

# Welcome to Break O'Day Council's annual Rates Newsletter for the 2019 - 2020 Financial Year



***Our Vision: A naturally beautiful environment that speaks to our heart. A diverse and thriving community; a place of opportunity. A place where everyone feels safe, welcome and connected.***

Break O'Day Strategic Plan 2017 - 2027

## About your rate charges for the 2019-2020 financial year

In a normal year Council would marginally increase the cents in the \$ for the general rate to ensure we reach the funds required to achieve our Long Term Financial Plan target. This year however, the \*Valuer General has undertaken a full revaluation of property in our municipality. As a result of the revaluation there has been an overall increase in the value of property in Break O'Day. However, the revaluation does not offer a consistent percentage increase across the board as the increases affect a wide range of property types in varying suburbs differently. This means that some ratepayers will notice an increase in their rates while others may have a decrease. We understand that this may be confusing but it is a result of your property's new valuation determined by the Valuer General and beyond our control.

As a result of this wide variance in property values, we have decreased the cents in the \$ for the General rate for Residential, Commercial and Primary Production (other) from 8.26554 cents in the \$ to 8.1 cents in the \$ this financial year. The Primary Production (forestry) rate remains the same as for 2018/2019. This means that some people will see a decrease in their rates while others may see an increase.

Waste charges have increased by approximately 3% to assist in covering the cost of providing all waste services to the community.

\*The Valuer General separately advises property owners in writing of valuation changes, any request for a review of these valuations should be directed to the Office of the Valuer General.

## Looking Back

### Parnella \$1.6million

We have now completed Catchments 2, 3, 4 and 5 of the Parnella landslip project which aims to mitigate landslip through erosion by re- diverting stormwater away from problem areas into new pits.

At this stage, Catchment 1 has been found to be in a stable condition so we will continue to monitor this area along with the other catchment areas in to the future.

This project was largely funded through Government grants.

### One Night Stand \$106,658

The One Night Stand was a project that took us and the community by surprise! It was not something that had been given financial consideration previously but was also an opportunity too great for our community to miss out on.

Of the total funding amount, the State Government committed \$45,000 to the project.

The event, organised by ABC's triple j with a lot of support and resources from Council, ended up bringing approximately 30,000 visitors to our area. Accommodation was booked out within 24hrs of the concert's announcement and the business community were quick to jump on board, hosting their own events and promotions to leverage off the increased visitation. Not only did businesses reap the economic rewards, but St Helens and our surrounding areas received a huge amount of free publicity through the ABC's promotion of the event that included TV and radio broadcasts from a range of presenters from hard news (Hack) to fun feature pieces, (Linda Marigliano).

### St Helens Mountain Bike Trails- \$4.2 million

We are pleased to report that the construction of the St Helens Mountain Bike Trails are well and truly underway and on track to be opened in late November 2019.

While internationally renowned trail builders World Trail are busily building the trails, we have been working behind the scenes to ensure all is ready for the opening.

We have been developing a logo and visual identity as well as a strategic vision and direction for the trails. This includes marketing and branding strategies as well as activation of the community.

The trails already have their own website, Facebook and Instagram pages which would be well worth following if you would keep up to date with the project.

The majority of funding for this project came through State and Federal Grant Funding.



**ST HELENS  
MOUNTAIN BIKE  
TRAILS**



Australian Government



Tasmanian  
Government

from the mountains to the sea | [www.bodc.tas.gov.au](http://www.bodc.tas.gov.au)

# Looking Forward

## Old Tasmanian Hotel – \$600, 000

Council has budgeted \$100,000 for this project which is in addition to the \$500,000 the Federal Government promised this project prior to the election.

The Old Tasmanian Hotel is the figurative and literal heart of the Fingal township. Not only is it of heritage significance, it is home to a range of community services provided by the Fingal Neighbourhood House.

Due to the heritage significance of the building, all works on the building will be in keeping with a comprehensive Conservation Management Plan which was informed by the local community, Council and a historian and was prepared by Paul Johnston Architects.

## Four Mile Creek Community Hub - \$59,000

Driven by the local community, the Four Mile Creek Community Hub project represents the very essence of our goal; *“To Strengthen our sense of community and lifestyle through opportunities for people to connect and feel valued.”*

The Friends of Four Mile Creek community group developed a plan, design and project budget for a Community Hub which they formally presented to Council in order to receive this funding.

The Hub will provide a place for community of Four Mile Creek to connect and will include a Street Library (already installed) and community garden. It will also house both indoor and outdoor games that can be utilised on the village green as well as safety equipment.

The structure itself has been designed by the group to be circular and so emulate the feeling of sitting around a campfire but also so it is efficient and sympathetic to the natural environment.

## St Helens Tip Shop - \$45,000

In addition to the introduction of a kerbside recycling collection service in 2017, we are continuing to look for ways to recycle a range of materials at our waste transfer stations. The St Helens and St Marys Tip Shops play an important and successful recycling role through the sale of used goods and have been embraced by our community.

Run by the combined Hospital Auxiliary Committee and with a focus on reusing what others may see as waste, both tip shops have seen an increase in donated items. The sale of these items goes straight back to the community. Already more than \$100,000 has been donated to the new St Helens Hospital to furnish the palliative care unit.

For the 2019-2020 financial year we have budgeted \$45,000 to extend the existing shed at the St Helens Waste Transfer Station to enable the short-term storage of larger items such as furniture.

## Municipal Footpaths - \$186, 000

Council’s Footpath Asset Management Plan forms the basis for the planning of asset renewal, upgrades and the provision of new assets. Council have budgeted \$186,000 to undertake footpath renewals across the municipality with new footpath segments planned for Binalong Bay.

## Scamander, Wrinklers Entrance - \$195,000

Improving the amenity and safety of this area has been a priority of Council and we have been working through a comprehensive approvals process to ensure the sustainability of the project and consider the natural and heritage values of the area.

The funding allocated for this project will see the carpark and general area re-shaped and better positioned for safety, including sight lines when pulling in and out of the area.

The funding will also allow the installation of a new bus stop, toilet block and black water dump point as well as revegetative works.

## Multi-User Track \$2.1 million

As part of the Federal Election, we secured \$2.1 million in funding to complete the Georges Bay Multi-user track from near the boat slips all the way around to the wharf.

This will mean that users of the multi-user track will be able to walk or ride all the way from Lions Park, which is near where the Town Link mountain bike trail will start/finish, to the centre of St Helens.

The works will include a section of boardwalk as well as a bridge across Georges River to the wharf area.

We consider this project to be a very important as it will not only provide a connection from the trails to St Helens but will allow people to safely enjoy scenic Georges Bay.

## Other expenditures for 2019 - 2020

