 4.7.9 equations 4 & 5 in the Liquid Trade Waste Policy	n/a
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Non-Compliance pH Charge

Refer to equation 3 in the Policy

Details	Refer to section 4.7.9 equation 3 in the Liquid Trade Waste Policy	n/a
K for pH coefficient calculation charge	0.506 (refer to section 4.7.9 in the Liquid Trade Waste Policy)	E

Regulatory Services

Companion Animals

Lifetime registration

Fees prescribed by the State - NSW Companion Animals Act 1998

Non-desexed animals	Prescribed	A
De-sexed animals	Prescribed	A
De-sexed animals – pensioner concession	Prescribed	A
Breeder	Prescribed	A

Impounding Fees

Impounding fee	\$71.50	\$0.00	\$71.50	E
Additional Impound Fee (of same animal) in a calendar year	\$143.50	\$0.00	\$143.50	E
Maintenance and care per day thereafter/or part day	\$28.50	\$0.00	\$28.50	E
Microchipping (if applicable)	\$44.00	\$0.00	\$44.00	E
Vaccination (all dogs are vaccinated)	\$41.00	\$0.00	\$41.00	E
Veterinary Treatment	At Cost			E
Treatment incurred during impoundment (i.e. necessary grooming, worming, bathing)	At Cost			E

Animal Adoption

Adoption costs include a health check, desexing, vaccination, worming, microchipping and Lifetime Registration

Dogs

Puppies <6 months	\$384.09	\$38.41	\$422.50	E
Adults – 6 months - 6 years	\$330.45	\$33.05	\$363.50	E
Seniors – 6+ years	\$223.64	\$22.36	\$246.00	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Cats

Discounts apply if an animal was previously microchipped, Lifetime Registered or desexed

Kittens <6 months	\$213.18	\$21.32	\$234.50	E
Adults – 6 months - 6 years	\$170.91	\$17.09	\$188.00	E
Seniors – 6+ years	\$117.27	\$11.73	\$129.00	E

Rescue Agencies

Microchipping	\$17.27	\$1.73	\$19.00	E
Vaccinations	\$28.64	\$2.86	\$31.50	E

Surrender Fee

Surrender Fee	\$75.00	\$0.00	\$75.00	E
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Declared Dangerous Dogs Fees

Dangerous Dog Enclosure Certificate of Compliance	\$197.00	\$0.00	\$197.00	A
Dangerous Dog Collar XL	\$67.73	\$6.77	\$74.50	E
Dangerous Dog Collar L	\$61.36	\$6.14	\$67.50	E
Dangerous Dog Collar M	\$53.64	\$5.36	\$59.00	E
Dangerous Dog Collar SML	\$50.00	\$5.00	\$55.00	E
Dangerous Dog Sign	\$44.09	\$4.41	\$48.50	E

Stock Impounding

Impounding Act 1993

Impounding Fee	\$109.56	\$0.00	\$109.56	E
Feed per head per day	\$14.00	\$0.00	\$14.00	E
Maintenance per hour (includes Ranger feeding)	\$89.00	\$0.00	\$89.00	E
Transport using vehicle per hour (Ranger Vehicle)	\$48.00	\$0.00	\$48.00	E
Hired Transport			At Cost	E
Notification Fee	\$105.00	\$0.00	\$105.00	E

Impounded Vehicles

Impounding Fee	\$109.56	\$0.00	\$109.56	E
Towing Fee			At Cost	E
Notification Fee	\$105.00	\$0.00	\$105.00	E
Storage (per week)			At Cost	E

General Impounding Fee (all other impoundments)

Impounding Fee	\$67.50	\$0.00	\$67.50	B
Notification Fee	\$105.00	\$0.00	\$105.00	E

Cat Trap Hire - Feral Cats Only

Hire fee	\$0.00	\$0.00	\$0.00	C
Deposit	\$0.00	\$0.00	\$0.00	C

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Cat Trap Hire - Feral Cats Only [continued]

Late Return Fee	\$0.00	\$0.00	\$0.00	C
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Development Contributions

(Under Section 7.11 of the Environmental Planning & Assessment Act 1979) - Developments approved under the Muswellbrook Section 94 Contributions Plan 2001
Urban Subdivision or Dwelling (Medium Density)

Urban Subdivision or Dwelling - Medium Density

Note: Contributions paid at subdivision stage for an additional lot will not be applied to a single dwelling erected on the lot created

Muswellbrook

a) Open Space and Community Facilities	\$2,476.50	\$0.00	\$2,476.50	E
b) Roads and Drainage	\$1,334.50	\$0.00	\$1,334.50	E
c) Open Space and Community Facilities	\$2,476.50	\$0.00	\$2,476.50	E
d) Roads and Drainage	\$1,334.50	\$0.00	\$1,334.50	E

Denman

a) Open Space and Community Facilities	\$1,905.50	\$0.00	\$1,905.50	E
b) Roads and Drainage	\$1,334.50	\$0.00	\$1,334.50	E
c) Open Space and Community Facilities	\$1,905.50	\$0.00	\$1,905.50	E
d) Roads and Drainage	\$1,334.50	\$0.00	\$1,334.50	E

Rural Lot or Dwelling

a) Bushfire Protection	\$3,701.50	\$0.00	\$3,701.50	E
b) Rural Roads	\$3,806.50	\$0.00	\$3,806.50	E
c) Open Space & Community Facilities	\$1,582.50	\$0.00	\$1,582.50	E
d) Bushfire Protection	\$3,701.50	\$0.00	\$3,701.50	E
e) Rural Roads	\$3,806.50	\$0.00	\$3,806.50	E
f) Open Space & Community Facilities	\$1,582.50	\$0.00	\$1,582.50	E

South Muswellbrook Commercial Development

Road Upgrading	16.64/m2	E
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Tourist Development

Tourism Facilities	\$1.35 per \$100 of investment	E
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West Denman

Open Space Recreational Sporting Facilities

Per Person	\$449.50	\$0.00	\$449.50	E
One Bedroom	\$673.00	\$0.00	\$673.00	E
Two Bedroom	\$899.50	\$0.00	\$899.50	E
Three or more Bedroom dwelling	\$1,122.50	\$0.00	\$1,122.50	E

Name	Year 25/26			Fee Type
	Fee (excl. GST)	GST	Fee (incl. GST)	

Open Space Recreational Sporting Facilities [continued]

Per lot	\$1,122.50	\$0.00	\$1,122.50	E
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Community Facilities

Per Person	\$566.50	\$0.00	\$566.50	E
One Bedroom	\$850.00	\$0.00	\$850.00	E
Two Bedroom	\$1,131.50	\$0.00	\$1,131.50	E
Three or more Bedroom dwelling	\$1,415.00	\$0.00	\$1,415.00	E
Per lot	\$1,415.00	\$0.00	\$1,415.00	E

Stormwater Management

Per Person	\$2,001.50	\$0.00	\$2,001.50	E
One Bedroom	\$3,002.50	\$0.00	\$3,002.50	E
Two Bedroom	\$4,002.00	\$0.00	\$4,002.00	E
Three or more Bedroom dwelling	\$5,003.50	\$0.00	\$5,003.50	E
Per lot	\$5,003.50	\$0.00	\$5,003.50	E

Transport Facilities

Per Person	\$3,891.00	\$0.00	\$3,891.00	E
One Bedroom	\$5,836.50	\$0.00	\$5,836.50	E
Two Bedroom	\$7,783.00	\$0.00	\$7,783.00	E
Three or more Bedroom dwelling	\$9,728.50	\$0.00	\$9,728.50	E
Per lot	\$9,728.50	\$0.00	\$9,728.50	E

Plan Management Administration

Per Person	\$133.00	\$0.00	\$133.00	E
One Bedroom	\$200.50	\$0.00	\$200.50	E
Two Bedroom	\$267.50	\$0.00	\$267.50	E
Three or more Bedroom dwelling	\$334.50	\$0.00	\$334.50	E
Per lot	\$334.50	\$0.00	\$334.50	E

Development Contributions (Section 7.12)

(Under Section 7.12 of the Environmental Planning & Assessment Act 1979) - Section 94A
Development Contributions Plan 2009
- Subject to CPI Increase

Estimated cost of development

< \$100000	0.0%	A
\$100001 – \$200000	1.0%	A
>\$200000	1.0%	A

Development Contributions - Extractive Industries (Section 7.11)

Levy for material removed	As per agreement with Council	E
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Meeting Room - 20 pax per day (> 3 hrs)	[Muswellbrook Training Centre of Excellence]	18
Meeting Room - 20 pax per hour (up to 3 hrs)	[Muswellbrook Training Centre of Excellence]	18
Meeting Room (small, per hour)	[Indoor Sports Centre - Muswellbrook]	13
Membership	[Borrowers]	25
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Methylene Blue Active Substances (MBAS)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Mezzanine Floor Area (per hour) – Day	[Indoor Sports Centre Complex - Denman]	13
Mezzanine Floor Area (per hour) – Night	[Indoor Sports Centre Complex - Denman]	13
Microchipping	[Rescue Agencies]	47
Microchipping (if applicable)	[Impounding Fees]	46
Minimal environmental impact (including Section 4.56)	[Section 4.55 (1a) Modification]	38
Minor* Modification of Application (prior to determination)	[Modification of Construction Certificate]	35
Minor* Modification (post determination)	[Modification of Construction Certificate]	35
Minor* Modification (post determination)	[Modification of Complying Development Certificate Application]	36
Minor* Modification of Application (prior to determination)	[Modification of Complying Development Certificate Application]	36
Modification Application requiring Notice	[Giving Notice - Other]	39
Modify Approval to install prior to any works commencing – no inspections necessary	[Modify On-site Sewage Management System]	43
Molybdenum	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Monthly Listing	[Property - Transfer Listing]	19
More than \$10,000,000	[General Fees]	34
More than \$10,000,000	[If the original estimated cost of the development was:]	38
More than \$10,000,001	[If the original estimated cost on the DA was:]	39
Mullins Conceptual Photography Prize	[Muswellbrook Regional Art Centre]	12
Muswellbrook	[Tanker Sales (per kilolitre)]	33
Muswellbrook Art Prize - Ceramics	[Muswellbrook Regional Art Centre]	11
Muswellbrook Art Prize – Painting	[Muswellbrook Regional Art Centre]	11
Muswellbrook Art Prize – Works on Paper	[Muswellbrook Regional Art Centre]	11

N

Native Animals	[Dead Animals (RSPCA Exempt)]	29
New Footway Dining application	[Approvals Under Section 125 Roads Act]	44
New Roads plus \$ per additional lot	[DA Subdivision Fees]	34
New services (no existing service pipe)	[New Services (no existing service pipe)]	32
Nickel	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Nitrogen (as TKN – Total Kjeldahl Nitrogen)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
No building or demolition work proposed in DA	[Request for Review of Determination of a DA]	38
No new Roads plus \$ per additional lot	[DA Subdivision Fees]	34
Non-desexed animals	[Lifetime registration]	46
Notification Fee	[Stock Impounding]	47
Notification Fee	[Impounded Vehicles]	47
Notification Fee	[General Impounding Fee (all other impoundments)]	47
Notification of Complying Development Certificate (in addition to application fees)	[Giving Notice - Other]	39
Notification of Planning Agreement	[Giving Notice - Other]	39

O

Observation if required (Additional fee apply for over 4 hours)	[Restricted Access (Over size/ Over mass) Vehicle Approval]	20
Occupation Certificate (Class 10a buildings)	[Occupation Certificate]	35
Occupation Certificate (Class 1a Buildings)	[Occupation Certificate]	36
Occupation Certificate (Class 2-9 buildings including change of use)	[Occupation Certificate]	36
Oil and Grease (Total O and G)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
One Bedroom	[Open Space Recreational Sporting Facilities]	48
One Bedroom	[Community Facilities]	49
One Bedroom	[Stormwater Management]	49
One Bedroom	[Transport Facilities]	49
One Bedroom	[Plan Management Administration]	49
Online Store Flat Rate Shipping	[Muswellbrook Regional Art Centre]	12
OR Full cost recovery for service in addition to above fee where referred to external party for determination	[Subdivision/Roads and Drainage]	35
OR Full cost recovery for service in addition to above fee where referred to external party for determination	[General Fees]	36
Organoarsenic Compounds	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Other Modification (post determination)	[Modification of Construction Certificate]	35
Other Modification (post determination)	[Modification of Complying Development Certificate Application]	36
Other Modification of Application (prior to determination)	[Modification of Construction Certificate]	35
Other Modification of Application (prior to determination)	[Modification of Complying Development Certificate Application]	36
Outdoor Seating (occupied area subject of permit)	[Use of Footpaths and Road Reserves]	43
Outside operating hours landfill call out	[Mixed Waste]	26
Over 30 weeks	[Rural Areas - per m2]	19
Over 30 weeks	[Residential - per m2]	19
Over 30 weeks	[Tourist Area and/or Industrial Area - per m2]	19
Over 30 weeks	[CBD - per m2]	19
Over 50 pages	[Planning Portal Record Processing Fee (hard copy or digital records)]	41

P

PA System (cordless) Full Day	[Stage, PA System, Table & Chair Hire]	10
PA System (cordless) Half Day	[Stage, PA System, Table & Chair Hire]	10
Passenger Tyre (or smaller)	[Tyres - off Rims]	28
Passenger Tyre (or smaller)	[Tyres - on Rims]	28
Passenger Tyre (or smaller)	[Tyres - off Rims]	31
Passenger Tyre (or smaller)	[Tyres - on Rims]	31
Payable direct to each approval or concurrence body	[Integrated Development and Concurrence Fee]	37
Per Day - 8 hours	[Loxton Room]	9
Per Day - 8 Hours	[Councillors Room]	9
Per Day - 8 Hours	[Weidmann Room]	9
Per Day - 8 Hours	[Senior Citizens Centre]	13
Per Day - 8 Hours	[Stan Thiess Centre]	14
Per Day (Whole Facility) - 8 hours	[Indoor Sports Centre Complex - Denman]	12
Per Day (Whole Facility) - 8 hours	[Indoor Sports Centre - Muswellbrook]	13

P [continued]

Per Half Day - 4 Hours	[Senior Citizens Centre]	13
Per Half-Day - 4 Hours	[Stan Thiess Centre]	14
Per Half-Day (Whole Facility) - 4 hours	[Indoor Sports Centre Complex - Denman]	12
Per Half-Day (Whole Facility) - 4 hours	[Indoor Sports Centre - Muswellbrook]	13
Per hour	[Weidmann Room]	9
Per Hour	[DHB Meeting Room]	15
Per Hour	[Councillors Room]	9
Per Hour	[Loxton Room]	9
Per Hour	[Seminar Room]	14
Per Hour	[DHB STEM Innovation Lab]	15
Per Hour	[DHB Foyer]	16
Per lot	[Open Space Recreational Sporting Facilities]	49
Per lot	[Community Facilities]	49
Per lot	[Stormwater Management]	49
Per lot	[Transport Facilities]	49
Per lot	[Plan Management Administration]	49
Per Person	[Open Space Recreational Sporting Facilities]	48
Per Person	[Community Facilities]	49
Per Person	[Stormwater Management]	49
Per Person	[Transport Facilities]	49
Per Person	[Plan Management Administration]	49
Per Scan – 10 pages or less	[Scanning]	26
Per Scan – more than 10 pages	[Scanning]	26
Permission to erect structure (e.g. headstone, slab, and concrete kerbing etc.)	[Right of Burial Fees]	10
Permit fee	[Restricted Access (Over size/ Over mass) Vehicle Approval]	20
Pesticides General (excludes organochlorines and organophosphates)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Petroleum Hydrocarbons (non-flammable)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Phenolic Compounds (non-chlorinated)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Phosphorous (Total P)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Plan checking fee for works as executed (per lot)	[Subdivision Certificate Application Fees]	39
Plant & Equipment Occupation (Standing Plant) within Road Reserve including CBD Bond	[Security Bonds]	21
Plant costs	[Private Works]	19
Playgroups & community groups (maximum 3 hours)	[Indoor Sports Centre Complex - Denman]	13
Playgroups & community groups (maximum 3 hours)	[Stan Thiess Centre]	14
Plus administration fee	[Restricted Access (Over size/ Over mass) Vehicle Approval]	20
Plus Hourly Charge	[Enquiry Fee]	10
Polynuclear Aromatic Hydrocarbons (PAHs)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Pool Room Hire – per day	[Other]	23
Pool Room Hire – per hour	[Other]	23
Portable toilet waste (\$/kL)	[Trade Waste Usage Charge]	44
PP reconsideration or amendment fee – applicant request for reconsideration or for amendment of PP at any time	[Other]	37
Preliminary Investigation Fee	[Closure of a Public Road]	20
Pre-lodgement fee for CDC (where a proposal cannot be complying development, this fee will be deducted from the cost of a construction certificate application lodged with Council)	[General Fees]	36
Private Lessons – 1 person per class	[Learn to Swim]	23
Processed clean timber - woodchip mulch	[Garden Products]	30
Processed garden organics - pasteurised mulch	[Garden Products]	30
Processing Fee	[Government Information (Public Access) Act 2009 (GIPA)]	11
Processing Fee	[Lost and Damaged Material]	25
Processing Fee for closure	[Closure of a Public Road]	20
Prohibited Development	[Giving Notice - Other]	39
Provision of new sewer junction	[Provision of New Sewer Junction]	33
Public hearing	[Other]	37
Puppies <6 months	[Dogs]	46

R

Raising/Lowering Manhole (new development)	[Provision of New Sewer Junction]	33
Rates and Water Notice re-issue (email copy)	[Administration Charges]	12
Rates and Water re-issue (print & postage)	[Administration Charges]	12

R [continued]

Reconnection of Water Meter at Service (following disconnection)	[Reconnection (following disconnection) normal working hours]	32
Recovery Day Pass (Sauna, Spa and Ice Bath)	[Turnstile]	22
Red Lid 140L Bin	[Replacement of Damaged/Lost Wheelie Bin]	26
Refrigerators, freezers & air conditioners	[Whitegoods]	27
Refrigerators, freezers & air conditioners with CFC degassing certificate	[Whitegoods]	27
Refrigerators, freezers and air conditioners	[Whitegoods]	31
Refrigerators, freezers and air conditioners with CFC degassing certificate	[Whitegoods]	31
Refund and Transfer Balances Processing (Rates and Water)	[Administration Charges]	12
Refundable deposit	[Shows and Events - at council grounds and facilities]	21
Refundable Security Deposit	[During Art Centre Hours]	13
Refundable Security Deposit	[Outside Art Centre Hours]	13
Registration of certificate on planning portal.	[Occupation Certificate]	35
Registration of Complying Development Certificate on planning portal	[Other]	36
Registration of Subdivision Certificate issued by private certifier	[Subdivision Certificate Application Fees]	39
Registration or update of details of business under the Public Health Act or Food Act (excluding caravan parks and water carters)	[Environmental Health Inspections]	41
Re-inspection	[Inspection of On-site Sewage Management]	43
Re-inspection fee	[Swimming Pool Certificates]	41
Reinspection Fee	[Building Certificates]	40
Reinspection Fee	[Rural Addressing]	41
Re-Inspection Fee	[Annual Trade Waste Fee (annual inspections)]	44
Reinspection fee (Only applies if outstanding work has not been completed)	[Fire Safety]	40
Re-inspection fees following non-compliance – unsatisfactory re-inspection	[Skin Penetration Premises]	42
Re-inspection Fees following non-compliant inspection – unsatisfactory re-inspection	[Food Act]	42
Reinspection following non-compliance – unsatisfactory reinspection	[Regulated Premises, Public Swimming Pool and Spa Inspections (water quality)]	42
Reinstatement of Removed Bin Due to Contamination	[Replacement of Damaged/Lost Wheelie Bin]	26
Removal of water restriction device on water meters	[Reconnection (following disconnection) normal working hours]	32
Replacement Fee	[Digital Readers]	25
Replacement or additional plates (same number)	[Rural Addressing]	41
Residential Driveway Crossing with Existing K & G	[S138 Roads Act - Road Opening Permit]	20
Residential Driveway Crossing with no Existing K & G	[S138 Roads Act - Road Opening Permit]	20
Resubmission of Complying Development (Following previous refusal) – no amendments	[Resubmission]	36
Resubmission of Construction Certificate for Subdivision Roads and Drainage (following previous refusal) – with amendments	[Subdivision - Resubmission]	35
Resubmission of Construction Certificate of Subdivision Roads and Drainage - with amendments	[Subdivision - Resubmission]	35
Reuse Shop items	[Recovered Goods]	30
Review of route assessment	[Restricted Access (Over size/ Over mass) Vehicle Approval]	20
Road Restoration – (Bitumen Surface)	[S138 Roads Act - Road Opening Permit]	20
Road Upgrading	[South Muswellbrook Commercial Development]	48
Roads per lane /m	[Subdivision/Roads and Drainage]	35
Route assessment – as per 3rd party quote	[Restricted Access (Over size/ Over mass) Vehicle Approval]	20
Rural driveway crossing	[S138 Roads Act - Road Opening Permit]	20
Rural Water Connection (Conditions Apply)	[New Services (connect to existing service pipe)]	32

S

School Groups (>1 hour)	[School Groups]	22
School Groups (half day, per student) - 4 hours	[Indoor Sports Centre - Muswellbrook]	13
Scrap Metal recycling	[Scrap Metal]	27
Scrap Metal, domestic quantities only	[Scrap Metal]	31
Section 266 of the Environmental Planning and Assessment Reg 2021	[Planning Reform Fund Fee]	37

S [continued]

Section 603 Certificate LGA 1993	[Certificates]	10
Security Bond - For Damage to Public Infrastructure	[Security Bonds]	21
Security Deposit (refundable subject to payment of outstanding charges)	[Hire of Metered Hydrant]	33
Selenium	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Seniors – 6+ years	[Dogs]	46
Seniors – 6+ years	[Cats]	47
Seniors (18 years and over)	[Regular Users - per registered player - per season]	21
Septic Waste (\$/kL) (Outside LGA)	[Trade Waste Usage Charge]	44
Septic Waste (\$/kL) (Within LGA)	[Trade Waste Usage Charge]	44
Sewer Extension (Commercial)	[Provision of New Sewer Junction]	33
Sewer Headworks – all areas (per ET – equivalent tenement)	[Sewer and Water Headworks]	33
Sheep/Goat	[Dead Animals (RSPCA Exempt)]	29
Shower Fee	[Turnstile]	22
Silver	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Single Entry (all)	[Turnstile]	22
Solar Panels (each)	[Scrap Metal]	27
Special Infrastructure (eg Roundabouts, Detention Basin or Bridge etc)	[Subdivision/Roads and Drainage]	35
Special Reading Fee	[Water Meter Testing]	32
Specialist studies required by Gateway Determination	[Other]	37
Spectator Fee	[Turnstile]	22
Squad 20 Visit	[Squad Fees]	23
Squad Since Entry	[Squad Fees]	23
Squash Courts (per court, per hour) – Casual Hire	[Indoor Sports Centre Complex - Denman]	12
Squash Courts (per court, per hour) – User Groups	[Indoor Sports Centre Complex - Denman]	12
Stage 3x3 Full Day	[Stage, PA System, Table & Chair Hire]	10
Stage 3x3 Half Day	[Stage, PA System, Table & Chair Hire]	10
Stage 4x3 Full Day	[Stage, PA System, Table & Chair Hire]	10
Stage 4x3 Half Day	[Stage, PA System, Table & Chair Hire]	10
Stage 5x3 Full Day	[Stage, PA System, Table & Chair Hire]	10
Stage 5x3 Half Day	[Stage, PA System, Table & Chair Hire]	10
Stage 6x3 Full Day	[Stage, PA System, Table & Chair Hire]	10
Stage 6x3 Half Day	[Stage, PA System, Table & Chair Hire]	10
Stock on Road Reserves (grazing)	[S138 Roads Act - Road Opening Permit]	20
Storage (per week)	[Impounded Vehicles]	47
Stores and materials costs	[Private Works]	19
Stormwater Drainage /m	[Subdivision/Roads and Drainage]	35
Stormwater Drainage work (connection to Council drainage or new work for Council ownership)	[Section 68 of the LOCAL GOVERNMENT ACT]	43
Strata (per lot)	[Subdivision Certificate Application Fees]	39
Strata plus \$ per additional lot	[DA Subdivision Fees]	34
Subdivision of land (per lot)	[Subdivision Certificate Application Fees]	39
Subdivision or Civil Infrastructure for Council ownership – For number of Inspection at \$155 per inspection	[Compliance Inspections (Construction Stages)]	37
Sulphate (SO4)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Sulphide	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Sulphite	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Supervising staff, carers and trainers	[School Groups]	22
Supply of Rural Addressing Plates- per number (includes one inspection)	[Rural Addressing]	41
Surrender Fee	[Surrender Fee]	47
Suspended Solids (SS)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Swim/Sauna/Spa (combo entry) Adult	[Turnstile]	22
Swim/Sauna/Spa (combo entry) Concession	[Turnstile]	22
Swimming Pools < 40kL	[General Fees]	36
Swimming Pools < 40kL per application	[Construction Certificate]	34
Swimming Pools > 40kL	[General Fees]	36
Swimming Pools > 40kL per application	[Construction Certificate]	35
Swing or hoist goods over road	[Section 68 of the LOCAL GOVERNMENT ACT]	42

T

Table Hire	[Indoor Sports Centre - Muswellbrook]	13
Technology Hire (e-readers, tablets, Daisy readers)	[Digital Readers]	25

Fee Name	Parent Name	Page
T [continued]		
Temporary Event - Food Preparation and Sales Application	[Shows and Events]	40
Tennis Courts (per court, per hour) – Day – Casual Hire	[Indoor Sports Centre Complex - Denman]	12
Tennis Courts (per court, per hour) - Day - Casual Hire (Seniors)	[Indoor Sports Centre Complex - Denman]	12
Tennis Courts (per court, per hour) - Day - Casual Hire(Juniors Under 18s)	[Indoor Sports Centre Complex - Denman]	12
Tennis Courts (per court, per hour) – Day – User Groups	[Indoor Sports Centre Complex - Denman]	12
Tennis Courts (per court, per hour) - Day - User Groups (Juniors Under 18s)	[Indoor Sports Centre Complex - Denman]	13
Tennis Courts (per court, per hour) - Day - User Groups (Seniors)	[Indoor Sports Centre Complex - Denman]	13
Tennis Courts (per court, per hour) – Night – Casual Hire	[Indoor Sports Centre Complex - Denman]	13
Tennis Courts (per court, per hour) - Night - Casual Hire (Juniors Under 18s)	[Indoor Sports Centre Complex - Denman]	13
Tennis Courts (per court, per hour) - Night - Casual Hire (Seniors)	[Indoor Sports Centre Complex - Denman]	13
Tennis Courts (per court, per hour) – Night – User Groups	[Indoor Sports Centre Complex - Denman]	13
Tennis Courts (per court, per hour) - Night - User Groups (Juniors Under 18s)	[Indoor Sports Centre Complex - Denman]	13
Tennis Courts (per court, per hour) - Night - User Groups (Seniors)	[Indoor Sports Centre Complex - Denman]	13
Test Fee – 20, 25 and 32mm service @ 4 Flow Rates	[Test Fee]	32
Test Fee – 20, 25 and 32mm service @ 6 Flow Rates	[Test Fee]	32
Test Fee – 40mm service @ 4 Flow Rates	[Test Fee]	32
Test Fee – 40mm service @ 6 Flow Rates	[Test Fee]	32
Test Fee – 50mm and greater	[Test Fee]	32
Testing Max/Min Pressure supplied (at property service line only)	[Water Flow/Pressure Investigation]	32
The fee payable for the lodgement of a certificate on the planning portal	[Other]	35
The Hive Co-Working Space - Dedicated Desk per month	[Muswellbrook Training Centre of Excellence]	18
The Hive Co-Working Space - Hot Desk per day (> 3hrs)	[Muswellbrook Training Centre of Excellence]	18
The Hive Co-Working Space - Hot Desk per hour (up to 3hrs)	[Muswellbrook Training Centre of Excellence]	18
Thiosulphate	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Third Party Works Impacting Road Reserves	[S138 Roads Act - Road Opening Permit]	20
Three or more Bedroom dwelling	[Open Space Recreational Sporting Facilities]	48
Three or more Bedroom dwelling	[Community Facilities]	49
Three or more Bedroom dwelling	[Stormwater Management]	49
Three or more Bedroom dwelling	[Transport Facilities]	49
Three or more Bedroom dwelling	[Plan Management Administration]	49
Tin	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Total Dissolved Solids (TDS)	[Excess Mass Charges for Category 3 Discharges - per kg]	45
Tourism Facilities	[Tourist Development]	48
Towing Fee	[Impounded Vehicles]	47
Tractor Tyre	[Tyres - off Rims]	28
Traffic Management Bond Administration Fee	[Security Bonds]	21
Training	[DHB - Melt Equipment & Consumables]	18
Training nights and club events	[Swimming Club]	23
Training Room 1- 60 pax (Theatre) per day (>3 hrs)	[Muswellbrook Training Centre of Excellence]	18
Training Room 1- 60 pax (Theatre) per hour (up to 3 hrs)	[Muswellbrook Training Centre of Excellence]	18
Transfer an approval to a new discharger with the same conditions at the same premises	[Applications]	44
Transfer location at owners request (includes raising service) – Residential/Industrial/Commercial	[Transfer location at owners request]	32
Transport using vehicle per hour (Ranger Vehicle)	[Stock Impounding]	47
Treated timber – contaminated, painted or mixed with other materials (per tonne)	[Timber, Timber Pallets]	28

T [continued]

Treatment incurred during impoundment (i.e. necessary grooming, worming, bathing)	[Impounding Fees]	46
Trestle Table 750 x 1800mm	[Stage, PA System, Table & Chair Hire]	10
Truck Tyre	[Tyres - off Rims]	28
Truck Tyre	[Tyres - on Rims]	28
Two Bedroom	[Open Space Recreational Sporting Facilities]	48
Two Bedroom	[Community Facilities]	49
Two Bedroom	[Stormwater Management]	49
Two Bedroom	[Transport Facilities]	49
Two Bedroom	[Plan Management Administration]	49

U

Uncollected Work Storage Fee Per Day	[Muswellbrook Regional Art Centre]	12
Underground Petroleum Storage Systems	[Environmental Health Inspections]	41
Up to \$5,000	[If the original estimated cost of the development was:]	38
Up to \$5,000	[If the original estimated cost on the DA was:]	38
Up to 120 sheets	[Binding Documents (A4 only)]	25
Up to 240 sheets	[Binding Documents (A4 only)]	25
Up to 3 hours	[Seminar Room]	14
Up to 3 Hours	[DHB STEM Innovation Lab]	15
Up to 3 Hours	[DHB Meeting Room]	15
Up to 3 Hours	[DHB Foyer]	16
Up to 3 hours – Visitor & Business use	[Library Meeting Room 1]	14
Up to 65 Sheets	[Binding Documents (A4 only)]	25
Uranium	[Excess Mass Charges for Category 3 Discharges - per kg]	46
Urgency Fee for Section 10.7 (2) in addition to above	[Planning Certificates]	40
Use of Community Land (engaging in trade or business busking etc)	[Section 68 of the LOCAL GOVERNMENT ACT]	42
Use of Sporting Fields, Parks & Reserves by Fitness Trainers – 12 month Licence Agreement	[Regular Users - per registered player - per season]	21
Use of Sporting Fields, Parks & Reserves by Fitness Trainers – 6 month Licence Agreement	[Regular Users - per registered player - per season]	21

V

Vaccination (all dogs are vaccinated)	[Impounding Fees]	46
Vaccinations	[Rescue Agencies]	47
Vans, utilities, trailers	[Domestic Mixed Waste]	30
Vans, utilities, trailers	[Domestic Green Waste]	31
Vehicles up to and including 3 Tonne	[Issue of Weighbridge Certificate]	30
Veterinary Treatment	[Impounding Fees]	46
Viola Bromley Art Prize	[Muswellbrook Regional Art Centre]	12

W

Water Analysis Samples	[Regulated Premises, Public Swimming Pool and Spa Inspections (water quality)]	42
Water Consumption	[Hire of Metered Hydrant]	33
Water Headworks – all areas (per ET – equivalent tenement)	[Sewer and Water Headworks]	33
Water Supply, sewerage and stormwater drainage work	[Section 68 of the LOCAL GOVERNMENT ACT]	42
White Plastic Chair	[Stage, PA System, Table & Chair Hire]	10
Within Muswellbrook Shire Libraries	[Holds and Reservations]	25
Works Enabling Deed	[S138 Roads Act - Road Opening Permit]	20
Works on Road Reserve - Located within CBD - General Bond	[Security Bonds]	21
Works within Road Reserve - Location other than CBD - General Bond	[Security Bonds]	21
Worm Farms	[Environmental Products]	41

Y

Yellow Lid 240L Bin	[Replacement of Damaged/Lost Wheelie Bin]	26
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Z

Zinc	[Excess Mass Charges for Category 3 Discharges - per kg]	46
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Other

\$1,000,001 – \$10,000,000	[General Fees]	34
\$1,000,001 – \$10,000,000	[If the original estimated cost of the development was:]	38
\$1,000,001 – \$10,000,000	[If the original estimated cost on the DA was:]	39
\$100001 – \$200000	[Estimated cost of development]	49
\$250,000 – \$500,000	[If the original estimated cost on the DA was:]	38
\$250,001 – \$500,000	[General Fees]	34
\$250,001 – \$500,000	[If the original estimated cost of the development was:]	38
\$5,001 – \$250,000	[If the original estimated cost of the development was:]	38
\$5,001 – \$250,000	[If the original estimated cost on the DA was:]	38
\$5,001 – \$50,000	[General Fees]	34
\$50,001 – \$250,000	[General Fees]	34
\$500,001 – \$1,000,000	[General Fees]	34
\$500,001 – \$1,000,000	[If the original estimated cost of the development was:]	38
\$500,001 – \$1,000,000	[If the original estimated cost on the DA was:]	39
< \$100000	[Estimated cost of development]	49
>\$200000	[Estimated cost of development]	49