



## HUNTER'S HILL COUNCIL

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28 October 2021

Ms Carmel Donnelly  
Chairperson  
Independent Pricing & Regulatory Tribunal  
PO Box Q290  
QVB POST OFFICE NSW 1230

Email: [localgovernment@ipart.nsw.gov.au](mailto:localgovernment@ipart.nsw.gov.au)

Dear Ms Donnelly

### **Notification of Intent to Apply for a Special Variation to Rates**

Council is advising IPART of its intention to submit an application for a Special Variation to Rates for the 2022-23 year under 508(2).

At a Council Meeting held on 18 October 2021 the following recommendation was adopted:

1. That Council apply to IPART for a Special Variation to Rates outlining Option 2 as the preferred scenario.
2. That Council notify property owners of Council's decision in relation to the application.
3. That the Long-Term Financial Plan (LTFP) and Asset Management Plan be updated to reflect the new rating option.
4. That Council note the Levels of Service for renewal of assets as outlined in this report and in Council's Resourcing Strategy – 10 Year Asset Management Plan.
5. That Council's Long-Term Financial Plan for FY2022-23 include scenario analysis for loan finance options to fund the difference between Options 2 and 3.

Option 2 will see an increase to rates and includes permanently retaining existing special variations in the rate base with an additional 9.53% and the annual 2.5% statutory rate peg increase to improve roads, footpaths, environmental management, playgrounds, kerbs and gutters, seawalls and parks and reserves. Please note that the total advertised percentage increase, including existing SVs and the rate peg will be 24.01% above the rate base. This will see a weekly increase to the average rate of approximately \$3.50 and an annual increase to the average rate of approximately \$180.00.

In order for Council to be financially sustainable into the future we need to address the long-term deficit on the operational budget and reduce the asset maintenance backlog. Option 2

will see an improvement to our levels of service for our assets. It will also reduce the asset backlog to 5.5m by 2030-31.

Council has met with IPART to discuss its rating strategy. In following IPART's guidelines Council has comprehensively engaged with Councillors and the broader community, which consisted of telephone and online surveys, as well as social and print media distribution.

Impacts on ratepayers has been considered and ratepayers have a number of options available to them if they face any financial hardship.

Should you require any further information, please do not hesitate to contact me either via email: [REDACTED]

Yours sincerely

[REDACTED]

Nick Tobin  
Acting General Manager