



AGENDA

Tuesday 18 November 2025
Annual General Meeting

WEBSITE: www.wtc.tas.gov.au

WEST TAMAR COUNCIL

PO Box 16
RIVERSIDE TAS 7250

Council Chambers
BEACONSFIELD TAS 7270

13 November 2025

To ALL COUNCILLORS

Dear Councillor

I wish to advise that the Annual General Meeting of the West Tamar Council will be held at the Windsor Community Precinct, 1 Windsor Drive, Riverside on Tuesday 18 November 2025 at 11:30 am.



Kristen Desmond
Chief Executive Officer

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ACKNOWLEDGEMENT OF COUNTRY

I would like to begin by acknowledging and paying my respects to the *leterremairrener* and *pangerninghe* Aboriginal people, the Traditional Custodians of the land on which we are gathered today.

I would like to pay my respects to their Elders, past, present and acknowledge all Aboriginal and Torres Strait Islanders here today, also paying my respects to your Elders, past, present and emerging.

PUBLIC ATTENDANCE

Attendees are reminded that Council Meetings are a place of work for staff and Councillors. Council is committed to meeting its responsibilities as an employer and as host of this public forum, by ensuring that all present meet expectations of mutually respectful and orderly conduct. It is a condition of entry to this meeting that you cooperate with any directions or requests from the Chairperson or Council officers.

The Chairperson is responsible for maintaining order at Council Meetings. The Chief Executive Officer is responsible for health, wellbeing and safety of all present. The Chairperson or Chief Executive Officer may require a person to leave Council premises following any behaviour that falls short of these expectations. It is an offence to hinder or disrupt a Council Meeting.

Public attendees are requested to register their attendance prior to entering the meeting.

AUDIO RECORDINGS OF COUNCIL MEETINGS

Council reminds attendees that this meeting will be audio recorded as provided for by Regulation 43 of the *Local Government (Meeting Procedures) Regulations 2025*.

Council also resolved in June 2025 to adopt a new Audio Recording and Minutes Policy which sets out Council's policy in relation to the recording of Council meetings.

A copy of the recording of the open session of the meeting will be placed on Council's website as soon as practicable but no later than 5 business days after the meeting. The recording does not replace the written Minutes and a transcript of the recording will not be prepared. The Minutes of a meeting, once confirmed, prevail over the audio recording of the meeting.

A copy of the recording of a Council meeting is to be retained by Council for at least a period of 2 years from the date of a meeting and may be deleted after that period has expired;

Unless expressly stated otherwise, West Tamar Council claims copyright ownership of the content of recordings of Council meetings ("the Recordings").

The Recordings may not be uploaded, displayed, transcribed and/or reproduced without the written permission of the Chief Executive Officer for the express purpose proposed.

Council reserves the right to edit Recordings to remove any information that would, or is likely to, place the safety of a person at risk if the recording is published, is, or is likely to be defamatory, contains offensive material or is, or is likely to be, unlawful.

Any Recordings that have been edited to remove any part of the meeting in line with the above reasons will include a statement at the commencement of the recording to the effect that the recording of the meeting has been edited and the reason for that edit.

1 PRESENT

1.1 Present

1.2 In Attendance

1.3 Apologies and Leave of Absence

Apology - Cr Caroline Larner

2 CONFIRMATION OF MINUTES

2.1 Confirmation of Minutes of Meeting held 19 November 2025

ATTACHMENTS: 1. [2.1.1] 2024-11- Annual- General- Meeting- Minutes- Unconfirmed

RECOMMENDATION

That the Minutes of Council's Annual General Meeting held on 19 November 2024 numbered 24/134 to 24/137 as provided to Councillors be received and confirmed as a true record of proceedings.

DECISION

Moved:

Seconded:

VOTING

For:

Against:



MINUTES

Tuesday 19 November 2024 Annual General Meeting

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I would like to pay my respects to their Elders, past, present and acknowledge all Aboriginal and Torres Strait Islanders here today, also paying my respects to your Elders, past, present and emerging.

PUBLIC ATTENDANCE

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The Chairperson is responsible for maintaining order at Council Meetings. The Chief Executive Officer is responsible for health, wellbeing and safety of all present. The Chairperson or Chief Executive Officer may require a person to leave Council premises following any behaviour that falls short of these expectations. It is an offence to hinder or disrupt a Council Meeting.

Public attendees are requested to register their attendance prior to entering the meeting.

AUDIO RECORDINGS OF COUNCIL MEETINGS

Council reminds attendees that this meeting will be audio recorded as provided for by Regulation 33 of the *Local Government (Meeting Procedures) Regulations 2015*.

Council resolved in January 2023 that all meetings of the Council shall be digitally recorded as provided for by Regulation 33 of the *Local Government (Meeting Procedures) Regulations 2015*. This only applies to formal Council meetings (ordinary meetings, special meetings and Annual General meetings) and does not apply to closed sessions of Council or Committees of Council.

A copy of the recording of the meeting will be placed on Council's website as soon as practicable after the meeting along with the draft Minutes. The recording does not replace the written Minutes and a transcript of the recording will not be prepared. The Minutes of a meeting, once confirmed, prevail over the audio recording of the meeting.

A copy of the recording of a Council meeting is to be retained by Council for at least a period of 6 months from the date of a meeting and may be deleted after that period has expired;

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The Recordings may not be uploaded, displayed, transcribed and/or reproduced without the written permission of the Chief Executive Officer for the express purpose proposed.

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**ANNUAL GENERAL MEETING
Tuesday 18 November 2025**

**ANNUAL GENERAL MEETING
Tuesday 19 November 2024**



1 PRESENT

1.1 Present

Mayor Cr Christina Holmdahl
Deputy Mayor Cr Jess Greene
Cr Joy Allen
Cr Lynden Ferguson
Cr Richard Ireland
Cr Geoff Lyons
Cr Josh Manticas
Cr Rick Shegog
Cr Julie Sladden

1.2 In Attendance

Michelle Riley
David Gregory
Richard Heyward
Eleanor Moore
Tom Chalmers
Simon Tennant
Tiffany Heys
Alice Gregory
Baden Brown
Mark Brown
Rebecca Kirkland
Kirstin Seaver
Geoff Dickinson
Peter Kearney

Acting Chief Executive Officer
Director Corporate & Community
Director People, Culture & Governance
Executive Assistant to the CEO
Governance Officer
Media & Communications Officer
Team Leader - Planning
Youth Mayor

1.3 Apologies and Leave of Absence

Kristen Desmond
Dino De Paoli
Bob Richardson

Chief Executive Officer
Director Infrastructure & Works

2 CONFIRMATION OF MINUTES

2.1 Confirmation of Minutes of Meeting held 21 November 2023

RECOMMENDATION

That the Minutes of Council's Annual General Meeting held on 21 November 2023 numbered 119/23 to 121/23 as provided to Councillors be received and confirmed as a true record of proceedings.

Minute No. 24/134

DECISION

Moved: Cr Lyons

Seconded: Cr Sladden

That the Minutes of Council's Annual General Meeting held on 21 November 2023 numbered 119/23 to 121/23 as provided to Councillors be received and confirmed as a true record of proceedings.

VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Greene, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas, Cr Shegog and Cr Sladden

Against: Nil

CARRIED UNANIMOUSLY 9/0

3 CHIEF EXECUTIVE OFFICER'S DECLARATION

"I certify that with respect to all advice, information or recommendation provided to Council with this agenda:

1. the advice, information or recommendation is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation;
2. where any advice is given directly to council by a person who does not have the required qualifications or experience that person has obtained and taken into account in that person's general advice the advice from an appropriately qualified or experienced person; and
3. a copy or written transcript of the advice received has been provided to council."



Kristen Desmond
CHIEF EXECUTIVE OFFICER

"Notes: Section 65(1) of the *Local Government Act 1993 (Tas)* requires the General Manager to ensure that any advice, information or recommendation given to the council (or a council committee) is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation. Section 65(2) forbids council from deciding any matter which requires the advice of a qualified person without considering that advice."

At West Tamar Council, the title Chief Executive Officer is a term of reference for the General Manager as appointed by Council pursuant to section 61 of the *Local Government Act 1993 (Tas)*. For the avoidance of doubt, Chief Executive Officer means General Manager for the purposes of the *Local Government Act 1993 (Tas)* and all other legislation administered by or concerning Council.

4 ANNUAL REPORT 2023/2024

4.1 Annual Report 2023/2024

REPORT AUTHOR: Chief Executive Officer - Kristen Desmond

REPORT DATE: 13 November 2024

ATTACHMENTS: 1. [4.1.1] Annual Report 2023-24

RECOMMENDATION

That the Annual General Report for the financial year 2023/2024 is received and noted.

Minute No. 24/135

DECISION

Moved: Mayor Cr Holmdahl

Seconded: Cr Lyons

That the Annual General Report for the financial year 2023/2024 is received and noted.

VOTING

For: Mayor Cr Holmdahl, Deputy Mayor Cr Greene, Cr Allen, Cr Ferguson, Cr Ireland, Cr Lyons, Cr Manticas, Cr Shegog and Cr Sladden

Against: Nil

CARRIED UNANIMOUSLY 9/0

5 SUBMISSIONS TO THE 2023/2024 ANNUAL REPORT

Nil

UNCONFIRMED

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6 MOTIONS

S72B of the Local Government Act 1993 states:

72B Annual General Meeting

- (5) *A motion at an Annual General Meeting is passed by a majority of votes taken by a show of hands or by any other means of ascertaining the vote the council determines.*
- (6) *A motion passed at an Annual General Meeting is to be considered at the next meeting of the council.*

6.1 Motion - V Wilkinson, Grindelwald - Light Pollution

MOTION

Moved: V Wilkinson

That the West Tamar Council develop lighting guidelines and policies that reduce light pollution wherever possible while complying with AS/NZS 1158 standards.

Minute No. 24/136

DECISION

Moved: Peter Kearney

Seconded: Cr Shegog

That the West Tamar Council develop lighting guidelines and policies that reduce light pollution wherever possible while complying with AS/NZS 1158 standards.

VOTING

CARRIED 9/6

Peter Kearney left the meeting at 11.45am

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6.2 Motion - M Brown, Norwood on behalf of B Brown, Legana - Stormwater Upgrade

MOTION

Moved: M Brown

That the West Tamar Council take immediate action to allocate funding in the current budget, for the provision or total upgrade to the storm water network that the West Tamar Council manages, to avoid any future flooding of his said property and the 6 other properties known to be impacted by flooding also.

Minute No. 24/137

DECISION

Moved: Mark Brown

Seconded: Baden Brown

That the West Tamar Council take immediate action to allocate funding in the current budget, for the provision or total upgrade to the storm water network that the West Tamar Council manages, to avoid any future flooding of his said property and the 6 other properties known to be impacted by flooding also.

Cr Shegog called Point of Order at 11.53am

VOTING

CARRIED UNANIMOUSLY 14/0

7 GENERAL BUSINESS

Mr Geoff Dickinson, Beauty Point

Statement: Thank you for allowing me to come forth with my thoughts again. Mug and Ratbag. I am one, and both, of these. I also call myself a sage, sometimes genius and often imprudent. I have aphantasia. I think in process. We are all neurodivergent in some way. It is to each, our gift, as our flaws to others are also our gifts. Perspective and context matter - stupidity is in the eye of the beholder. I intend to use Australian vernacular, in a C J Dennis, larrikin, kind of way.

In some perspectives and contexts, it can be said that the members of West Tamar Council are mugs and ratbags. I am sure that each of you has said to yourself when confronted by an obsessional citizen or ratbag, "I really am a mug for taking on a role in service to community when we have to deal with ratbags". Then again, Councillors are sometimes sages and geniuses.

At this point I would like to just put in there, since Peter Kearney is here, for 20 years I've been coming to Council meetings I feel that he was a major force in the development of that school in Legana and I personally thank him for that.

West Tamar performance for 2023-2024. West Tamar Council has always been to me an example for other Tasmanian Councils to aspire and emulate. This past year's efforts and achievements from the Council have surpassed previous performances. Well, to this mug anyway.

The ratbag in me is over the hoops with gratitude when he reads the financial management indicators; pages xiv to xvii in the annual report. And the renewed administration management has certainly revitalised community engagement.

My observations on the current Council's performance, a performance for the general citizenry which has progressed forward year by year to be that of responsibility and a beacon for many other councils. No council can be perfect, but they can be effective as well as efficient.

I prefer effective leaders for our West Tamar tribe in the maelstrom of conflicting thoughts and beliefs in society. It is rare for any form of logic to satisfy an obsession. There is a built-in storm in the separation of governance and administration roles within a council. A balance which I consider has become unbalanced towards administrations over time.

Shiny arses of administration can become influenced by dated education, regulations that are due for modification, either stronger or weaker, professional fashion and personal attitudes. Making rulings that administration view as needing perfection, whereby, I prefer pragmatism as to intent and pareto outcomes from black letter of policy.

As an aside, policy is nothing more than one group imposing their thoughts on others for an easier life for their group. There should always be marginal variations that can make for more acceptable outcomes for all.

The mug in me is concerned with some aspects of the interface between elected councillors and Council's administrative staff. This role is defined by the State Government, and bureaucrats, as local Governments are not constitutionally recognised. Ratbaggery.

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Administrations tends to believe that they are the people's agent where, in fact, Councillors are the elected agents of the citizens. No council can be perfect, but they can be effective as well as efficient.

Administrators can feel safe by interpreting their task as being to achieve perfection in by-laws and decisions. I prefer pragmatism to perfection when such interpretations of by-laws can nearly always be at least partially countermanded by another by-law. Administration mugs often believe they have to be perfectionists and leave the heat and blame for the ratbag councillors to suffer. Pragmatism is far superior. A definite ratbag statement from me.

As this is an AGM, I generally pass my observations on the total Council's performance, a performance for the general citizenry which has progressed forward year by year to be that of improving responsibility and social contract, an example for many other councils. The financial reports satisfy the State's Auditor General and the governing structures and reporting sure look to be improving. Thank you. There is also good stuff before the financials in the Annual Report that relate to operations. Am I a ratbag, or a mug, for thanking you?

As for KPIs, the ultimate outcome for any KPI is to marginalise someone's ethics. Is there a KPI for final approval of occupation after final submission? It seems that this could be a timely issue for improvement.

Local Governments in Tasmania are in a political gun of State Government over the intent to remove or supplant local planning approvals with a Development Assessment Panel concept. Talk about ratbagery.

Is this not just about developers gaining access to an easier process or could it be a wedge to ultimately force mergers on some Councils by removing part of their role in society? I trust the Property Council and some developers far less than I trust lawyers, accountants or local government councillors. What kind of mugs do they think the populace is.

Development Assessment Panels ultimate outcome will be to increase land banks for developers, not to increase housing now. Maybe we have mugs for all our politicians, or then again, we may have ragbag bureaucrats gaining power and featherbedding shiny arses. Maybe both.

I give you a ratbag way to build more houses. Reduce building excessive civil engineering and commercial building and divert the labour released into house construction. Sizeably reduce migration for a period. Tradies and materials will become available, houses can be constructed. Developers can use the landbanks they already have to build houses, now. They just want more, better and different ones to add to their land banks.

Organic growth is successful. Pragmatism, resilience and prudence please. In political affairs reality is surprisingly elusive.

Finally, gratitude to all. L'heim -to life.

Caroline Larnier, Gravelly Beach

Question 1: Further to the resignation of the former General Manager, there's been a formal investigation of workplace culture at this Council, which now boasts a \$60,000 annual expenditure to address the issue as I understand it, the cultural officer or whatever that cultural oversight is. However, despite this ongoing cost, which I believe should not be necessary under expected professional management standards, I understand

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that there's currently an ongoing high rate of turnover of permanent staff and resulting financial blowout of labour hire costs, and I'd be interested in what those figures are, wondering why they're not in the Annual Report?

Response: *I'll take any questions from you at today's meeting on notice, Ms Larner, and it can be discussed at the next Council meeting.*

Question 2: What is the current annual increase, in dollar and percentage terms, of this Council's operating workforce salaries at a time when workplace culture reforms should be fostering a happy place in continuing worker permanency?

Question 3: So these matters raise important questions about gross expenditures of ratepayer funds, just previous to the time when this Council has increased annual rates at a percentage rate more than any other Northern Tasmanian council. The current council manager has enacted a number of new policies, I believe, not confirmed, at the instigation of the Mayor herself which have had the effect of banning public critical analysis of this Council and/or Councillor conduct.

Cr Manticas called a point of order at 12.08pm

Which now includes banning a member of the public from attending Council's public meetings. Despite this person's sometimes abrupt, dyslexic, neurodivergent mannerisms, this ratepayer has displayed a gift...

Cr Shegog called a point of order at 12.09pm

Question 4: With regards to the Legana Development, which I congratulate the Council on for securing the funding and having a major development underway. Just by observation, it's a personal insight, as to how the Council can justify a footpath to nowhere perceivably from the southern end of the new bus parking bays outside the new school into the industrial zone, as well as on the other side of the substantial roundabout to presumably service as yet unbuilt potential subdivisions, when long-standing residential areas of Paper Beach, Gravelly Beach and Beaconsfield receive no such essential infrastructure.

Response: *Ms. Larner, the footpath is a part of the duplication of the West Tamar highway, and it's funded by State Government.*

Question 5: I understand that there's been a Federal Government alteration to the grants percentage contribution to Tasmania's...

Cr Shegog called a point of order at 12.10pm

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Graeme Hay, Beauty Point

Read by the Acting Chief Executive Officer, Michelle Riley, on Mr. Hay's behalf

Question 1: Its now 1 year since Mr Vos resigned we the rate payers see him in his final year after RESIGNING being paid a total \$623'000.00, Under his management from 2018 to end 2023 clearly supported by the some if not all of the councillors , rate payers have seen legal coats rise by a whopping 800% and insurance cost by 290%, with worker comp Insurance increasing by almost 200% and Employee costs by 44%. I have from very reliable sources that it was the MAYOR who personally negotiated Mr Vos's settlement AFTER he had resigned he was NOT Fired...

Cr Manticas called a point of order at 12.12pm

Response: *I will not go any further with this question as it was answered at last year's AGM.*

Question 2: At todays ordinary meeting I asked a question about the expenditure of \$60'000.00 for Culture Development and the answer from the Mayor is –

The expenditure referred to was incurred in financial year 2022-23 as noted on page xv (note 3.5) - Organisational development / cultural reform of the Annual Report 2023/2024 and was likewise reported in Council's Annual Report 2022/2023. The expenditure was primarily incurred for the engagement of an external workplace culture consultant to assist West Tamar Council navigate the transitional challenges driven by a period of significant organisational change.

Given the expenditure (\$60'000.00) on "cultural development" Am I correct that the Work Force numbers on stress or mental health leave, some of them have been very loyal and diligent employees with impeccable integrity, is now the highest number ever, even after the Smithy report, can we be informed as to this number or percentage of staff on leave? To replace those employees on stress or mental health leave has the West Tamar Council now replace them by Labour hire from for example Skilled Engineering ?

Response: *There are no West Tamar Council staff on stress leave or mental health leave. Given that, the answer to the second part of the question is redundant.*

Question 3: The WTC raised the rate by 5.7% , some councillors with clearly in touch and with a better knowledge of the financial hardships across the community in objected to this rise in rates why was this rise need when at the end of the financial reporting period the WTC has a total of \$6'968'00.00 cash and short term deposits available ?

Response: *The premise of the question is not correct as Councillors unanimously voted to approve the 24/25 Estimates and Rates and Charges at the June Ordinary Council meeting. According to the minutes, the vote was 9/0 with all Councillors present. The cash and short-term deposit figure is planned to accommodate the level of cash required to pay for upcoming operational and capital commitments. The cash and short-term deposit figure will fluctuate according to the time with these needs.*

Question 4: Even without the increase rates in 2024 the council had almost \$3'Million as an underlying surplus for Financial year ending 2023 are the Councillors of the view that rate payers are cash cows so they can say we the councillors are excellent money managers ?

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Response: *The Council does not believe that ratepayers are “cash cows”, Council is guided by a long-term financial planning framework that requires achieving a balance between meeting the service needs of our community, both now and in the future, and remaining financially sustainable for future generations. It is vitally important that all local governments remain in a solid financial position so that they are able to be resilient to fluctuating financial markets in what is widely regarded as a challenging fiscal environment.*

Question 5: *Have the Councillors got there priors wrong , I see grants to Private Companies and commercial for profit business where we see as rate payers a reduction in grants to the future generations the Youth Program being reduced by 26%.*

Response: *Again, the premise of this question is incorrect. The 26% reduction as listed in the Annual Report relates only to the provision of materials and services and does not convey the full investment made into West Tamar’s Youth Program. The overall investment increased from \$134,000 to \$147,000, an increase of 10%.*

Question 6: *I note that the payments to related parties has all most stopped, the Councillors had to wait for a New CEO too see this to happen, why when this is raised by an observing rate payer where these payments allowed to continue ?*

Response: *The premise of the question again is incorrect. Related party’s transactions have been disclosed per reporting requirements, and all purchases were at arm’s length, on normal terms and conditions, and were in the normal course of the Council’s operations.*

The statement supplied by Mr. Hay was rejected by the chair.

8 CLOSURE

There being no further business, the meeting closed at 12.17 pm.

UNCONFIRMED

3 CHIEF EXECUTIVE OFFICER'S DECLARATION

"I certify that with respect to all advice, information or recommendation provided to Council with this agenda:

1. the advice, information or recommendation is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation;
2. where any advice is given directly to council by a person who does not have the required qualifications or experience that person has obtained and taken into account in that person's general advice the advice from an appropriately qualified or experienced person; and
3. a copy or written transcript of the advice received has been provided to council."



Kristen Desmond
CHIEF EXECUTIVE OFFICER

"Notes: Section 65(1) of the *Local Government Act 1993 (Tas)* requires the General Manager to ensure that any advice, information or recommendation given to the council (or a council committee) is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation. Section 65(2) forbids council from deciding any matter which requires the advice of a qualified person without considering that advice."

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4 MAYOR'S MESSAGE - 2024/2025 ANNUAL REPORT

As Mayor, I am proud to present the West Tamar Council's 2024/25 Annual Report, highlighting our ongoing dedication to delivering quality infrastructure, services and community-centric programs for our residents over the past financial year.

And as a member of our local community, I can proudly say that the Council and its elected members have maintained their commitment to improving the quality of life for West Tamar residents while ensuring sustainable growth, financial security and ongoing development across the municipality.

This financial year, Council has delivered almost \$12 million in capital expenditure, an incredible achievement that reflects our considered and sustainable approach to asset management and ongoing investment in community infrastructure projects.

Of that amount, \$7.1 million was allocated to the renewal of existing assets, ensuring the continued serviceability of key Council infrastructure, while \$4.7 million was spent developing new and upgraded assets.

The past five years have been particularly challenging for local government. Ongoing concerns regarding cost of living pressures and the increasing cost of housing - particularly building new ones - has seen the spotlight fall on local and state governments to deliver savings to their communities, while continuing to provide stability and increased services to allow for towns and cities to grow and thrive.

It's a never-ending juggling act for councils - keeping rate rises to a minimum while maintaining or increasing the services they provide - all while remaining fiscally responsible and managing a bottom line in the black.

That's why it is encouraging to see from my perspective that once again West Tamar has recorded an underlying surplus of \$700,000 following a \$3.35 million surplus in 2023/24.

Being in a strong position financially allows Council to maintain a steady ship, while retaining the ability to ride out any unexpected storms that may lay off over the horizon.

In this year's Annual Report, there's a fascinating, informative infographic that outlines how Council spends each \$100 of ratepayer money it receives.

As an example, \$8.28 of that \$100 is spent on maintaining and upgrading our parks and reserves, \$23.90 is spent on local roads (including bridges, stormwater and street lighting), while a further \$14.05 is allocated to community services such as operating the Beaconsfield Mine & Heritage Centre, our community grants programs as well as the many wonderful cultural activities Council provides throughout the year.

I was fortunate over the past year to officiate at two community celebrations that collectively recognised the hard work and ingenuity of Council officers with the official opening of the \$2.5 million Legana Sports Oval and the \$2 million redevelopment of the Windsor Oval.

The Legana Oval project was funded by the West Tamar Council, with a \$400,000 contribution from the Education Department and its use is shared between the school community and the broader general public.

The community celebration, which included an official ribbon-cutting event, was held in February with hundreds of locals joining staff and local sporting groups for a day of fun-filled activities.

Three months later, Council again celebrated the unveiling of another redeveloped sporting facility with the official opening of the Windsor Oval in May.

It was certainly no secret that the oval had been plagued with drainage issues for a number of years due to the poor condition of the playing surface, specifically over the winter months.

The redevelopment of the Windsor Oval began in late 2024 with the purpose of delivering the best value playing surface in Northern Tasmania.

I believe that has been achieved, and all that hard work culminated in a grandstand opening that featured scores of young sporting stars and hundreds of eager-eyed fans at the official opening in June.

It must be said that while there are some in our community who question the amount of money allocated to sporting grounds in our region, Council fully appreciates just how important these facilities are for our broader community.

Thousands of people - of all ages – use these type of facilities on a weekly basis in the West Tamar and the benefits of enjoying a healthy lifestyle are already well documented.

In closing, and as I reflect on the achievements of the past year, I can state categorically that West Tamar Council remains committed to the well-being and progress of our community, ensuring that we continue to create a West Tamar region that is vibrant, sustainable, and inclusive.



Christina Holmdahl
Mayor

5 CHIEF EXECUTIVE OFFICER'S MESSAGE - 2024/2025 ANNUAL REPORT

It is my pleasure to present the West Tamar Council's Annual Report for 2024/25. In my two years at the helm as Chief Executive Officer, I am proud to have led a team that has successfully recorded back-to-back surpluses of just over \$4 million - a positive figure that will continue to enable us to deliver on an ambitious infrastructure plan over the coming 12 months.

For the 2024/25 financial year, Council's underlying surplus will be in the vicinity of \$700,000, coming off a \$3.3 million surplus the previous year.

This result allows Council to deliver its infrastructure projects at a time in which costs of materials and contract labour continues to increase well beyond both the Consumer Price Index and the Council Cost Index.

This year has been one of transformation for the West Tamar Council.

Embedding a constructive culture, filling vacancies that have existed across the organisation for a number of years have been a priority and one that I'm proud to say has been achieved.

Similarly, there are a number of success stories over the past 12 months.

From an internal perspective, West Tamar has enjoyed a significant jump in compliance levels against our Customer Service Request System - achieving an incredible 98.2 per cent rating, which is impressive from any perspective.

The West Tamar also experienced a tremendous jump in visitor numbers to the Beaconsfield Mine and Heritage Centre, recording more than 34,000 visitors during the year. This is a 10 per cent increase compared with the previous year.

Council also delivered more than \$11.8 million in capital works projects - including \$7.1 million in renewed assets and \$4.7 million in new and upgraded assets.

To ensure a high-level customer service Council regularly reviews and reports against its Customer Service Charter, achieving 98.2 per cent compliance rate with its Customer Service Request system over the year.

We were also able to finally sign off on the construction of the Beauty Point Foreshore Project, which is a significant milestone for the region. The completed project features a continuous foreshore trail, a new fully accessible (and fenced) children's playground, barbecue shelters, seating and picnic tables and new formalised car parking.

This project has certainly been a labour of love for many at West Tamar Council and I'm sure many of the staff, Councillor and members of the Beauty Point community are absolutely delighted with the finished product.

Two other signature, generational projects that were completed during the year were the Legana Sports Oval and the redeveloped Windsor Oval.

The \$2.5 million Legana Oval serves both the school community and the general public and will form part of a broader Legana Sport and Recreation Master Plan, which will guide the future development of Council land directly in front of the new primary school site.

Similarly, the \$2 million Windsor Oval redevelopment will be a god-send for many in the southern end of the community. For many years, the oval was plagued with drainage issues due to the poor condition of the playing surface, particularly in winter when it is used the most during football season.

It's fair to say that in 2025, the West Tamar boasts two of the finest sporting ovals outside a major Tasmanian city.

Finally, I would like to recognise the work and dedication of our Mayor, Christina Holmdahl, all our Councillors as well as our Executive Team for their leadership throughout the year.

The collaborative efforts of all these people - as well as our amazing Council officers - continue to make the West Tamar Council an incredibly capable and dedicated organisation that has an incredibly strong focus on serving and delivering for our community.



Kristen Desmond
Chief Executive Officer

6 FINANCIAL REPORT

ANNUAL GENERAL MEETING Tuesday 18 November 2025



FINANCIAL ANALYSIS 2024-25

OVERVIEW



Population 26,039



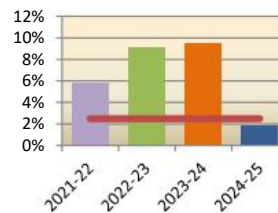
Employees 103 Full Time
Equivalents at 30 June 2025



Rateable Properties
12,600



\$540m Total Assets



Underlying Surplus Ratio

KEY RESULTS

Council achieved an underlying surplus of \$0.7m (2023-24 \$3.3m) against an underlying budget of \$0.2m. Expenditure was \$0.6m behind budget mainly driven from employee expenditure \$1.4m below budget but largely offset from \$1.1m of accelerated depreciation of the Exeter Child Care Centre in recognition of an impending ownership transfer.

Overall, West Tamar Council reported a net surplus of \$6.2m in 2024-25 (2023-24 \$10m).

Working capital was a surplus of \$21m at 30 June 2025 (30 June 2024 \$22m). Cash and term deposits of \$25.5m were held at 30 June 2025 (30 June 2024 \$23.2m).

Council spent \$11.8m on payments for property, plant and equipment during 2024-25 (2023-24 \$15.5m), \$7.1m on renewal and \$4.7m on new or upgrades of existing assets compared to an amended capital budget of \$18.2m.

Council recognised \$4m in contributed assets driven by new subdivision developments.

Early prepayments of Commonwealth assistance grants caused timing impacts against budget.

Council revalued buildings and bridges and applied appropriate indexes to relevant infrastructure classes at year end causing a \$15m movement in Council's Statement of Financial Position.

ANNUAL GENERAL MEETING
Tuesday 18 November 2025



STATEMENT OF COMPREHENSIVE INCOME
For the Year Ended 30 June 2025

	Note	Actual 2025 \$'000	Budget 2025 \$'000	Budget Variances \$'000	Actual 2024 \$'000
Income					
Recurrent Income					
Rates and charges		26,015	25,918	97	24,098
Fees and charges		3,569	3,495	74	3,406
Grants	1	4,581	5,358	(777)	4,795
Interest on financial assets	2	1,289	914	375	1,354
Investment revenue from Water Corporation		787	787	-	787
Other income		480	337	143	394
		36,721	36,809	(88)	34,834
Expenses					
Employee benefits	3	(12,005)	(13,401)	1,396	(11,263)
Materials and services		(12,086)	(12,243)	157	(9,985)
Statutory contributions - fire levy		(1,639)	(1,639)	-	(1,572)
Depreciation and amortisation	4	(8,396)	(7,286)	(1,110)	(6,885)
Finance costs		(2)	(2)	-	(3)
Other expenses		(1,458)	(1,577)	119	(1,209)
		(35,586)	(36,148)	562	(30,917)
Net loss on disposal of property, infrastructure, plant and equipment		(434)	(450)	16	(568)
Underlying Surplus / (Deficit)		701	211	490	3,349
Contribution and recognition of assets	5	4,066	-	4,066	3,211
Capital grants	6	2,664	3,770	(1,106)	4,221
Timing Cmwllth assistance grants	7	(1,270)	-	(1,270)	(727)
Landslip investigations & contributions		-	-	-	-
Net Surplus / (deficit)		6,161	3,981	2,180	10,054
Other Comprehensive Income					
Net asset revaluation increment/(decrement)		14,884	-	14,884	53,692
Fair value adjustments on equity investment assets		1,179	-	1,179	3,017
Total Comprehensive Result		22,224	3,981	18,243	66,763

Notes on major variances

1. Timing impacts
2. Sustained interest rates and increased cash on hand.
3. Vacant positions.
4. Accelerated depreciation Exeter Child Care Centre \$1.1m to recognise impending ownership transfer.
5. Council does not budget for subdivision contributions.
6. Timing impacts on progress of grant projects.
7. Early prepayments of 85% of 24-25 and 50% of 25-26 Federal Assistance Grant installments.

ANNUAL GENERAL MEETING
Tuesday 18 November 2025



STATEMENT OF CASHFLOWS 2024/25

		Budget		Variances	
	Note	2024-25	2024-25	2024-25	2023-24
		\$'000s	\$'000s	\$'000s	\$'000s
Rates		25,611	25,918	(307)	24,191
Interest received		1,309	914	395	1,240
Fees and user charges (inclusive of GST)		3,736	3,745	(9)	3,884
Finance costs		(2)	(2)	-	(3)
Grants (inclusive of GST)	1	3,755	5,488	(1,733)	4,239
Investment revenue from Water Corporation		787	787	-	787
Other receipts (inclusive of GST)		547	404	143	385
Net GST refund/(payment)		1,921	2,152	(231)	1,893
Payments to employees	2	(12,009)	(13,401)	1,392	(11,778)
Payments to suppliers (inclusive of GST)		(14,550)	(14,743)	193	(11,723)
Statutory contributions		(1,639)	(1,639)	-	(1,572)
Other payments (inclusive of GST)		(1,445)	(1,677)	232	(1,214)
Cash from operations		8,021	7,946	75	10,329
Payments for property, infrastructure, plant and equipment	3	(11,809)	(18,239)	6,430	(15,454)
Capital grants & monetary contributions	4	4,953	3,040	1,913	2,393
Proceeds from sale of property, infrastructure, plant and equipment	5	1,058	477	581	379
Repayments of loans from community organisations		23	23	-	22
Cash used in investing activities		(5,775)	(14,699)	8,924	(12,660)
Repayment of lease liabilities (principal repayments)		(19)	-	-	(20)
Cash used in financing activities		(19)	-	(19)	(20)
Net increase (decrease) in cash		2,227	(6,753)	8,980	(2,351)
Cash & investments at the beginning of the year		23,231	21,658	1,573	25,582
Cash & Investments at the end of the year		25,458	14,905	10,553	23,231

Notes on major variances

1. Grant timing
2. Staff vacancies
3. Capital expenditure timing
4. Capital grants timing
5. Early proceeds land sale

ANNUAL GENERAL MEETING

Tuesday 18 November 2025



FINANCIAL SNAPSHOT 2024-25

	2024-25		2023-24		2022-23		2021-22	
	\$'000	Ind	\$'000	Ind	\$'000	Ind	\$'000	Ind

Financial performance

Underlying Revenue

Rates	26,015	▲	24,098	▲	22,182	▲	20,644	▲
Grants	4,581	●	4,795	●	4,518	▲	3,982	●

Underlying Expense

Employee benefits	12,005		11,263		10,883		10,387	
Materials and services	12,086		9,985		8,840		8,265	
Depreciation	8,396		6,873		6,228		5,876	

Reconciliation from underlying surplus (deficit) to net surplus (deficit)

Underlying surplus (deficit)	701	▼	3,349	▲	2,968	▲	1,696	▲
Financial assistance grants in advance	(1 270)		(727)		1,603		998	
Capital and other excluded items	6,730	●	7,432	▲	4,505	▲	2,328	▼
Net surplus (deficit)	6,161	▼	10,054	▲	9,076	▲	5,020	▼

Financial position *

Cash and deposits	25,459	▲	23,231	▼	25,581	▲	24,634	●
Property, plant and equipment	449,085	▲	427,564	▲	363,083	▲	345,618	▲
TasWater investments	60,425	●	60,425	●	57,408	●	55,660	●
Employee provisions	(2 643)	●	(2 800)	▲	(3 329)	▼	(2 868)	▼
Borrowings	0	●	0	●	0	▲	(2 200)	●
Net assets	532,949	▲	509,354	▲	449,154	▲	418,845	▲

Key financial ratios

Underlying surplus ratio	1.9%	▼	9.6%	▲	9.2%	▲	5.8%	▲
Own source revenue ratio	91%	●	88%	▲	82%	●	84%	●
Net financial liabilities ratio **	54%	●	59%	▼	66%	▲	59%	●
Asset consumption ratio - roads	65%	●	65%	●	65%	●	66%	▲
Asset renewal funding ratio - roads	100%	▲	109%	▲	100%	●	100%	●
Asset sustainability ratio	85%	▲	118%	▲	98%	▼	119%	▲
Rates outstanding at year end	5.6%	▼	4.2%	▲	4.6%	●	4.5%	●

Indicator ▲ improvement from prior year

▼ deterioration from prior year

● no material change from prior year

* Assets are positive, liabilities are negative

** Positive number indicates liquid assets in excess of total liabilities

ANNUAL GENERAL MEETING Tuesday 18 November 2025



FINANCIAL SUSTAINABILITY RISK INDICATORS

Risk	Net result	Underlying Surplus	Liquidity	Internal financing	Indebtedness	Capital replacement	Renewal gap
2024-25	Low 15%	Medium 1.9%	Low 3.6	Low 120%	Low 1%	Medium 1.4	Medium 0.9
2023-24	Low 24%	Low 9.6%	Low 4.3	Medium 84%	Low 1%	Low 2.2	Low 1.2
2022-23	Low 24%	Low 9.2%	Low 4.8	Low 129%	Low 2%	Low 1.6	Medium 0.98
2021-22	Low 15%	Low 5.8%	Low 3	Low 110%	Low 3%	Low 1.8	Low 1.2

Risk assessment criteria							
	Less than negative 10%	>Less than 0%	Less than 0.75	Less than 75%	More than 60%	Less than 1.0	Less than 0.5
High	Insufficient revenue is being generated to fund operations and asset renewal.	Insufficient surplus being generated to fund operations.	Immediate sustainability issues with insufficient current assets to cover liabilities.	Limited cash generated from operations to fund new assets and asset renewal.	Potentially long-term concern over ability to repay debt levels from own-source revenue.	Spending on capital works has not kept pace with consumption of assets.	Spending on existing assets has not kept pace with consumption of these assets.
Medium	Negative 10%–0% A risk of long-term run down to cash reserves and inability to fund asset renewals.	0%–5% Surplus being generated to fund operations.	0.75–1.0 Need for caution with cash flow, as issues could arise with meeting obligations as they fall due.	75–100% May not be generating sufficient cash from operations to fund new assets.	40–60% Some concern over the ability to repay debt from own-source revenue.	1.0–1.5 May indicate spending on asset renewal is insufficient.	0.5–1.0 May indicate insufficient spending on renewal of existing assets.
Low	More than 0% Generating surpluses consistently.	More than 5% Generating strong surpluses to fund operations.	More than 1.0 No immediate issues with repaying short-term liabilities as they fall due.	More than 100% Generating enough cash from operations to fund new assets.	40% or less No concern over the ability to repay debt from own-source revenue.	More than 1.5 Low risk of insufficient spending on asset renewal.	More than 1.0 Low risk of insufficient spending on asset base.

Source Victorian Auditor-General's Office (VAGO)

Indicator	Definition	Formula
Profitability indicators		
Net result (%)	This measures how much of each dollar collected as revenue translates to net result. A positive result indicates a surplus, and the larger the percentage, the stronger the result.	Net result / Total revenue
Underlying Surplus (%)	This measures an entity's ability to generate surplus in the ordinary course of business—excluding non-recurrent capital grants, non-monetary asset contributions, and other contributions to fund capital expenditure from net result. A surplus or increasing surplus suggests an improvement in the operating position.	Underlying surplus (or deficit) / Underlying revenue
Financing indicators		
Liquidity (ratio)	This measures an entity's ability to pay existing liabilities in the next 12 months. A ratio greater than 1.0 means there are more cash and liquid assets than short-term liabilities.	Current assets / Current liabilities
Internal financing (%)	This measures an entity's ability to finance capital works using cash generated by its operating cash flows. The higher the percentage, the greater the ability for the entity to finance capital works from its own funds.	Net operating cash flow (including capital grants) / Net capital expenditure
Indebtedness (%)	This assesses an entity's ability to pay the principal and interest on borrowings, as and when they fall due, from the funds it generates. The lower the ratio, the less revenue the entity is required to use to repay its total debt. Own-sourced revenue is used, rather than total revenue, because it does not include grants or contributions.	Non-current liabilities / Own-sourced revenue
Asset renewal and maintenance indicators		
Capital replacement (ratio)	This compares the rate of spending on infrastructure, property, plant and equipment, and intangibles with its depreciation and amortisation. This is a long-term indicator, as capital expenditure can differ in the short term if there are insufficient funds available from operations, and borrowing is not an option. A ratio less than 1.0 means the spending on capital works has not kept pace with consumption of assets.	Cash outflows for property, plant and equipment / Depreciation
Renewal gap (ratio)	This compares the rate of spending on existing assets through renewing, restoring, and replacing existing assets with depreciation. Ratios higher than 1.0 indicate that spending on existing assets is faster than the depreciation rate.	Renewal expenditure / Depreciation

Source Victorian Auditor-General's Office (VAGO)

ANNUAL GENERAL MEETING

Tuesday 18 November 2025



CONCEPTS & DEFINITIONS

Underlying Surplus/(Deficit)

The underlying surplus or deficit is a measure of financial sustainability which can be masked in the total operating result by non-recurring or capital related items. The result is the recurrent income (not including income received specifically for new or upgraded assets, physical resources received free of charge or other income of a capital nature) of a council for a financial year less the recurrent expenses of the council for the financial year.

Net Surplus/(Deficit)

The overall surplus or deficit is a measure of the on-going sustainability of the operations of Council. It indicates whether Council is generating enough revenue to cover the cost of its operations.

Own Source Revenue Ratio

Own source revenue is calculated by total continuing operating revenue less all grants and contributions divided by total operating revenue including all grants and contributions. Own source revenue ratio measures financial flexibility. It indicates the degree of reliance on external funding sources such as operating and capital grants and contributions received by councils. A council has improved financial flexibility with a higher level of own source revenue.

Net Financial Liabilities Ratio

Net financial liability is calculated as financial assets (cash and cash equivalents plus trade and other receivables plus other financial assets) less total liabilities. The ratio is net financial liabilities expressed as a percentage of income. The ratio is used as a measure of indebtedness and indicates the extent to which net financial liabilities can be met by the Council's recurrent income. Where the ratio is increasing it indicates the Council's capacity to meet its financial obligations from income is strengthening.

Asset Consumption Ratio

This indicator expresses asset written down value as a percentage of replacement cost and thus seeks to measure the proportion of life remaining in assets. A lower measure can indicate an older, on average, portfolio of assets which leads to the potential for larger renewal expenditure going forward.

7 SUBMISSIONS TO THE 2024/2025 AGM

Nil

8 QUESTIONS TO THE 2024/2025 AGM

8.1 Questions on Notice

Nil

8.2 Questions without Notice

8.3 Responses to Previous AGM Questions on Notice



Enquiries: Office of the Chief Executive Officer
Phone: (03) 6323 9300
Email: wtc@wtc.tas.gov.au

5 December 2024

Ms C Larnar



By email: 

Dear Ms Larnar

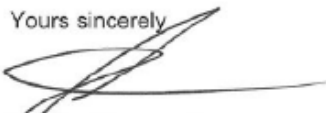
Response to Question on Notice – Annual General Meeting 19 November 2024

I refer to the question set out below which was taken on notice at the West Tamar Council Annual General Meeting on 19 November 2024 and now provide the following response:

Question: Further to the resignation of the former General Manager, there's been a formal investigation of workplace culture at this Council, which now boasts a \$60,000 annual expenditure to address the issue as I understand it, the cultural officer or whatever the cultural oversight is. However, despite this ongoing cost, which I believe should not be necessary under expected professional management standards, I understand that there's currently an ongoing high rate of turnover of permanent staff and resulting financial blowout of labour hire costs, and I'd be interested in what those figures are, wondering why they're not in the Annual Report?

Information contained in the Annual Report relates to the 2023/2024 financial year. Staff turnover rates are published in the Quarterly Reports which are publicly available on the West Tamar Council Website.

Yours sincerely



Kristen Desmond
Chief Executive Officer

9 MOTIONS

S72B of the Local Government Act 1993 states:

72B Annual General Meeting

- (4) Only electors in the municipal area are entitled to vote at an Annual General Meeting.*
- (5) A motion at an Annual General Meeting is passed by a majority of votes taken by a show of hands or by any other means of ascertaining the vote the council determines.*
- (6) A motion passed at an Annual General Meeting is to be considered at the next meeting of the council.*

9.1 Motions on Notice

9.1.1 Motion - Scandia Documentary Photography

MOTION

Moved:

An AGM motion that West Tamar Council develop and apply strategies to deal with Sovereign Citizens in West Tamar Municipality.

Rationale

This seems particularly appropriate for West Tamar Council to address in view of the recently shot Tasmania Police officer Keith Smith having grown up in West Tamar Municipality.

DECISION

Moved:

Seconded:

VOTING

For:

Against:

9.1.2 Motion - Mr P Kearney

MOTION

Moved: Peter Kearney

The West Tamar Council develops and adopts policy initiatives, including planning reform, that deliver available, affordable, accessible and sufficient housing for all who live or wish to live in the West Tamar.

Rationale

The West Tamar Council has the capacity to be a national leader in achieving the goal of housing for all. Housing is a core business for local government where initiative and leadership is sorely required, especially given the poor performance of both the real estate industry, the Tasmanian Government and the Australian Government.

The evidence for that is everywhere. The CEO of a major bank calls our current situation Australia's number one challenge (where has he been for the last few years you may wonder).

A variety of initiatives are being taken around the country and that momentum is growing. So there are examples and the political climate for action is very supportive. The solutions are not quick but that is the reason to start now.

But this situation is an opportunity as well as a crisis. It provides a possible competitive advantage!

If the West Tamar is a place where it is easier and possible to get suitable housing, then it really does become a 'desirable place to live'.

'Go to the West Tamar where you can get housing and as it happens there are very good facilities and services there as well'.

What a vision and goal worth pursuing!

I have learnt about Singapore over the last decade. As their Deputy Prime Minister said when questioned about their democracy; 'When I look around the world, I say we are not perfect but we are doing okay! One thing that Singapore does really well is providing housing for their citizens. They do that by having a government goal of providing housing for all their citizens.

(Just like Australian PM Bob Menzies had many, many years ago)

I realise that the processes in Singapore are not likely to be replicated here but it shows what can be achieved.

And it is possible for one small Tasmanian council to lead. And maybe others would follow that lead.

I commend the motion to the meeting.

DECISION

Moved:

Seconded:

VOTING

For:

Against:

9.2 Motions without Notice

10 CLOSURE

There being no further business, the meeting closed at ...pm