

To/. **IPART**

29<sup>th</sup> June 2017

From :- Michael and Jennifer **DADY**

Subject:- **Mid Coast Council Rates**

We write in regards to M.C.Councils application for a Special Rate Variation (SRV) of 28.5% rate increase over 4 years. We find this application incredible in the fact that when the amalgamation of Great Lakes, Taree, and Gloucester Councils took place it was understood that there would be no rate rises over the normal increases of approximately 3.8%, and that this would apply to all amalgamations until such time as a democratically elected councils were elected by the rate payers, this election does not take place until Sept 2017. The fact that we amalgamated at all was a surprise, as Great Lakes Council was one of a few councils that came out with flying colours on administration of its area (with a positive bank balance) and thus had no necessity to amalgamate, so one can only assume that some questionable deal was done to bring in councils of not such good admin, with all their roads and bridges in disrepair.

so we ask:-

- 1/. How does MCC get special consideration to apply for an SRV when it has no elected councillors, just an Administrator, (an ex-politician I am told)?? So we the ratepayers have no elected representatives representing us!!
- 2/. The Act was mysteriously changed to exempt MCC from the Act which restricted councils from applying for rate increases for 4 years!
- 3/. Here in North Arm Cove there has been no discussion regarding the current SRV proposal, by anyone from the MCC, or NSW government representatives. In fact I have not of heard any area locally (Tea Gdns, Hawks Nest, Pindimar, Bundabah, and all stops W, S, E, and N,) being informed by a meeting called by the MCC administrator or his cohorts. We find this, like being treated as Mushrooms.
- 4/. We read that a survey conducted by MCC, found that 20% of ratepayers could afford the rise proposed, that 55% would be burdened, and in MCC thinking that meant 75% could afford a rise, then round it up to nearest 10% making it 80% could afford to pay the increase. **We now believe we are Mushrooms**
- 5/. It turns out that in February 2017, MCC realised that the Act precluded them from applying for an increase. MCC, miraculously found savings and indicated that an increase would not be necessary, - so we are told.

Here in North Arm Cove we have NO Town Water, we harvest our own water from our roof, we have NO Town Sewage, we have to collect it in a tank, then pay for a tanker to pump it out, we have NO doctor for 15kms, hospital 70kms, shops 15kms, supermarket for cheaper prices are 40kms, public transport??? wots dat! We now have no wildlife like we did when we moved here in 2001, dogs, development, and 4WD's have put paid to the visits by various animals for a crust of bread or like.

We are now having a 'live-in' shed built across the road (in lieu of a house), with council approval by all accounts, **but not an elected council, just an administrator.** (Mates rates maybe)

Our Council Rates over the last 4 years have been between \$2000 and \$2200 (land only, no water rate) the only reason they have remained reasonably steady, is from the devaluation of our Land Value (LV) since the massive hike in 2006. Our LV since we moved to North Arm Cove in 2001 is as follows:-

2001 -	\$121,000:	2002-	\$284,000:	2006-	\$546,000:
2009-	\$500,000:	2012-	\$424,000:	2015-	\$345,000:

Yours Truly

Michael and Jennifer Dady