

Author name: E. Hoskins

Date of submission: Tuesday, March 15, 2016

Submission:

From: ELEANOR HOSKINS [REDACTED]

Sent: Saturday, 12 March 2016 1:30 PM

To: IPART Mailbox

Subject: Special Rate Variation Assessment - Clarence Valley Council

Please find attached letter regarding the above application by the Clarence Valley Council for a Special Rate Variation. As a Senior Aged Pensioner I feel I must be against any rate rise, especially for the Single Aged Pensioner. We have accepted the recent rate rise due to the installation of sewerage in our area, but can no longer afford continued increases. In 2013 our NSW State Valuation for our area actually decreased, but our rates have increased. Obviously there needs to be scrutiny on expenditure to assess whether it is possible to remain within budget.

(Mrs) Eleanor A. Hoskins - [REDACTED]

Sent from Windows Mail

[REDACTED]
[REDACTED]

12th March, 2016.

The Administrator,

IPART,

P.O. Box K35,

HAYMARKET POST SHOPS, NSW 1240la

Dear Sir/Madam,

Re: Special Rate Variation - Clarence Valley Council –

My husband and I are aged pensioners, and have lived [REDACTED] [REDACTED] for nine years now. Originally from Western Australia, we have lived most of our eighty years on the Gold Coast, and had our best years there before the population explosion created traffic problems, water, and other services problems. As long time member of surf lifesaving the beaches were the attraction.

We have been only wage earners, but have travelled on a budget to many countries, so have been able to observe. Travelling frequently back to Western Australia, with the beautiful roads, trains, and prolific pathways and bikeways, we know what can be achieved when one doesn't live with floods.

Just about everyone who resides within the Clarence Valley Council area appreciates the problems associated with floods, and the continued problems associated with upkeep of the many roads and the bridges with access to the many of the 100 islands.

HOWEVER – most of us cannot afford another Rate rise.

In Iluka and Yamba we have seen the installation of sewerage over the last two years, eventuating in a rate rise. We appreciate that it had to be done – with so many back yards with fishing boats, the thought of fish rubbish and sewerage swirling around in a flood was non-acceptable.

Our Notice of Valuation decreased \$21,000 from July 2010 to July 2013 - Previously it was zoned as Low Density Residential, and in 2013 – Residential. **Our rates still continue to rise.**

Our home hasn't gained in valuation, despite money spent on improvements on home and large yard.

Statistics given on our recent home valuation exercise:

Demographics: Age of Polulation in Iluka (2011)

Largest group of residents - 60 to 69 years

Second largest “ “ 50 – 59 years

Third largest “ “ “ 70 – 79 years

Housing – Household Income – Iluka - Weekly (2011)

Largest portion - \$300 - \$599

Couples without kids in Iluka: 62%

-2-

OUR LOCAL CLARENCE VALLEY COUNCIL & COUNCIL EMPLOYEES:

The Ratepayers may feel that there is a lack of coordination existing. On the day of the vote by Councillors for the Rate Rise, two Councillors voted against it, and three were missing from the meeting.

One of the previous Councillors has suggested in the local paper that there needs to be more transparency, but that he would vote for a rate rise if given a satisfactory reason.

ONE GETS THE IMPRESSION FROM N.S.W. STATEWIDE COUNCILS (per TV News Reports of Conflict) THAT THERE MAY BE A NEED FOR A STATE ADVISORY GROUP FOR COUNCILS, WITH EXPERTISE IN ECONOMICS

The Ratepayers are unaware as to the percentage of Council staff that are on Contract arrangements with termination clauses. The modern day dilemma of being sued does not go away, but certainly adds to the insurance cost.

SINGLE PENSIONERS CANNOT AFFORD A RATE RISE & NEED TO STAY IN THEIR OWN HOME:

“Courier-Mail” - Queensland Newspaper – Tuesday March 1st, 2016 – Page 14.:

“Seniors stay in their own homes as aged care entry delayed

Older Australians are spending less time living in aged care homes despite their longer lifespan. Financial factors and a growing use of home care options have pushed the average age of entry into residential aged care to 83, and experts believe it will continue to rise.”

CLARENCE VALLEY COUNCIL WILL NEED TO BALANCE THE BOOKS FOR THE NEXT 5 – 10 YEARS – EVENTUALLY THERE SHOULD BE AN INCREASE OF POPULATION:

Currently Pacific Highway is being upgraded from Coffs Harbour to Ballina.

Additional population will move to live here in the Clarence Valley for the following reasons:-

Large blocks of residential land in the central Iluka village – space for caravans and boats

Iluka has pristine surf beaches and Clarence River providing fish and prawns.

Iluka has a Golf Club, and Bowls Club, and over thirty various sporting and activity groups to belong to

Most don't want to live anywhere else. The firstborn man in Iluka is now over 90 years and still here.

No traffic lights. In flat Iluka one can ride their bike to the local “IGA” Supermarket. For Picture Theatre and Shopping complex one can drive to Yamba. Medical is at Maclean.

NBN may eventually come – already in the CVC area.

CARBON TAX: Unfortunately our Clarence Valley Council adopted a most successful rubbish removal and recycling, however, Commonwealth Government changes meant that they lost out on carbon tax credits.

In closing attached hereto is a copy of "West Australian" newspaper – "The Weekend West" – New Homes Supplement – page 30 ... 28th/29th November, 2015.

The Granny Flat comes of age (The WA Government now allowing people to have granny flat in yards & rent)

Yours faithfully,

.....

(Mrs.) Eleanor Hoskins

Att.