

kā mahi tahua finances

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DUNEDIN CITY COUNCIL

Statement of Comprehensive Revenue and Expense for the years ended 30 June 2022 – 2031

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Revenue from continuing operations											
Rates revenue	163,136	179,124	191,664	205,077	217,372	230,421	244,239	257,666	271,826	283,234	294,293
Development and financial contributions	832	3,467	3,544	3,622	3,702	3,785	3,868	3,718	3,801	3,885	3,973
Subsidies and grants	40,700	33,292	27,261	29,143	29,342	26,131	29,553	28,621	26,856	25,560	27,633
Financial revenue	11,566	9,645	9,454	9,362	9,285	9,312	9,427	9,578	9,735	9,856	9,981
Other revenue	62,408	68,408	71,555	72,985	75,351	76,559	77,807	79,815	81,767	83,392	84,958
Total operating revenue	278,642	293,936	303,477	320,189	335,052	346,210	364,893	379,396	393,985	405,926	420,837
Expenses											
Other expenses	128,850	129,599	135,135	145,141	149,982	154,825	161,001	165,962	175,196	179,876	185,439
Personnel expenses	67,972	69,965	71,111	73,046	74,556	76,210	77,820	79,701	81,543	83,677	85,611
Audit fees	314	243	206	340	262	221	367	283	239	397	306
Financial expenses	12,051	9,943	10,836	12,792	14,615	16,454	18,137	19,571	20,825	21,881	22,949
Depreciation and amortisation	73,289	76,519	78,498	82,123	85,787	90,048	94,104	97,689	101,721	106,257	111,169
Total operating expenses	282,476	286,269	295,786	313,442	325,202	337,758	351,429	363,206	379,524	392,088	405,474
Operating surplus/(deficit) from continuing operations	(3,834)	7,667	7,691	6,747	9,850	8,452	13,464	16,190	14,461	13,838	15,363
Share of associate surplus/(deficit)	–	–	–	–	–	–	–	–	–	–	–
Surplus/(deficit) before taxation	(3,834)	7,667	7,691	6,747	9,850	8,452	13,464	16,190	14,461	13,838	15,363
Less taxation	(864)	(450)	(450)	(450)	(450)	(450)	(450)	(450)	(450)	(450)	(450)
Surplus/(deficit) after taxation	(2,970)	8,117	8,141	7,197	10,300	8,902	13,914	16,640	14,911	14,288	15,813
Attributable to:											
Dunedin City Council and Group	(2,970)	8,117	8,141	7,197	10,300	8,902	13,914	16,640	14,911	14,288	15,813
Non-controlling interest	–	–	–	–	–	–	–	–	–	–	–





DUNEDIN CITY COUNCIL

Statement of Other Comprehensive Revenue and Expense for the years ended 30 June 2022 – 2031

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Other comprehensive revenue and expense											
Gain/(loss) on property plant and equipment revaluations	37,500	63,000	63,000	76,000	63,000	63,000	76,000	63,000	63,000	76,000	63,000
Gain/(loss) on property plant and equipment disposals	–	–	–	–	–	–	–	–	–	–	–
Gain/(loss) of cash flow hedges at fair value through other comprehensive revenue and expense	1,196	480	–	–	–	–	–	–	–	–	–
Total other comprehensive revenue and expense	38,696	63,480	63,000	76,000	63,000	63,000	76,000	63,000	63,000	76,000	63,000
Net surplus/(deficit) for the year	(2,970)	8,117	8,141	7,197	10,300	8,902	13,914	16,640	14,911	14,288	15,813
Total comprehensive revenue and expense for the year	35,726	71,597	71,141	83,197	73,300	71,902	89,914	79,640	77,911	90,288	78,813
Attributable to:											
Dunedin City Council and Group	35,726	71,597	71,141	83,197	73,300	71,902	89,914	79,640	77,911	90,288	78,813
Non-controlling interest	–	–	–	–	–	–	–	–	–	–	–

DUNEDIN CITY COUNCIL

Statement of Changes in Equity for the years ended 30 June 2022 – 2031

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Movements in equity											
Opening equity	3,161,587	3,211,117	3,282,714	3,353,855	3,437,052	3,510,352	3,582,254	3,672,168	3,751,808	3,829,719	3,920,007
Total comprehensive revenue and expense	35,726	71,597	71,141	83,197	73,300	71,902	89,914	79,640	77,911	90,288	78,813
Closing equity	3,197,313	3,282,714	3,353,855	3,437,052	3,510,352	3,582,254	3,672,168	3,751,808	3,829,719	3,920,007	3,998,820

DUNEDIN CITY COUNCIL

Statement of Financial Position for the years ended 30 June 2022 – 2031

	Annual Plan 2021 \$000	Forecast 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Current assets												
Cash and cash equivalents	9,558	7,481	6,071	6,426	6,782	6,954	7,617	8,550	9,433	10,372	11,210	11,980
Other current financial assets	9,733	6,428	5,928	5,964	6,022	6,074	6,126	6,183	6,246	6,318	6,394	6,473
Trade and other receivables	18,015	17,808	12,289	11,755	12,401	12,788	12,519	13,479	13,674	13,714	13,758	14,453
Taxation refund receivable	864	864	450	450	450	450	450	450	450	450	450	450
Inventories	288	392	392	392	392	392	392	392	392	392	392	392
Non current assets held for sale	–	3,000	–	–	–	–	–	–	–	–	–	–
Prepayments	500	500	500	500	500	500	500	500	500	500	500	500
Total current assets	38,958	36,473	25,630	25,487	26,547	27,158	27,604	29,554	30,695	31,746	32,704	34,248
Non-current assets												
Other non-current financial assets	192,180	203,977	205,503	206,066	206,982	207,799	208,611	209,500	210,502	211,618	212,821	214,056
Shares in subsidiary companies	128,689	128,689	131,239	133,789	136,339	138,889	141,439	143,989	146,539	149,089	151,639	154,189
Intangible assets	3,395	4,923	4,923	4,923	4,923	4,923	4,923	4,923	4,923	4,923	4,923	4,923
Investment property	93,480	95,740	95,740	96,771	99,942	101,026	102,140	103,283	104,457	105,665	106,907	108,183
Property, plant and equipment	3,098,618	3,077,163	3,212,052	3,357,292	3,495,928	3,631,981	3,762,590	3,902,941	4,022,855	4,139,902	4,256,542	4,373,949
Total non-current assets	3,516,362	3,510,492	3,649,457	3,798,841	3,944,114	4,084,618	4,219,703	4,364,636	4,489,276	4,611,197	4,732,832	4,855,300
Total assets	3,555,320	3,546,965	3,675,087	3,824,328	3,970,661	4,111,776	4,247,307	4,394,190	4,519,971	4,642,943	4,765,536	4,889,548
Current liabilities												
Trade and other payables	25,544	34,009	28,753	29,849	31,410	32,423	33,396	34,521	35,452	37,205	38,191	39,245
Revenue received in advance	3,600	7,980	5,394	6,444	6,517	6,585	6,656	6,732	6,806	6,883	6,946	7,006
Employee entitlements	8,263	8,623	9,495	9,638	9,884	10,073	10,281	10,483	10,721	10,955	11,226	11,472
Current derivative financial instruments	–	–	–	–	–	–	–	–	–	–	–	–
Current portion of term loans	–	–	–	–	–	–	–	–	–	–	–	–
Total current liabilities	37,407	50,612	43,642	45,931	47,811	49,081	50,333	51,736	52,979	55,043	56,363	57,723
Non-current liabilities												
Term loans	308,873	271,973	335,948	411,769	473,028	539,579	601,960	657,530	702,430	745,429	776,413	820,252
Provisions	11,131	12,483	12,483	12,473	12,470	12,464	12,460	12,456	12,454	12,452	12,453	12,453
Non-current derivative financial instruments	367	480	–	–	–	–	–	–	–	–	–	–
Other non-current liabilities	229	300	300	300	300	300	300	300	300	300	300	300
Total non-current liabilities	320,600	285,236	348,731	424,542	485,798	552,343	614,720	670,286	715,184	758,181	789,166	833,005
Equity												
Accumulated funds	1,688,539	1,695,305	1,703,242	1,711,545	1,718,490	1,728,528	1,737,158	1,750,792	1,767,142	1,781,751	1,795,724	1,811,212
Revaluation reserves	1,498,197	1,505,815	1,568,815	1,631,815	1,707,815	1,770,815	1,833,815	1,909,815	1,972,815	2,035,815	2,111,815	2,174,815
Restricted reserves	10,944	10,477	10,657	10,495	10,747	11,009	11,281	11,561	11,851	12,153	12,468	12,793
Cash flow hedge reserves	(367)	(480)	–	–	–	–	–	–	–	–	–	–
Total equity	3,197,313	3,211,117	3,282,714	3,353,855	3,437,052	3,510,352	3,582,254	3,672,168	3,751,808	3,829,719	3,920,007	3,998,820
Total liabilities and equity	3,555,320	3,546,965	3,675,087	3,824,328	3,970,661	4,111,776	4,247,307	4,394,190	4,519,971	4,642,943	4,765,536	4,889,548

The accompanying notes and accounting policies form and integral part of these financial statements.





DUNEDIN CITY COUNCIL

Statement of Cash Flows for the years ended 30 June 2022 – 2031

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Cashflow from Operating Activities											
<i>Cash was provided from operating activities:</i>											
Rates received	162,974	178,929	192,503	204,925	217,232	230,273	244,082	257,513	271,665	283,104	294,167
Other revenue	100,611	105,295	100,453	102,330	105,214	103,965	107,501	109,184	109,621	109,984	113,054
Interest received	8,105	7,389	7,251	7,109	7,110	7,114	7,118	7,120	7,123	7,121	7,179
Dividend received	1,531	1,229	1,254	1,280	1,306	1,334	1,362	1,392	1,423	1,454	1,487
Taxation refund received	850	864	450	450	450	450	450	450	450	450	450
<i>Cash was applied to:</i>											
Supplies and employees	(198,532)	(204,190)	(205,222)	(216,724)	(223,602)	(230,080)	(237,865)	(244,779)	(254,991)	(262,691)	(270,056)
Interest paid	(11,571)	(9,943)	(10,836)	(12,793)	(14,615)	(16,454)	(18,137)	(19,570)	(20,825)	(21,880)	(22,948)
Net cash inflow (outflow) from operations	63,968	79,573	85,853	86,577	93,095	96,602	104,511	111,310	114,466	117,542	123,333
Cashflow from Investing Activities											
<i>Cash was provided from investing activities:</i>											
Sale of assets	120	3,120	120	120	120	120	120	120	120	120	120
Reduction in loans and advances	–	–	–	–	–	–	–	–	–	–	–
Decrease in investments	–	–	–	–	–	–	–	–	–	–	–
<i>Cash was applied to:</i>											
Increase in investments	(2,550)	(2,550)	(2,550)	(2,550)	(2,550)	(2,550)	(2,550)	(2,550)	(2,550)	(2,550)	(2,550)
Capital expenditure	(124,841)	(145,528)	(158,889)	(145,050)	(157,044)	(155,891)	(156,718)	(152,897)	(154,096)	(145,259)	(163,972)
Net cash inflow (outflow) from investing activity	(127,271)	(144,958)	(161,319)	(147,480)	(159,474)	(158,321)	(159,148)	(155,327)	(156,526)	(147,689)	(166,402)
Cashflow from Financing Activities											
<i>Cash was provided from financing activities:</i>											
Loans raised	64,900	63,975	75,821	61,259	66,551	62,382	55,570	44,900	42,999	30,985	43,839
<i>Cash was applied to:</i>											
Loans repaid	–	–	–	–	–	–	–	–	–	–	–
Net cash inflow (outflow) from financing activity	64,900	63,975	75,821	61,259	66,551	62,382	55,570	44,900	42,999	30,985	43,839
Net increase/(decrease) in cash held	1,597	(1,410)	355	356	172	663	933	883	939	838	770
Opening cash balance	7,961	7,481	6,071	6,426	6,782	6,954	7,617	8,550	9,433	10,372	11,210
Closing cash balance	9,558	6,071	6,426	6,782	6,954	7,617	8,550	9,433	10,372	11,210	11,980

DUNEDIN CITY COUNCIL

Income Statement for the years ended 30 June 2022 – 2031

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Revenue											
Rates revenue	163,136	179,124	191,664	205,077	217,372	230,421	244,239	257,666	271,826	283,234	294,293
External revenue	71,838	75,503	78,458	79,797	82,086	83,323	84,683	86,841	88,952	90,697	92,388
Grants and subsidies revenue	40,700	33,292	27,261	29,143	29,342	26,131	29,553	28,621	26,856	25,560	27,633
Development contributions revenue	832	3,467	3,544	3,622	3,702	3,785	3,868	3,718	3,801	3,885	3,973
Vested assets	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000
Internal revenue	35,181	35,297	36,285	37,273	38,229	39,187	40,166	41,209	42,324	43,466	44,596
Total revenue	314,687	329,683	340,212	357,912	373,731	385,847	405,509	421,055	436,759	449,842	465,883
Expenditure											
Personnel costs	67,972	69,965	71,110	73,047	74,555	76,210	77,818	79,701	81,544	83,677	85,610
Operations and maintenance	68,292	67,667	70,470	77,795	79,870	82,346	86,332	89,110	93,632	96,100	99,144
Occupancy costs	26,235	27,875	29,315	30,687	31,653	32,965	34,357	35,771	39,064	40,456	41,807
Consumables and general	23,847	24,057	25,113	26,512	28,108	28,880	29,578	30,032	31,169	31,894	32,725
Grants and subsidies	10,790	10,243	10,444	10,485	10,614	10,855	11,103	11,333	11,569	11,824	12,071
Internal charges	35,181	35,297	36,285	37,273	38,229	39,187	40,166	41,209	42,324	43,466	44,596
Depreciation and amortisation	73,289	76,519	78,498	82,123	85,787	90,048	94,104	97,689	101,721	106,257	111,169
Interest	12,051	9,943	10,836	12,793	14,615	16,454	18,137	19,570	20,825	21,880	22,948
Total expenditure	317,657	321,566	332,071	350,715	363,431	376,945	391,595	404,415	421,848	435,554	450,070
Net surplus/(deficit)	(2,970)	8,117	8,141	7,197	10,300	8,902	13,914	16,640	14,911	14,288	15,813
Expenditure by Activity											
Roading and Footpaths	50,969	53,234	53,053	54,591	56,062	57,442	58,944	60,318	62,120	64,572	66,927
Sewerage and Sewage	33,629	33,087	33,363	33,882	34,992	36,400	37,421	39,041	40,929	42,237	43,815
Stormwater	9,089	9,215	10,862	11,510	12,566	13,458	14,365	15,085	15,840	16,437	17,061
Water Supply	29,873	30,830	31,588	32,094	32,991	34,237	35,407	36,271	38,567	40,835	42,927
Waste Management	13,599	16,424	18,342	25,845	27,445	27,384	31,026	32,400	33,831	35,229	36,328
Reserves and Recreational Facilities	36,633	37,410	40,074	43,285	44,600	46,064	47,238	48,426	49,646	50,635	51,882
Property	34,603	33,965	35,180	38,221	40,405	43,109	45,667	47,949	51,660	53,023	54,741
Galleries, Libraries and Museums	27,120	26,177	26,750	27,252	28,145	28,781	29,524	30,342	31,369	32,241	33,126
Regulatory Services	17,290	17,104	17,295	17,645	18,080	18,537	19,013	19,458	19,999	20,515	21,116
Community and Planning	14,073	15,034	14,595	14,845	15,059	15,516	15,786	16,259	16,538	17,054	17,341
Economic Development	5,928	5,824	5,971	6,090	6,215	6,354	6,501	6,654	6,816	6,988	7,157
Governance and Support Services	44,851	43,262	44,998	45,455	46,871	49,663	50,703	52,212	54,533	55,788	57,649
Total expenditure	317,657	321,566	332,071	350,715	363,431	376,945	391,595	404,415	421,848	435,554	450,070





DUNEDIN CITY COUNCIL

Notes to the Financial Statements for the years ended 30 June 2022 – 2031

1 Statement of accounting policies

REPORTING ENTITY

Dunedin City Council (the Council) is a territorial local authority established under the Local Government Act 2002 (LGA) and is domiciled and operates in New Zealand. The relevant legislation governing the Council's operations includes the LGA and the Local Government (Rating) Act 2002.

The financial statements presented are for the reporting entity Dunedin City Council (the Council).

The registered address of the Council is 50 The Octagon, Dunedin.

The Council provides local infrastructure, local public services, and performs regulatory functions to the community. The Council does not operate to make a financial return.

The Council has designated itself as public benefit entities (PBEs) for the purposes of complying with generally accepted accounting practice.

The forecast financial statements of the Council are for the years ended 30 June 2021 to 2031. The financial statements were authorised for issue by the Council on 30 June 2021.

BASIS OF PREPARATION

The financial statements have been prepared on the historical cost basis, except for the revaluation of certain property, plant and equipment, investment properties, biological assets, derivative financial instruments, financial instruments classified as available for sale and financial instruments held for trading.

The financial statements have been prepared on the going concern basis, and the accounting policies have been applied consistently throughout the year.

Statement of compliance

The financial statements of the Council have been prepared in accordance with the requirements of the

LGA and the Local Government (Financial Reporting and Prudence) Regulations 2014 (LG(FRP)R), which include the requirement to comply with generally accepted accounting practice in New Zealand (NZ GAAP).

The financial statements have been prepared in accordance with and comply with PBE Standards.

Presentation currency and rounding

The financial statements are presented in New Zealand dollars because that is the currency of the primary economic environment in which the Council operates. All values are rounded to the nearest thousand dollars (\$000), other than the remuneration and severance payment disclosures (note 12). The remuneration and severance payments are rounded to the nearest dollar.

Other changes in accounting policies

There have been no changes in accounting policy in the current year.

SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Significant accounting policies are included in the notes to which they relate. Significant accounting policies that do not relate to a specific note are outlined below.

Prospective financial statements

The financial statements are forecast using the best information available at the time they were prepared.

Foreign currency transactions

The individual financial statements of Council are presented in the currency of the primary economic environment in which the entity operates (its functional currency). For the purpose of the financial statements the results and financial position are expressed in New Zealand dollars, which is the functional currency of the Council.

Transactions in currencies other than New Zealand dollars are recorded at the rates of exchange prevailing on the dates of the transactions. At each balance sheet date, monetary assets and liabilities that are denominated in

foreign currencies are retranslated at the rates prevailing on the balance sheet date. The Council does not hold non-monetary assets and liabilities denominated in foreign currencies.

In order to hedge its exposure to certain foreign exchange risks, the Council may enter into forward contracts and options (see below for details of the Council's accounting policies in respect of such derivative financial instruments).

Goods and services tax

Items in the financial statements are stated exclusive of GST, except for receivables and payables which are presented on a GST-inclusive basis. Where GST is not recoverable as input tax, it is recognised as part of the related asset or expense.

The net amount of GST recoverable from, or payable to, the IRD is included as part of receivables or payables in the statement of financial position.

The net GST paid to, or received from, the IRD, including the GST relating to investing and financing activities, is classified as an operating cash flow in the statement of cash flows.

Commitments and contingencies are disclosed exclusive of GST.

Critical accounting estimates and assumptions

The Council makes estimates and assumptions concerning the future. The resulting accounting estimates will, by definition, seldom equal the related actual results. The estimates and assumptions that have a significant risk of causing a material adjustment to carrying amounts of assets and liabilities within the next financial year include:

- landfill provision;
- valuation of property, plant and equipment; and
- valuation of derivative financial instruments;

2 Rates revenue

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Rates revenue by type											
General rates	93,550	102,163	108,989	116,062	124,929	134,145	144,494	154,374	163,285	170,176	176,548
Community services rate	4,936	5,070	5,212	5,342	5,476	5,612	5,753	5,902	6,062	6,225	6,387
Kerbside recycling rate	2,899	4,650	7,774	12,492	12,980	13,424	13,886	14,366	14,865	15,385	15,925
Citywide water rate	22,086	24,915	25,466	25,813	26,534	27,593	28,577	29,229	31,286	33,306	35,165
Citywide drainage rate	38,471	41,262	43,152	44,290	46,428	48,695	50,591	52,895	55,496	57,359	59,520
Allanton drainage rate	19	19	19	19	19	19	19	19	19	19	19
Blanket Bay drainage rate	1	1	1	1	1	1	1	1	1	1	1
Curles Point drainage rate	1	1	1	1	1	1	1	1	1	1	1
Private street lighting rate	30	30	32	34	36	38	40	42	45	47	48
Tourism/economic development rate	500	500	500	500	500	500	500	500	500	500	500
Warm Dunedin rate	643	513	518	523	468	393	377	337	266	215	179
	163,136	179,124	191,664	205,077	217,372	230,421	244,239	257,666	271,826	283,234	294,293
	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Rates revenue by activity											
Roading and Footpaths	17,409	17,905	21,421	23,170	27,537	30,733	33,835	38,643	40,292	42,567	43,497
Sewerage and Sewage	32,291	32,190	32,436	32,931	34,015	35,394	36,387	37,975	39,826	41,097	42,640
Stormwater	6,201	9,092	10,736	11,380	12,433	13,321	14,224	14,940	15,690	16,282	16,901
Water Supply	22,086	24,915	25,466	25,813	26,534	27,593	28,577	29,229	31,286	33,306	35,165
Waste Management	3,475	4,650	7,785	12,503	12,984	13,423	16,894	17,895	19,119	20,459	21,517
Reserves and Recreational Facilities	30,694	31,831	33,832	36,306	37,446	38,731	39,723	40,715	41,727	42,502	43,538
Property	8,091	9,155	9,661	11,906	13,325	15,270	17,049	18,501	21,328	21,781	22,594
Galleries, Libraries and Museums	24,877	24,672	24,454	24,907	25,741	26,335	27,036	27,808	28,787	29,609	30,446
Regulatory Services	–	–	–	–	–	–	–	–	–	–	–
Community and Planning	12,199	12,669	12,660	12,754	13,027	13,320	13,651	13,950	14,287	14,618	14,969
Economic Development	5,417	5,402	5,537	5,645	5,759	5,887	6,022	6,163	6,311	6,469	6,625
Governance and Support Services	396	6,643	7,676	7,762	8,571	10,414	10,841	11,847	13,173	14,544	16,401
	163,136	179,124	191,664	205,077	217,372	230,421	244,239	257,666	271,826	283,234	294,293
Rating base information											
The number of rating units	59,065	59,582	60,099	60,615	61,003	61,390	61,776	62,163	62,551	62,900	63,248



**Relevant significant accounting policies**

Rates are set annually by resolution from Council and relate to a financial year. All ratepayers are invoiced within the financial year to which the rates have been set. Rates revenue is recognised when payable.

Revenue from water rates by meter is recognised on an accrual basis based on usage. Unbilled usage, as a result of unread meters at year-end, is accrued on an average usage basis.

Revenue from rates penalties is recognised when the penalty is imposed.

Rates remissions are recognised as a reduction of rates revenue when the Council has received an application that satisfies its rates remission policy.

3 Development and financial contributions

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Development and financial contributions	832	3,467	3,544	3,622	3,702	3,785	3,868	3,718	3,801	3,885	3,973
	832	3,467	3,544	3,622	3,702	3,785	3,868	3,718	3,801	3,885	3,973

Relevant significant accounting policies

Development and financial contributions are recognised as revenue when the Council provides, or is able to provide, the services for which the contribution was charged. Otherwise, development and financial contributions are recognised as liabilities until such time as the Council provides, or is able to provide, the service.

4 Subsidies and grants

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
New Zealand Transport Agency new capital roading subsidies	20,710	9,846	8,293	10,655	9,635	6,296	9,588	7,344	5,434	3,978	4,641
New Zealand Transport Agency renewal roading subsidies	7,698	7,010	6,878	6,141	7,006	6,767	6,523	7,447	7,191	6,929	7,916
New Zealand Transport Agency operational roading subsidies	10,482	10,033	10,254	10,459	10,762	11,074	11,396	11,726	12,066	12,428	12,789
Government and government agency grants	1,378	1,399	1,380	1,420	1,459	1,500	1,542	1,586	1,631	1,679	1,726
Other grants	432	5,004	456	468	480	494	504	518	534	546	561
	40,700	33,292	27,261	29,143	29,342	26,131	29,553	28,621	26,856	25,560	27,633

Relevant significant accounting policies

The Council receives funding assistance from the New Zealand Transport Agency, which subsidises part of the costs of maintenance and capital expenditure on the local roading infrastructure. The subsidies are recognised as revenue upon entitlement, as conditions pertaining to eligible expenditure have been fulfilled.

Other grants received are recognised as revenue when they become receivable unless there is an obligation in substance to return funds if conditions of the grant are not met. If there is such an obligation, the grants are initially recorded as grants received in advance and recognised as revenue when conditions of the grant are satisfied.

5 Financial revenue

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Gain on fair value of investments	1,750	1,026	1,063	1,102	1,142	1,183	1,226	1,271	1,317	1,365	1,415
Dividends received – Dunedin City Holdings Limited	–	–	–	–	–	–	–	–	–	–	–
Dividends received – Waipori Fund	1,531	1,229	1,254	1,280	1,306	1,334	1,362	1,392	1,423	1,454	1,487
Interest received – Dunedin City Holdings Limited	5,902	5,902	5,902	5,902	5,902	5,902	5,902	5,902	5,902	5,902	5,902
Interest received – Waipori Fund	2,053	1,252	997	839	693	648	689	764	841	881	920
Other interest received	330	236	238	239	242	245	248	249	252	254	257
	11,566	9,645	9,454	9,362	9,285	9,312	9,427	9,578	9,735	9,856	9,981

Relevant significant accounting policies

Interest income is accrued on a time basis, by reference to the principal outstanding and at the effective interest rate applicable, which is the rate that exactly discounts estimated future cash receipts through the expected life of the financial asset to that asset's net carrying amount.

Dividend income from investments is recognised when the shareholders' rights to receive payment have been established.

6 Other revenue

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Profit on sale of property, plant and equipment	30	45	–	–	–	–	–	–	–	–	–
Rental from investment properties	7,651	8,223	8,453	8,664	8,881	9,103	9,330	9,573	9,831	10,097	10,359
Gain on fair value of investment property	–	–	–	–	–	–	–	–	–	–	–
Regulatory services rendered	4,649	4,649	4,779	4,898	5,021	5,146	5,275	5,412	5,558	5,708	5,857
Vested assets	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000	3,000
Other fees and charges	47,078	52,491	55,323	56,423	58,449	59,310	60,202	61,830	63,378	64,587	65,742
	62,408	68,408	71,555	72,985	75,351	76,559	77,807	79,815	81,767	83,392	84,958

Relevant significant accounting policies

Revenue is measured at fair value. The specific policies for significant revenue items included in other revenue are explained below:

Rental from investment properties

Lease rentals (net of any incentives given) are recognised on a straight line basis over the term of the lease.

Regulatory services rendered

Fees and charges for building and resource consent services are recognised on a percentage completion basis with reference to the recoverable costs incurred at balance date.

Vested assets

For assets received for no or nominal consideration, the asset is recognised at its fair value when the Council obtains control of the asset. The fair value of the asset is recognised as revenue, unless there is a use or return condition attached to the asset.



**Gain on fair value of investment property**

Investment properties are held primarily to earn lease revenue and/or for capital growth. All investment properties are measured at fair value, determined annually by an independent registered valuer. Any gain or loss arising is recognised in the surplus or deficit for the period in which the gain or loss arises. Investment properties are not depreciated.

Other fees and charges

Entrance fees are charged to users of the Council's local facilities, such as pools, museum exhibitions and Dunedin Chinese Garden. Revenue from entrance fees is recognised upon entry to such facilities.

Fees for disposing of waste at the Council's landfill are recognised as waste is disposed by users.

Infringement fees and fines which mostly relate to traffic and parking infringements, and library overdue book fines, are recognised when the infringement notice is issued or when the fines/penalties are otherwise imposed.

Rental income from operating leases, such as social housing, is recognised on a straight line basis over the term of the relevant lease.

Revenue from the sale of goods is recognised when significant risks and rewards of owning the goods are transferred to the buyer, when the revenue can be measured reliably and when management effectively ceases involvement or control.

Revenue from other services rendered is recognised when it is probable that the economic benefits associated with the transaction will flow to the entity. The stage of completion at balance date is assessed based on the value of services performed to date as a percentage of the total services to be performed.

7 Other expenses

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Operations and maintenance	68,291	67,667	70,470	77,795	79,870	82,346	86,332	89,110	93,632	96,100	99,144
Occupancy costs	26,235	27,875	29,315	30,687	31,653	32,965	34,357	35,771	39,064	40,456	41,807
Consumables and general	23,534	23,814	24,906	26,174	27,845	28,659	29,209	29,748	30,931	31,496	32,417
Grants and subsidies	10,790	10,243	10,444	10,485	10,614	10,855	11,103	11,333	11,569	11,824	12,071
	128,850	129,599	135,135	145,141	149,982	154,825	161,001	165,962	175,196	179,876	185,439

Relevant significant accounting policies**General grants**

Non-discretionary grants are grants that awarded if the grant application meets the specified criteria and are recognised as expenditure when an application that meets the specified criteria for the grant has been received.

Discretionary grants are grants where the Council has no obligation to award on receipt of the grant application and are recognised as expenditure when approved by the Council and the approval has been communicated to the applicant.

Operating lease expenses

An operating lease is a lease that does not transfer substantially all the risks and rewards incidental to ownership of an asset. Lease payments under an operating lease are recognised as an expense on a straight-line basis over the lease term. Lease incentives received are recognised in the surplus or deficit as a reduction of rental expense over the lease term.

Finance leases

Leases are classified as finance leases whenever the terms of the lease transfer substantially all the risks and rewards of ownership to the lessee whether or not title is eventually transferred.

Assets held under finance leases are recognised as assets of the Group at their fair value or, if lower, at the present value of the minimum lease payments, each determined at the inception of the lease. The corresponding liability to the lessor is included in the balance sheet as a finance lease obligation. Lease payments are apportioned between finance charges and reduction of the lease obligation so as to achieve a constant rate of interest on the remaining balance of the liability.

Research and development

Expenditure on research activities is recognised as an expense in the period in which it is incurred.

8 Audit fees

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Fees paid to Audit New Zealand for;											
Financial statements	191	200	206	210	216	221	227	233	239	246	252
Long-term plan audit	123	43	–	130	46	–	140	50	–	151	54
	314	243	206	340	262	221	367	283	239	397	306

9 Financial expenses

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Interest paid to subsidiaries	12,051	9,943	10,836	12,792	14,615	16,454	18,137	19,571	20,825	21,881	22,949
	12,051	9,943	10,836	12,792	14,615	16,454	18,137	19,571	20,825	21,881	22,949

Relevant significant accounting policies

Borrowing costs directly attributable to the acquisition, construction or production of qualifying assets, which are assets that necessarily take a substantial period of time to get ready for their intended use or sale, are added to the cost of those assets, until such time as the assets are substantially ready for their intended use or sale.

All other borrowing costs are recognised as an expense in the financial year in which they are incurred.



10 Depreciation and amortisation

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Depreciation and amortisation expense by group of activity											
Roading and Footpaths	23,428	24,957	24,145	24,437	24,601	24,628	24,845	25,009	25,699	27,043	28,296
Sewerage and Sewage	12,188	13,058	13,766	13,824	14,218	14,744	15,214	15,912	16,611	17,294	17,948
Stormwater	4,380	4,693	5,525	5,634	6,197	6,598	7,030	7,353	7,736	8,016	8,315
Water Supply	14,023	15,024	14,888	14,905	15,218	15,815	16,307	16,382	17,650	18,854	19,892
Waste Management	491	582	978	1,496	1,761	2,063	2,627	2,869	3,121	3,403	3,401
Reserves and Recreational Facilities	4,686	4,956	5,784	7,216	7,658	8,397	8,654	8,888	9,094	9,051	9,283
Property	10,435	10,372	10,744	12,008	13,122	14,095	15,263	16,445	16,180	16,303	17,019
Galleries, Libraries and Museums	1,365	1,095	1,045	1,027	1,063	1,109	1,239	1,389	1,710	1,868	2,049
Regulatory Services	409	280	98	107	139	206	232	249	282	319	398
Community and Planning	15	8	8	8	7	7	8	8	9	5	5
Economic Development	47	24	41	34	34	34	37	36	34	34	35
Governance and Support Services	1,822	1,470	1,476	1,427	1,769	2,352	2,648	3,149	3,595	4,067	4,528
	73,289	76,519	78,498	82,123	85,787	90,048	94,104	97,689	101,721	106,257	111,169

11 Total group expenditure

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Roading and Footpaths	50,969	53,234	53,053	54,591	56,062	57,442	58,944	60,318	62,120	64,572	66,927
Sewerage and Sewage	33,629	33,087	33,363	33,882	34,992	36,400	37,421	39,041	40,929	42,237	43,815
Stormwater	9,089	9,215	10,862	11,510	12,566	13,458	14,365	15,085	15,840	16,437	17,061
Water Supply	29,873	30,830	31,588	32,094	32,991	34,237	35,407	36,271	38,567	40,835	42,927
Waste Management	13,599	16,424	18,342	25,845	27,445	27,384	31,026	32,400	33,831	35,229	36,328
Reserves and Recreational Facilities	36,633	37,410	40,074	43,285	44,600	46,064	47,238	48,426	49,646	50,635	51,882
Property	34,603	33,965	35,180	38,221	40,405	43,109	45,667	47,949	51,660	53,023	54,741
Galleries, Libraries and Museums	27,120	26,177	26,750	27,252	28,145	28,781	29,524	30,342	31,369	32,241	33,126
Regulatory Services	17,290	17,104	17,295	17,645	18,080	18,537	19,013	19,458	19,999	20,515	21,116
Community and Planning	14,073	15,034	14,595	14,845	15,059	15,516	15,786	16,259	16,538	17,054	17,341
Economic Development	5,928	5,824	5,971	6,090	6,215	6,354	6,501	6,654	6,816	6,988	7,157
Governance and Support Services	44,851	43,262	44,998	45,455	46,871	49,663	50,703	52,212	54,533	55,788	57,649
Total expenditure per activity	317,657	321,566	332,071	350,715	363,431	376,945	391,595	404,415	421,848	435,554	450,070
Less: Internal expenditure	(35,181)	(35,297)	(36,285)	(37,273)	(38,229)	(39,187)	(40,166)	(41,209)	(42,324)	(43,466)	(44,596)
Total expenditure per financial statements	282,476	286,269	295,786	313,442	325,202	337,758	351,429	363,206	379,524	392,088	405,474

12 Taxation

Relevant significant accounting policies

The tax expense represents the sum of the tax currently payable and deferred tax.

The tax currently payable is based on taxable profit for the year. Taxable profit differs from net surplus as reported in the Statement of Comprehensive Revenue and Expense because it excludes items of income or expense that are taxable or deductible in other years and it further excludes items that are never taxable or deductible. The Council's liability for current tax is calculated using tax rates that have been enacted by the balance sheet date.

Deferred tax is the tax expected to be payable or recoverable on differences between the carrying amounts of assets and liabilities in the financial statements and the corresponding tax bases used in the computation of taxable profit, and is accounted for using the balance sheet liability method.

Deferred tax liabilities are generally recognised for all taxable temporary differences and deferred tax assets are recognised to the extent that it is probable that taxable profits will be available against which deductible temporary differences can be utilised. Such assets and liabilities are not recognised if the temporary difference arises from goodwill or from the initial recognition (other than in a business combination) of other assets and liabilities in a transaction that affects neither the tax profit nor the accounting profit.

Deferred tax liabilities are recognised for taxable temporary differences arising on investments in subsidiaries and associates, and interests in joint ventures, except where the Council is able to control the reversal of the temporary difference and it is probable that the temporary difference will not reverse in the foreseeable future.

The carrying amount of deferred tax assets is reviewed at each balance sheet date and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow all or part of the asset to be recovered.

Deferred tax is calculated at the tax rates that are expected to apply in the period when the liability is settled or the asset is realised. Deferred tax is charged or credited in the surplus or deficit, except when it relates to items charged or credited directly to equity, in which case the deferred tax is also dealt with in equity.

13 Equity

	Forecast 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Accumulated Funds											
Opening balance	1,692,509	1,695,305	1,703,242	1,711,545	1,718,490	1,728,528	1,737,158	1,750,792	1,767,142	1,781,751	1,795,724
Surplus/(deficit)	2,966	8,117	8,141	7,197	10,300	8,902	13,914	16,640	14,911	14,288	15,813
Net transfers from/(to) restricted reserves	(170)	(180)	162	(252)	(262)	(272)	(280)	(290)	(302)	(315)	(325)
Closing balance	1,695,305	1,703,242	1,711,545	1,718,490	1,728,528	1,737,158	1,750,792	1,767,142	1,781,751	1,795,724	1,811,212
Revaluation reserves											
Opening balance	1,420,815	1,505,815									
			1,568,815	1,631,815	1,707,815	1,770,815	1,833,815	1,909,815	1,972,815	2,035,815	2,111,815
Property plant and equipment revaluations	85,000	63,000	63,000	76,000	63,000	63,000	76,000	63,000	63,000	76,000	63,000
Closing balance	1,505,815	1,568,815	1,631,815	1,707,815	1,770,815	1,833,815	1,909,815	1,972,815	2,035,815	2,111,815	2,174,815
Restricted reserves											
Opening balance	10,307	10,477	10,657	10,495	10,747	11,009	11,281	11,561	11,851	12,153	12,468
Net transfers from/(to) accumulated funds	170	180	(162)	252	262	272	280	290	302	315	325
Closing balance	10,477	10,657	10,495	10,747	11,009	11,281	11,561	11,851	12,153	12,468	12,793



	Forecast 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Cash flow hedge reserves											
Opening balance	(2,052)	(480)	–	–	–	–	–	–	–	–	–
Gains/(losses) on interest rate swaps	1,572	480	–	–	–	–	–	–	–	–	–
Closing balance	(480)	–	–	–	–	–	–	–	–	–	–
	3,211,117	3,282,714	3,353,855	3,437,052	3,510,352	3,582,254	3,672,168	3,751,808	3,829,719	3,920,007	3,998,820

Activity and output group	Purpose	Opening Balance 2021 \$000	Transfers Inwards 2021-2031 \$000	Transfers Outwards 2021-2031 \$000	Closing Balance 2031 \$000
Roading and Footpaths					
Transport	Roading property reserve for property purchases	156	6,026	(6,009)	173
Sewerage and Sewage					
Wastewater	Water development and operational reserves	46	25,834	(25,831)	49
Waste Management					
Landfills	Waste minimisation projects	578	8,796	(7,516)	1,858
Reserves and Recreational Facilities					
Cemeteries and Crematorium	To maintain cemeteries and specific burial plots and mausoleums	2,207	231	–	2,438
Dunedin Botanic Garden	Aviary Bird Fund operations reserve	27	3	–	30
	Clive R. B. Lister Capital to maintain the Clive Lister Garden	246	26	–	272
	Mediterranean Garden development reserve	16	2	–	18
Parks and Recreation	Reserve of development contributions for playgrounds, specific Parks and Subdivision reserves	(129)	5,536	(5,549)	(142)
	To maintain specific reserve areas	1,619	169	–	1,788
Property					
Housing	Operational housing reserve	2,119	222	–	2,341
Investment Property	Endowment property investment reserve	1,104	116	–	1,220
Miscellaneous Property	Air Development to develop the Taieri aerodrome	381	40	–	421
Galleries, Libraries and Museums					
Dunedin Public Art Gallery	Art Gallery funded operations reserves	998	105	–	1,103
Dunedin Public Libraries	To extend the Reed and other library collections	745	77	–	822
Regulatory Services					
Animal Services	Dog Control operations reserve	13	1	–	14
Governance and Support Services					
Finance	Insurance reserve	317	33	–	350
Other	Hillary Commission General Subsidies Reserve	34	4	–	38
		10,477	47,220	(44,905)	12,793

Equity is the community's interest in the Council and is measured as the difference between total assets and total liabilities. Equity is disaggregated and classified into components. The components are accumulated funds, revaluation reserves, restricted reserves, cash flow hedge reserves.

Relevant significant accounting policies

Restricted reserves are a component of equity generally representing a particular use to which various parts of equity have been assigned. Reserves may be legally restricted or created by the Council.

Restricted reserves include those subject to specific conditions accepted as binding by the Council and which may not be revised by the Council without reference to the Courts or a third party. Transfers from these reserves may be made only for certain specified purposes or when certain specified conditions are met.

Also included in restricted reserves are reserves restricted by Council decision. The Council may alter them without reference to any third party or the Courts. Transfers to and from these reserves are at the discretion of the Council.

The hedging reserve comprises the effective portion of the cumulative net change in the fair value of the cash flow hedging instruments relating to interest payments and foreign exchange transactions that have not yet occurred.

14 Cash and cash equivalents

Relevant significant accounting policies

Cash and cash equivalents include cash on hand, deposits held at call with banks, other short-term highly liquid investments with original maturities of three months or less, and bank overdrafts. Bank overdrafts are shown within borrowings in current liabilities in the statement of financial position.

15 Trade and other receivables and term receivables

Relevant significant accounting policies

Short-term receivables are recorded at the amount due, less an allowance for expected credit losses (ECL) and impaired credit losses. The Council applies the simplified ECL model of recognising lifetime ECL for receivables.

In measuring ECLs, trade receivables are grouped based on similar credit risk and aging. A provision matrix is then established based on historical credit loss experience, adjusted for forward looking factors specific to the debtors and the economic environment.

The Dunedin City Council does not provide for any impairment on rates receivable as it has various powers under the Local Government (Rating) Act 2002 to recover any outstanding debts. These powers allow the Council to commence legal proceedings to recover any rates that remain unpaid four months after the due date for payment. If payment has not been made within three months of the Court's judgement, then the Council can apply to the Registrar of the High Court to have the judgement enforced by sale or lease of the rating unit.

Rates are "written-off":

- when remitted in accordance with the Council's rates and remission policy; and
- in accordance with the write-off criteria of sections 90A (where rates cannot be reasonably recovered) and 90B (in relation to Māori freehold land) of the Local Government (Rating) Act 2002.

Other receivables are written-off when there is no reasonable expectation of recovery.

16 Inventories

Relevant significant accounting policies

Inventories are stated at the lower of cost and net realisable value. Cost comprises direct materials and, where applicable, direct labour costs and those overheads that have been incurred in bringing the inventories to their present location and condition. Cost is calculated using the weighted average method. Net realisable value represents the estimated selling price less all estimated costs of completion and costs to be incurred in marketing, selling and distribution.





17 Non-current assets held for sale

Relevant significant accounting policies

Non-current assets are classified as held for sale if their carrying amount will be recovered principally through a sale transaction rather than through continuing use. They are measured at the lower of their carrying amount and fair value less costs to sell.

Any impairment losses for write-downs are recognised in the surplus or deficit.

Any increases in fair value (less costs to sell) are recognised up to the level of any impairment losses that have been previously recognised.

Non-current assets are not depreciated or amortised while they are classified as held for sale (including those that are part of a disposal group).

18 Other financial assets

	Forecast 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Other current financial assets											
Waipori Fund interest bearing securities	6,428	5,928	5,964	6,022	6,074	6,126	6,183	6,246	6,318	6,394	6,473
	6,428	5,928	5,964	6,022	6,074	6,126	6,183	6,246	6,318	6,394	6,473
Other non-current financial assets											
Waipori Fund interest bearing securities	38,979	38,979	39,215	39,599	39,941	40,282	40,655	41,074	41,542	42,046	42,564
Waipori Fund equity investments	52,516	54,043	54,370	54,902	55,377	55,848	56,364	56,947	57,595	58,294	59,011
Other shares	481	481	481	481	481	481	481	481	481	481	481
Advances to subsidiaries	112,000	112,000	112,000	112,000	112,000	112,000	112,000	112,000	112,000	112,000	112,000
	203,977	205,503	206,066	206,982	207,799	208,611	209,500	210,502	211,618	212,821	214,056
	210,405	211,431	212,030	213,004	213,873	214,737	215,683	216,748	217,936	219,215	220,529

Relevant significant accounting policies

Investments are recognised and derecognised on a trade date where a purchase or sale of an investment is under a contract whose terms require delivery of the investment within the timeframe established by the market concerned, and are initially measured at cost, including transaction costs.

Investments in debt and equity securities are financial instruments classified as held for trading and are measured at fair value in the surplus or deficit at balance date. Any resultant gains or losses are recognised in the surplus or deficit for the period.

Loans and advances are financial instruments that are measured at amortised cost using the effective interest method. This type of financial instrument includes deposits, term deposits, inter company loans, community loans and mortgages.

19 Accounts payable, accrued expenditure and employee entitlements

Relevant significant accounting policies

Trade and other payables are stated at cost.

Short-term employee entitlements

Employee benefits that are expected to be settled wholly before twelve months after the reporting period in which the employees render the related service are measured based on accrued entitlements at current rates of pay. These include salaries and wages accrued up to balance date and annual leave earned to but not yet taken at balance date.

The Council recognises a liability for sick leave to the extent that absences in the coming year are expected to be greater than the sick leave entitlements earned in the coming year.

The current portion of the retirement gratuities provision has been calculated on an actuarial basis and is based on the reasonable likelihood that it will be earned by employees and paid by the Council.

20 Term loans

Relevant significant accounting policies

Borrowings are initially recorded net of directly attributable transaction costs. Finance charges, premiums payable on settlement or redemption and direct costs are accounted for on an accrual basis to the surplus or deficit using the effective interest method.

21 Provisions

Relevant significant accounting policies

Entitlements to the non-current portion of accrued long service leave and retirement gratuities are calculated on an actuarial basis and are based on the reasonable likelihood that they will be earned by employees and paid by the Council.

A provision is recognised in the balance sheet when the Council has a present legal or constructive obligation as a result of a past event, and it is probable that an outflow of economic benefits will be required to settle the obligation.

Provisions for restructuring costs are recognised when the Council has a detailed formal plan for the restructuring that has been communicated to affected parties.

22 Property, plant and equipment

Relevant significant accounting policies

Property, plant and equipment are those assets held by the Council for the purpose of carrying on its business activities on an ongoing basis.

Operational assets

These include land, buildings, improvements, library books, plant and equipment, and motor vehicles.

Land and buildings

Land and buildings are stated at revalued amounts being fair value at date of valuation less any subsequent accumulated depreciation and subsequent accumulated impairment losses. The revaluations are performed by an independent valuer on a three-yearly cycle.

Fixed plant and equipment

Fixed plant and equipment is stated at cost, less any subsequent accumulated depreciation and any accumulated impairment losses.

Vehicles, mobile plant

Motor vehicles and other mobile plant and equipment are stated at cost less any subsequent accumulated depreciation and any accumulated impairment losses.

Office equipment

Office equipment and fittings are stated at cost less any subsequent accumulated depreciation less any accumulated impairment losses.





Library collection

Library collections are stated at cost less any subsequent accumulated depreciation and any impairment losses.

Infrastructural assets

Infrastructure assets are the fixed utility systems owned by the Council. Each asset type includes all items that are required for the network to function; for example, sewer reticulation includes reticulation piping and sewer pump stations.

Land is stated at revalued amounts being fair value at date of valuation less any subsequent accumulated impairment losses. The revaluations are performed by an independent valuer on a three yearly cycle.

Landfill assets being earthworks, plant and machinery and the estimate of site restoration, are stated at cost less any accumulated depreciation and any accumulated impairment losses. The useful life of the Green Island Landfill is considered to be the period of time to the expiring of the associated consents in 2023.

Roadways and bridges have been stated at their revalued amounts being fair value based on depreciated replacement cost as at the date of valuation less any subsequent accumulated depreciation and subsequent accumulated impairment losses. Roadways and bridges are valued annually by an independent valuer.

Plant and facilities have been stated at their revalued amounts being fair value based on depreciated replacement cost as at the date of valuation less any subsequent accumulated depreciation and subsequent accumulated impairment losses. Plant and facilities are valued annually in-house and peer reviewed by an independent valuer. Additions are recorded at cost and depreciated.

Reticulation assets, being the reticulation system and networks of water and drainage, have been stated at their revalued amounts being fair value based on depreciated replacement cost as at the date of valuation less any subsequent accumulated depreciation and subsequent accumulated impairment losses. Reticulation assets are valued annually in-house and peer reviewed by an independent valuer.

Restricted assets

Restricted assets are parks and reserves owned by the Council which cannot be disposed of because of legal or other restrictions, and provide a benefit or service to the community.

Land, buildings and structures are stated at revalued amounts being fair value at date of valuation less any subsequent accumulated depreciation and subsequent accumulated impairment losses. The revaluations are performed by an independent valuer on a three yearly cycle.

Hard surfaces and reticulation systems are stated at revalued amounts being fair value at date of valuation less any subsequent accumulated depreciation and subsequent accumulated impairment losses. The revaluations are performed by an independent valuer on a three yearly cycle.

Road reserve land is stated at revalued amounts being fair value at date of valuation less any subsequent accumulated depreciation and subsequent accumulated impairment losses. Revaluations are performed by an independent valuer on a three yearly cycle.

Playground and soft-fall areas are stated at revalued amounts being fair value at date of valuation less any subsequent accumulated depreciation and subsequent accumulated impairment losses. Revaluations are performed by an independent valuer on a four yearly cycle.

Fixed plant and equipment has been stated at their deemed cost being fair value at the date of valuation based on depreciated replacement cost less any subsequent accumulated depreciation and subsequent accumulated impairment losses.

Additions are recorded at cost and depreciated.

Heritage assets

These include, but are not limited to, assets held by the Council subject to deeds of agreement, terms and conditions of bequests, donations, trusts or other restrictive legal covenants. The Council's control of these assets is restricted to a management/custodial role.

Heritage assets included are the Art Gallery Collection at the Dunedin Public Art Gallery, the Theomin Collection at Olveston, the Toitū Otago Settlers Museum and the monuments, statues and outdoor art as well as land and buildings of the railway station and Olveston.

Except land and buildings, all other heritage assets are stated at cost less any subsequent accumulated depreciation and accumulated impairment losses.

Vested assets

Vested assets are fixed assets given to the Council by a third party and could typically include water, drainage and roading assets created in the event of a subdivision. Vested assets also occur in the event of the donation of heritage or art assets by third parties. The value of assets vested are recorded at fair value which could include as sale or acquisition the cost price to the third party to create or purchase that asset and equates to its fair value at the date of acquisition. Vested assets, other than those pertaining to collections, are subsequently depreciated.

Revaluations

Revaluations are performed with sufficient regularity such that the carrying amount does not differ materially from that which would be determined using fair values at the balance sheet date.

Revaluation increases and decreases relating to individual assets within a class of assets are offset. Revaluation increases and decreases in respect of assets in different classes are not offset.

Where the carrying amount of a class of assets is increased as a result of a revaluation, the net revaluation increase is credited to the revaluation reserve. The net revaluation increase shall be recognised in the surplus or deficit to the extent that it reverses a net revaluation decrease of the same class of assets previously recognised in the surplus or deficit. A net revaluation decrease for a class of assets is recognised in the surplus or deficit, except to the extent it reverses a revaluation increase previously recognised in the revaluation reserve to the extent of any credit balance existing in the revaluation reserve in respect of the same class of asset.

Derecognition

Items of property, plant and equipment are derecognised upon disposal or when no future economic benefits are expected to arise from the continued use of the asset.

Any gain or loss arising on derecognition of the asset (calculated as the difference between the net disposal proceeds and the carrying amount of the item) is included in the surplus or deficit in the year the item is derecognised.

Depreciation

Depreciation has been charged so as to write off the cost or valuation of assets, other than land, properties under construction and capital work in progress, on the straight line basis (SL). Rates used have been calculated to allocate the asset's cost or valuation less estimated residual value over their estimated remaining useful lives.

Where parts of an item of property, plant and equipment have different useful lives, they are accounted for as separate items of property, plant and equipment.

Depreciation commences when the assets are ready for their intended use.

Depreciation on revalued assets, excluding land, is charged to the Statement of Comprehensive Revenue and Expense. On the subsequent sale or retirement of a revalued asset, the attributable revaluation surplus remaining in the appropriate property revaluation reserve is transferred directly to retained earnings.

Assets held under finance leases are depreciated over their expected useful lives on the same basis as owned assets, or where shorter, over the term of the relevant lease.

23 Investment property

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Rental from investment properties	7,651	8,223	8,453	8,664	8,881	9,103	9,330	9,573	9,831	10,097	10,359
Investment property operating expenses	(3,096)	(3,522)	(3,645)	(3,756)	(3,886)	(4,021)	(4,162)	(4,306)	(4,458)	(4,599)	(4,737)
	4,555	4,701	4,808	4,908	4,995	5,082	5,168	5,267	5,373	5,498	5,622
Plus internal rental for car-park buildings	1,007	1,007	1,036	1,061	1,088	1,115	1,143	1,173	1,204	1,237	1,269
Less internal management fees and salaries	(531)	(531)	(546)	(559)	(573)	(588)	(602)	(618)	(635)	(652)	(669)
	476	476	490	502	515	527	541	555	569	585	600
Net income	5,031	5,177	5,298	5,410	5,510	5,609	5,709	5,822	5,942	6,083	6,222



**Relevant significant accounting policies**

Investment property is property held to earn rentals and/or for capital appreciation. All investment properties are stated at fair value, as determined annually by independent valuers at the balance sheet date.

Gains or losses arising from changes in the fair value of investment properties are recognised in the surplus or deficit for the period in which the gain or loss arises.

24 Derivative financial instruments

The Council's activities expose it primarily to the financial risks of changes in interest rates. The Council uses interest rate swap contracts to hedge these exposures.

The Council does not use derivative financial instruments for speculative purposes. However, derivatives that do not qualify for hedge accounting, under the specific IFRS rules, are accounted for as trading instruments with fair value gains/losses being taken directly to the surplus or deficit.

The use of financial derivatives is governed by Council's policies which provide written principles on the use of financial derivatives.

Derivative financial instruments are recognised initially at fair value. Subsequent to initial recognition derivative financial instruments are re-measured at fair value.

Changes in the fair value of derivative financial instruments that are designated and effective as hedges of future cash flows are recognised directly in equity and the ineffective portion is recognised immediately in the surplus or deficit. If the cash flow hedge of a firm commitment or forecasted transaction results in the recognition of an asset or a liability, then, at the time the asset or liability is recognised, the associated gains or losses on the derivative that had previously been recognised in equity are included in the initial measurement of the asset or liability. For hedges that do not result in the recognition of an asset or a liability, amounts deferred in equity are recognised in the surplus or deficit in the same period in which the hedged item affects net surplus or deficit.

For an effective hedge of an exposure to changes in the fair value, the hedged item is adjusted for changes in fair value attributable to the risk being hedged with the corresponding entry in the surplus or deficit. Gains or losses from re-measuring the derivative, or for non-derivatives the foreign currency component of its carrying amount, are recognised in the surplus or deficit.

Changes in the fair value of derivative financial instruments that do not qualify for hedge accounting are recognised in the surplus or deficit as they arise. Derivatives not designated into an effective hedge relationship are classified as current assets or liabilities.

Hedge accounting is discontinued when the hedging instrument expires or is sold, terminated, or exercised, or no longer qualifies for hedge accounting. At that time, any cumulative gain or loss on the hedging instrument recognised in equity is retained in equity until the forecasted transaction occurs. If a hedged transaction is no longer expected to occur, the net cumulative gain or loss recognised in equity is transferred to the surplus or deficit for the period.

Derivatives embedded in other financial instruments or other host contracts are treated as separate derivatives when their risks and characteristics are not closely related to those of host contracts and the host contracts are not carried at fair value with unrealised gains or losses reported in the surplus or deficit.

DUNEDIN CITY COUNCIL

Prospective Information for the years ended 30 June 2022 – 2031

The Council has not presented group prospective financial statements. The prospective financial statements are for core Council only.

The main purpose of prospective financial statements in the 10 year plan is to provide users with information about the core services that the Council intends to provide ratepayers, the expected cost of those services and, as a consequence, how much the Council requires by way of rates to fund the intended levels of service. The level of rates funding required is not affected by subsidiaries except to the extent that the Council obtains distributions from, or further invests in, those subsidiaries. Such effects are included in the prospective financial statements of the Council.

The forecast financial statements have been prepared in accordance with the Local Government Act 2002.

The Local Government Act 2002 requires a council to, at all times, have a long-term plan under s 93, which covers a period of not less than 10 consecutive financial years; and includes the information required by Part 1 of Schedule 10.

Under Section 93 of the Local Government Act 2002, the purpose of a long term plan is to:

- a. describe the activities of the local authority; and
- b. describe the community outcomes of the local authority's district or region; and
- c. provide integrated decision-making and co-ordination of the resources of the local authority; and
- d. provide a long-term focus for the decisions and activities of the local authority; and
- e. provide a basis for accountability of the local authority to the community.

The Council adopted the 10 year plan on 30 June 2021.

The Council is responsible for the forecast financial statements including the appropriateness of the underlying assumptions and other disclosures.

Nature of prospective information

The forecast financial statements are prepared in accordance with Tier 1 Public Benefit Entity Financial Reporting Standard 42. They are prepared on the basis of best-estimate assumptions as to future events, which the Council expects to take place in June 2021.

Cautionary note

The forecast financial statements are prospective financial information. Actual results are likely to vary from the information presented, and the variations may be material.

The following assumptions, which have a level of uncertainty of high, could lead to a material difference to the prospective financial statements. The uncertainties could lead to additional rates revenue and/or debt to the extent that budgets cannot be reprioritised.

- COVID-19 – Impacts of COVID-19 on DCC population, dwelling and rating projections – impacts of higher or lower growth than projected are an increase or decrease in demand for services and infrastructure creating

potential for under or overspend of the 10 year plan budget.

- COVID-19 – Impacts of COVID-19 on projected visitor numbers on a peak day – the potential impact of lower or higher than anticipated visitor growth are impacts on the timing/demand for infrastructure and on the composition of the Dunedin economy.
- COVID-19 – Impacts of COVID-19 on the Dunedin economy – potential impacts of slower than anticipated economic growth could lead to financial pressure on DCC.
- CLIMATE CHANGE – Carbon Zero 2030 target
- RESILIENCE AND CIVIL DEFENCE – Resilience to emergencies – if a significant disaster occurs that exceeds the DCC's ability to respond.

The following assumption, which has a level of uncertainty of high, could lead to a material difference to the prospective financial statements. The uncertainty could lead to assets being transferred to a new entity. This would impact on operating revenues, operating costs, assets, debt, the Financial Strategy and the Infrastructure Strategy.

- FUTURE LEGISLATIVE CHANGES – Proposed 3 Waters reform

Extent to which prospective information incorporates actual results

The period covered by the 10 year plan contains no actual operating results, but the forecast balance sheet is extrapolated from the audited Statement of Financial Position included in the Dunedin City Council Annual Report as at 30 June 2020.

Basis of underlying assumptions

The 10 year plan brings together summary information from several vastly detailed and comprehensive strategic planning processes. There are a number of Council strategies, plans and policies that guide the Council's decision-making and influence the content of this plan.

All Council groups of activities have prepared Group Management Plans. These plans have been prepared using standard templates and business assumptions. The most significant business assumption is the provision of the same level of service, which implies there will be no termination of service for any activity.



DUNEDIN CITY COUNCIL

10 Year Plan Disclosure Statement for the years ended 30 June 2022 – 2031**What is the purpose of this Statement?**

The purpose of this statement is to disclose the Council's planned financial performance in relation to various benchmarks to enable the assessment of whether the Council is prudently managing its revenues, expenses, assets, liabilities, and general financial dealings.

The Council is required to include this statement in its long-term plan in accordance with the Local Government (Financial Reporting and Prudence) Regulations 2014 (the regulations). Refer to the regulations for more information, including definitions of some of the terms used in this statement.

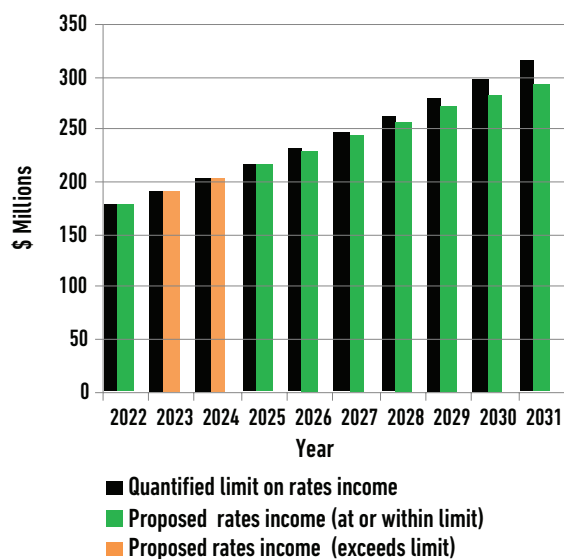
Rates Affordability Benchmark

The Council meets the rates affordability benchmark if –

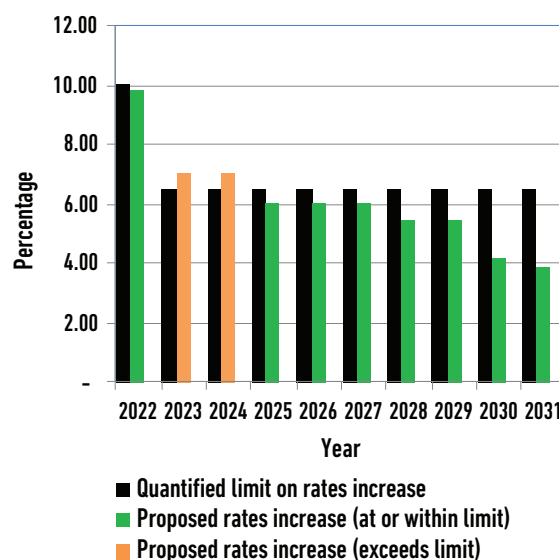
- Its planned rates income equals or is less than each quantified limit on rates; and
- Its planned rates increases equal or are less than each quantified limit on rates increases.

Rates (Income) Affordability

The following graph compares the Council's planned rates with a quantified limit on rates contained in the financial strategy included in the Council's long-term plan. The quantified limit is \$179 million for the 2021/22 year.

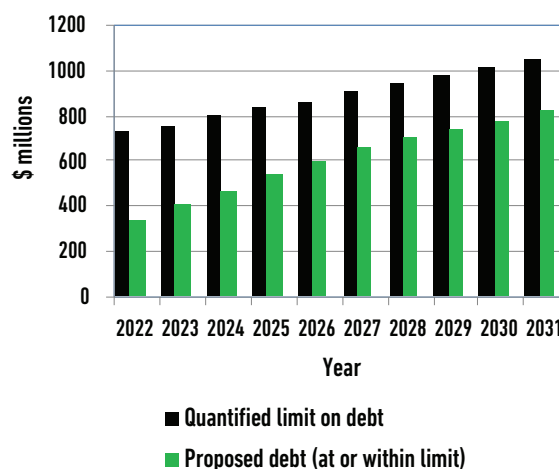
**Rates (Increases) Affordability**

The following graph compares the Council's planned rates increases with a quantified limit on rates increases contained in the financial strategy included in the Council's long term plan. The quantified limit is 10.0% for the 2021/22 year. Please refer to the financial strategy for the quantified limits for the remaining nine years.

**Debt Affordability Benchmark**

The Council meets the debt affordability benchmark if its planned borrowing is within each quantified limit on borrowing.

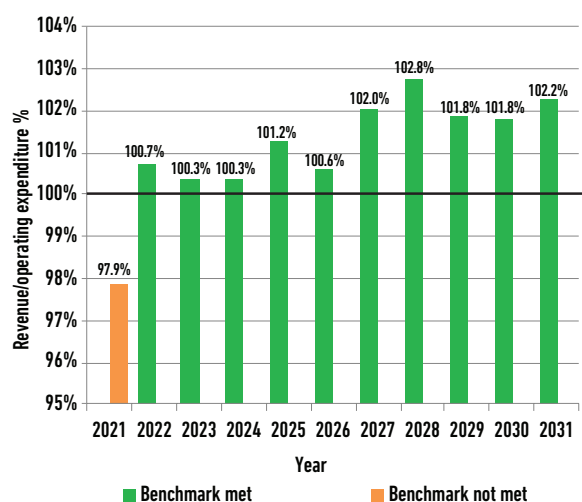
The following graph compares the Council's planned debt with a quantified limit on borrowing contained in the financial strategy included in the Council's long term plan. The quantified limit is \$736 million for the 2021/22 year. Please refer to the financial strategy for the quantified limits for the remaining nine years.



Balanced Budget Benchmark

The following graph displays the Council's planned revenue (excluding development contributions, financial contributions, vested assets, gains on derivative financial instruments and revaluations of property, plant or equipment) as a proportion of planned operating expenses (excluding losses on derivative financial instruments and revaluations of property, plant or equipment).

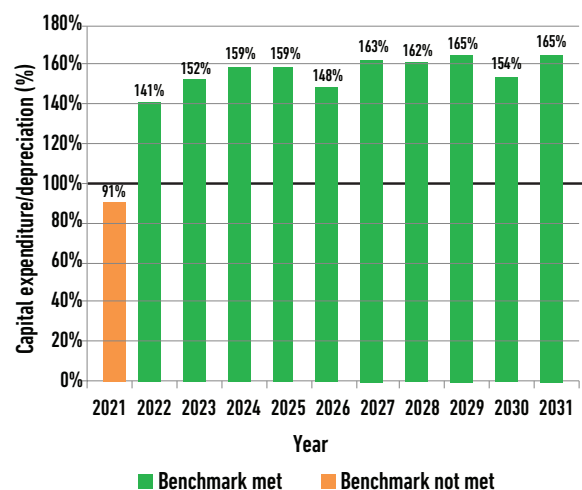
The Council meets the balanced budget benchmark if its planned revenue equals or is greater than its planned operating expenses.



Essential Services Benchmark

The following graph displays the Council's planned capital expenditure on network services as a proportion of expected depreciation on network services.

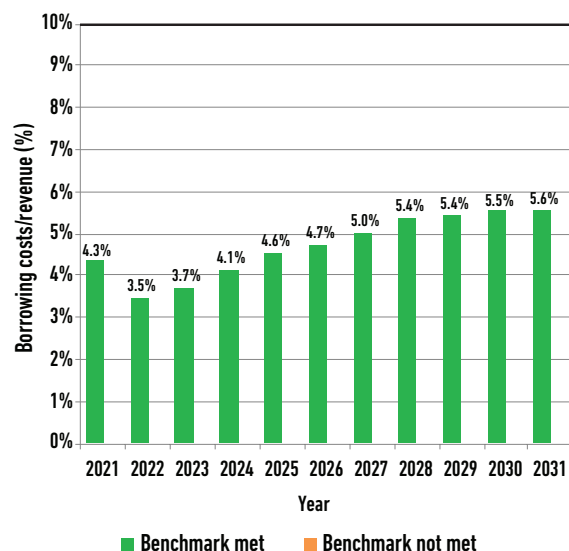
The Council meets the essential services benchmark if its planned capital expenditure on network services equals or is greater than expected depreciation on network services.



Debt Servicing Benchmark

The following graph displays the Council's planned borrowing costs as a proportion of planned revenue (excluding development contributions, financial contributions, vested assets, gains on derivative financial instruments, and revaluations of property, plant or equipment).

Because Statistics New Zealand projects the Council's population will grow more slowly than the national population is expected to grow, it meets the debt servicing benchmark if its planned borrowing costs equal or are less than 10% of its revenue.



hōtaka whakapauka pūtea haupū rawa 10 tau 10 year capital expenditure programme

Capital expenditure programme

Community and planning

Economic development

Galleries, libraries and museums

Governance and support

Property

Regulatory services

Reserves and recreational facilities

Roading and footpaths

Three waters

Waste management



DUNEDIN CITY COUNCIL

Capital Expenditure Programme

Group of Activity	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	10 Year Total \$000
Community and Planning	355	971	405	201	506	203	507	214	507	205	4,074
Economic Development	265	5	16	5	84	6	–	–	6	–	387
Galleries, Libraries and Museums	2,363	2,252	2,075	1,574	1,582	1,727	3,174	1,725	1,772	2,061	20,305
Governance and Support Services	4,652	5,152	4,914	5,117	4,376	5,301	4,726	4,597	4,912	3,532	47,279
Property	21,800	23,681	26,723	24,086	27,396	29,502	21,736	19,112	19,588	21,212	234,836
Regulatory Services	300	366	343	731	372	401	378	414	839	443	4,587
Reserves and Recreational Facilities	25,729	19,625	11,320	17,198	7,096	6,009	8,072	5,699	5,868	6,830	113,446
Roading and Footpaths	40,000	42,952	49,846	48,916	45,181	50,341	42,959	40,130	38,603	40,686	439,614
Three Waters	41,791	44,847	41,642	48,047	47,490	54,028	61,979	71,532	69,526	80,795	561,677
Waste Management	8,273	19,038	7,766	11,169	21,808	9,200	9,366	10,673	3,638	8,208	109,139
Total	145,528	158,889	145,050	157,044	155,891	156,718	152,897	154,096	145,259	163,972	1,535,344

Community and Planning – Capital Expenditure Programme

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
New Capital												
City Development	Minor Amenity Centres Upgrades	–	100	300	100	400	100	400	100	400	100	2,000
	Street Trees and Furniture	100	100	100	100	100	100	100	100	100	100	1,000
	Warehouse Precinct Upgrades	250	770	–	–	–	–	–	–	–	–	1,020
Total City Development		350	970	400	200	500	200	500	200	500	200	4,020
Total New Capital		350	970	400	200	500	200	500	200	500	200	4,020
Renewal												
Community Development and Events	Task Force Green	5	1	5	1	6	3	7	14	7	5	54
	Total Community Development and Events	5	1	5	1	6	3	7	14	7	5	54
Total Renewal		5	1	5	1	6	3	7	14	7	5	54
Grand Total		355	971	405	201	506	203	507	214	507	205	4,074





Galleries, Libraries and Museums – Capital Expenditure Programme

		2021/22	2022/23	2023/24	2024/25	2025/26	2026/27	2027/28	2028/29	2029/30	2030/31	Total
Activity Name	Project Name	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000	\$000
New Capital												
Dunedin Public Art Gallery	Acquisitions – Donation Funded	35	35	35	35	35	35	35	35	35	35	350
	Acquisitions – DPAG Society Funded	30	30	30	30	30	30	30	30	30	30	300
	Acquisitions – Rates Funded	90	100	110	120	130	140	150	160	170	180	1,350
	Art in Public Places	–	–	100	–	–	–	100	–	–	–	200
	Collection Store Painting Racks	50	–	–	–	–	–	–	–	–	–	50
	Minor Capital Works	40	40	40	40	40	40	40	40	40	40	400
Total Dunedin Public Art Gallery		245	205	315	225	235	245	355	265	275	285	2,650
Dunedin Public Libraries	Heritage Collection Purchases – Rates Funded	56	56	56	56	56	56	56	56	56	56	560
	Heritage Collection Purchases – Trust Funded	10	10	10	10	10	10	10	10	10	10	100
	South Dunedin Library Opening Collection	–	–	500	–	–	–	–	–	–	–	500
Total Dunedin Public Libraries		66	66	566	66	66	66	66	66	66	66	1,160

Galleries, Libraries and Museums – Capital Expenditure Programme continued

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
Toitū Otago Settlers Museum	Acquisitions – Rates Runded	50	50	50	50	50	50	50	50	50	50	500
	Minor Capital Works	40	40	40	40	40	40	40	40	40	40	400
Total Toitū Otago Settlers Museum		90	90	90	90	90	90	90	90	90	90	900
Total New Capital		401	361	971	381	391	401	511	421	431	441	4,710
Renewal												
Dunedin Public Art Gallery	Exhibition Lighting	25	26	26	27	28	29	29	30	31	32	283
	Heating and Ventilation System	30	31	32	33	33	34	35	36	37	38	339
Total Dunedin Public Art Gallery		55	57	58	60	61	63	64	66	68	70	622
Dunedin Public Libraries	Acquisitions – Operational Collection	915	942	967	1,030	1,058	1,086	1,115	1,148	1,180	1,212	10,653
	Minor Capital Equipment	55	57	58	60	50	51	53	66	68	70	588
	RFID Replacement	717	–	–	–	–	–	939	–	–	–	1,656
Total Dunedin Public Libraries		1,687	999	1,025	1,090	1,108	1,137	2,107	1,214	1,248	1,282	12,897
Toitū Otago Settlers Museum	Gallery Furniture and Office/Gallery Renewal	–	515	–	–	–	–	–	–	–	–	515
	LED Lighting Replacment	–	–	–	–	–	–	352	–	–	–	352
	Minor Equipment Renewals	–	196	–	–	–	103	–	–	–	242	541
	Plant Renewal	150	103	–	–	–	–	117	–	–	–	370
Total Toitū Otago Settlers Museum		150	814	–	–	–	103	469	–	–	242	1,778
Olveston House	Minor Capital Works	70	21	21	43	22	23	23	24	25	26	298
Total Olveston House		70	21	21	43	22	23	23	24	25	26	298
Total Renewal		1,962	1,891	1,104	1,193	1,191	1,326	2,663	1,304	1,341	1,620	15,595
Grand Total		2,363	2,252	2,075	1,574	1,582	1,727	3,174	1,725	1,772	2,061	20,305





Governance and Support Programme – Capital Expenditure Programme

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
New Capital												
Business information services	Value Added External Services Workstream	750	1,250	1,250	1,850	1,350	600	600	600	600	600	9,450
	Internal Legacy Corrections		175	175	175	175	175	175	175	350	175	1,750
	Internal Services Workstream	300	584	583	333	–	–	–	–	–	–	1,800
Total Business information services		1,050	2,009	2,008	2,358	1,525	775	775	775	950	775	13,000
Fleet Operations	EV Charging Infrastructure	50	–	50	50	–	–	–	–	100	–	250
Total Fleet Operations		50	–	50	50	–	–	–	–	100	–	250
Total New Capital		1,100	2,009	2,058	2,408	1,525	775	775	775	1,050	775	13,250
Renewal												
Customer Services Agency	Self Service Kiosks	–	52	–	54	–	57	–	60	–	64	287
Total Customer Services Agency		–	52	–	54	–	57	–	60	–	64	287
Business information services	Internal Legacy Corrections	1,100	979	1,004	758	779	800	821	846	869	894	8,850
	Internal Services Workstream	1,700	1,545	1,374	1,409	1,225	2,972	2,648	2,416	2,484	1,276	19,049
Total Business information services		2,800	2,524	2,378	2,167	2,004	3,772	3,469	3,262	3,353	2,170	27,899
Fleet Operations	Fleet Replacement	450	464	476	488	401	411	423	435	447	459	4,454
	Mobile Library Replacement	200	–	–	–	–	–	–	–	–	–	200
	Heavy Vehicle Replacement	100	103	–	–	–	–	–	–	–	–	203
Total Fleet Operations		750	567	476	488	401	411	423	435	447	459	4,857
Council Communications and Marketing	DCC Intranet Renewal	–	–	–	–	–	229	–	–	–	–	229
	DCC Website Renewal	–	–	–	–	446	–	–	–	–	–	446
	Replacement of Webcams	2	–	2	–	–	–	–	5	–	–	9
	Street Banner Hardware	–	–	–	–	–	57	59	60	62	64	302
Total Council Communications and Marketing		2	–	2	–	446	286	59	65	62	64	986
Total Renewal		3,552	3,143	2,856	2,709	2,851	4,526	3,951	3,822	3,862	2,757	34,029
Grand Total		4,652	5,152	4,914	5,117	4,376	5,301	4,726	4,597	4,912	3,532	47,279

Property – Capital Expenditure Programme

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
New Capital												
Community	Public Toilets	250	200	200	200	200	200	200	200	200	200	2,050
	Sammy's/Performing Arts	–	–	–	–	–	4,800	–	–	–	–	4,800
	Performing Arts Venue	–	–	–	1,000	6,500	6,500	3,100	–	–	–	17,100
Total Community		250	200	200	1,200	6,700	11,500	3,300	200	200	200	23,950
Housing	Housing Growth	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	20,000
Total Housing		2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	20,000
Operational	District Energy Scheme	1,000	2,000	2,000	3,000	3,100	–	–	–	–	–	11,100
	South Dunedin Library and Community Complex	2,000	5,060	4,500	–	–	–	–	–	–	–	11,560
Total Operational		3,000	7,060	6,500	3,000	3,100	–	–	–	–	–	22,660
Total New Capital		5,250	9,260	8,700	6,200	11,800	13,500	5,300	2,200	2,200	2,200	66,610
Renewal												
Commercial	Asset Renewals	1,000	2,060	2,114	2,168	2,228	2,286	2,348	2,416	2,484	2,552	21,656
Total Commercial		1,000	2,060	2,114	2,168	2,228	2,286	2,348	2,416	2,484	2,552	21,656
Community	Asset Renewals	780	587	159	2,710	2,674	2,743	2,818	2,899	2,981	3,062	21,413
	Community Hall Renewals	500	515	529	542	557	572	587	604	621	638	5,665
	Edgar Centre Refurbishment	600	–	264	2,060	–	–	–	–	–	–	2,924
	Public Toilet Renewals	100	103	106	108	111	114	117	121	124	128	1,132
	Tarpits	–	–	2,114	542	–	–	–	–	–	–	2,656
	Railway Station Exterior and Lift	1,020	1,370	–	–	–	–	–	–	–	–	2,390
Total Community		3,000	2,575	3,172	5,962	3,342	3,429	3,522	3,624	3,726	3,828	36,180
Housing	Asset Renewals	2,000	2,060	2,114	2,168	2,228	2,286	2,348	2,416	2,484	2,552	22,656
	Healthy Homes Upgrades	1,000	1,030	1,057	–	–	–	–	–	–	–	3,087
	Palmyra Refurbishment	2,000	2,060	–	–	–	–	–	–	–	–	4,060
Total Housing		5,000	5,150	3,171	2,168	2,228	2,286	2,348	2,416	2,484	2,552	29,803
Investment	Asset Renewals	646	979	2,452	737	1,114	1,143	1,174	1,208	1,242	1,276	11,971
	Lift Replacements	354	52	719	347	–	–	–	–	–	–	1,472
Total Investment		1,000	1,031	3,171	1,084	1,114	1,143	1,174	1,208	1,242	1,276	13,443



**Property – Capital Expenditure Programme continued**

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
Operational	Asbestos Remediation	–	–	–	1,084	1,114	1,143	1,174	1,208	1,242	1,276	8,241
	Asset Renewals	3,220	3,018	3,203	3,436	4,456	4,572	4,696	4,832	4,968	6,252	42,653
	Civic Centre – Exterior, Roof, and Windows	3,000	–	–	–	–	–	–	–	–	–	3,000
	Dunedin Library Refurbishment	–	–	1,691	–	–	–	–	–	–	–	1,691
	Dunedin Public Art Gallery Refurbishment	30	484	21	358	–	–	–	–	–	–	893
	Olveston House Renewal	–	103	423	542	–	–	–	–	–	–	1,068
	Seismic Remediation	–	–	–	–	–	1,143	1,174	1,208	1,242	1,276	6,043
	Town Hall/Municipal Chamber Exterior and Lift	300	–	1,057	1,084	1,114	–	–	–	–	–	3,555
Total Operational		6,550	3,605	6,395	6,504	6,684	6,858	7,044	7,248	7,452	8,804	67,144
Total Renewal		16,550	14,421	18,023	17,886	15,596	16,002	16,436	16,912	17,388	19,012	168,226
Grand Total		21,800	23,681	26,723	24,086	27,396	29,502	21,736	19,112	19,588	21,212	234,836

Regulatory Services – Capital Expenditure Programme

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
Renewal												
Compliance Solutions	Animal Services Body Worn Cameras	–	12	–	–	16	–	–	22	–	–	50
	Noise Meter Renewals	–	19	–	–	22	–	26	–	–	28	95
Total Compliance Solutions		–	31	–	–	38	–	26	22	–	28	145
Parking Operations	Car Park Buildings Equipment Renewals	–	–	–	379	–	–	–	–	435	–	814
	Parking Meter Renewals	300	309	317	325	334	343	352	362	373	383	3,398
Total Parking Operations		300	309	317	704	334	343	352	362	808	383	4,212
Parking Services	Electronic Ticket Writers Renewals (Includes Phones)	–	26	–	27	–	29	–	30	–	32	144
	Parking Services Body Worn Camera Renewals	–	–	26	–	–	29	–	–	31	–	86
Total Parking Services		–	26	26	27	–	58	–	30	31	32	230
Total Renewal		300	366	343	731	372	401	378	414	839	443	4,587
Grand Total		300	366	343	731	372	401	378	414	839	443	4,587

Reserves and Recreational Facilities – Capital Expenditure Programme

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
New Capital												
Aquatic Services	Mosgiel Pool	10,605	5,119	–	–	–	–	–	–	–	–	15,724
	Mosgiel Pool Consequential	1,720	1,720	–	–	–	–	–	–	–	–	3,440
	Moana Pool Improvements	873	378	20	2,713	20	20	20	20	20	20	4,104
	Total Aquatic Services	13,198	7,217	20	2,713	20	20	20	20	20	20	23,268
Botanic Garden	Botanic Garden Improvements	60	125	125	825	125	125	125	125	125	225	1,985
Total Botanic Garden		60	125	125	825	125	125	125	125	125	225	1,985
Cemeteries and Crematorium	Cemetery Strategic Development Plan	–	475	500	500	–	–	–	–	–	–	1,475
	City Wide Beam Expansion	40	40	40	40	40	40	40	40	40	40	400
	Total Cemeteries and Crematorium	40	515	540	540	40	40	40	40	40	40	1,875
Parks and Recreation	Playground Improvements	500	774	744	528	528	242	242	242	242	242	4,284
	Recreation Facilities Improvements	1,520	420	450	550	250	250	250	250	250	250	4,440
	Track Network Development	50	50	50	50	50	50	50	50	50	50	500
	Total Parks and Recreation	2,070	1,244	1,244	1,128	828	542	542	542	542	542	9,224
St Clair – St Kilda Coastal Plan	St Kilda Transition Plan	2	–	2	25	25	65	–	–	–	–	119
Total St Clair – St Kilda Coastal Plan		2	–	2	25	25	65	–	–	–	–	119
Total New Capital		15,370	9,101	1,931	5,231	1,038	792	727	727	727	827	36,471
Renewal												
Aquatic Services	Hydroslide Renewal	3,790	–	–	–	–	–	–	–	–	–	3,790
	Moana Pool Renewals	1,532	4,645	3,975	4,774	212	103	166	199	205	338	16,149
	Mosgiel Pool Renewals	–	–	21	54	56	57	117	121	124	128	678
	Port Chalmers Pool Renewals	50	82	53	54	724	400	59	60	62	64	1,608
	St Clair Pool Renewals	540	723	53	300	56	57	59	60	62	64	1,974
	Total Aquatic Services	5,912	5,450	4,102	5,182	1,048	617	401	440	453	594	24,199
Botanic Garden	Botanic Garden Renewals	302	380	292	382	58	60	62	84	74	245	1,939
Total Botanic Garden		302	380	292	382	58	60	62	84	74	245	1,939
Cemeteries and Crematorium	Structures Renewals	84	112	156	78	80	82	141	87	91	89	1,000
Total Cemeteries and Crematorium		84	112	156	78	80	82	141	87	91	89	1,000



**Reserves and Recreational Facilities – Capital Expenditure Programme continued**

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
Parks and Recreation	Greenspace Renewals	386	547	568	588	612	634	659	664	692	718	6,068
	Playground Renewals	1,359	1,360	1,132	1,163	681	708	745	782	848	956	9,734
	Recreation Facilities Renewals	2,108	2,325	2,981	4,574	3,022	2,773	2,754	2,915	2,983	3,401	29,836
Total Parks and Recreation		3,853	4,232	4,681	6,325	4,315	4,115	4,158	4,361	4,523	5,075	45,638
St Clair – St Kilda Coastal Plan	St Clair Beach Transition Plan	50	129	–	–	557	343	2,583	–	–	–	3,662
	Kettle Park Transition Plan	158	221	158	–	–	–	–	–	–	–	537
Total St Clair – St Kilda Coastal Plan		208	350	158	–	557	343	2,583	–	–	–	4,199
Total Renewal		10,359	10,524	9,389	11,967	6,058	5,217	7,345	4,972	5,141	6,003	76,975
Grand Total		25,729	19,625	11,320	17,198	7,096	6,009	8,072	5,699	5,868	6,830	113,446

Roading and Footpaths – Capital Expenditure Programme

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
New Capital												
Transport	Central City Upgrade	1,000	7,775	14,745	7,370	3,900	6,000	4,310	3,900	6,000	5,000	60,000
	City to Waterfront Connection	–	–	–	750	7,125	9,625	2,500	–	–	–	20,000
	Dunedin Urban Cycleways	1,000	1,005	2,100	3,820	–	2,000	4,500	2,500	2,500	2,500	21,925
	Low Cost, Low Risk Improvements	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	20,000
	Mosgiel East Plan Change Areas	608	–	–	–	–	–	–	–	–	–	608
	Peninsula Connection	9,728	–	–	–	–	–	–	–	–	–	9,728
	Tertiary Precinct Upgrade	–	–	–	–	–	–	–	–	–	1,000	1,000
	Major Centres and Other Centres Upgrade	–	–	–	1,900	600	1,900	600	1,900	600	1,900	9,400
Total Transport		14,336	10,780	18,845	15,840	13,625	21,525	13,910	10,300	11,100	12,400	142,661
Shaping Future Dunedin	Harbour Arterial Efficiency Improvements	1,650	660	3,202	3,952	3,300	3,600	–	–	–	–	16,364
	Princes St Bus Priority and Corridor Safety Plan	450	3,143	2,800	–	–	–	–	–	–	–	6,393
	Central City Parking Management	700	1,800	–	3,500	3,500	–	–	–	–	–	9,500
	Mosgiel and Burnside Park and Ride	2,750	2,200	–	–	–	–	2,500	2,500	–	–	9,950
	Central City Bike Hubs – Parking and Facilities	200	750	750	750	–	–	–	–	–	–	2,450
	Central City Cycle and Pedestrian Improvements	300	1,900	1,900	1,600	800	–	–	–	–	–	6,500
Total Shaping Future Dunedin		6,050	10,453	8,652	9,802	7,600	3,600	2,500	2,500	–	–	51,157
Total New Capital		20,386	21,233	27,497	25,642	21,225	25,125	16,410	12,800	11,100	12,400	193,818
Renewal												
Transport	Footpath Renewals	2,000	4,386	4,514	4,645	4,781	5,496	5,657	5,824	5,364	5,517	48,184
	Gravel Road Re-Metaling	1,250	1,290	1,326	1,365	1,405	1,445	1,488	1,531	1,576	1,621	14,297
	Major Drainage Control	3,714	3,833	3,944	4,606	4,741	4,876	5,613	5,778	5,948	6,117	49,170
	Pavement Rehabilitations	1,500	1,548	1,593	1,640	1,688	1,736	1,787	1,839	1,893	1,947	17,171
	Pavement Renewals	7,400	7,637	7,859	8,088	8,325	8,562	8,813	9,072	9,339	9,605	84,700
	Structure Component Replacement	1,930	2,250	2,316	2,110	2,172	2,233	2,298	2,367	2,436	2,506	22,618
	Traffic Services Renewal	1,820	775	797	820	844	868	893	919	947	973	9,656
Total Transport		19,614	21,719	22,349	23,274	23,956	25,216	26,549	27,330	27,503	28,286	245,796
Total Renewal		19,614	21,719	22,349	23,274	23,956	25,216	26,549	27,330	27,503	28,286	245,796
Grand Total		40,000	42,952	49,846	48,916	45,181	50,341	42,959	40,130	38,603	40,686	439,614





Three Waters – Capital Expenditure Programme

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
New Capital												
Stormwater	New Capital Supporting Growth	502	915	905	915	989	989	989	989	989	989	9,171
	New Resource Consents	250	–	–	–	500	–	–	–	–	–	750
	South Dunedin Flood Alleviation	500	2,500	3,250	6,000	7,350	3,900	3,000	2,000	2,000	3,000	33,500
	Stormwater New Capital Other	1,000	1,000	1,000	500	–	–	–	–	–	–	3,500
Total Stormwater		2,252	4,415	5,155	7,415	8,839	4,889	3,989	2,989	2,989	3,989	46,921
Wastewater	New Capital Supporting Growth	546	1,046	1,686	1,881	2,232	2,232	2,232	2,095	1,959	1,686	17,595
	Wastewater New Capital Other	650	50	–	–	–	–	–	–	–	–	700
	Metro Wastewater Treatment Plant Resilience	1,550	2,046	3,407	–	–	–	–	–	–	–	7,003
Total Wastewater		2,746	3,142	5,093	1,881	2,232	2,232	2,232	2,095	1,959	1,686	25,298
Water Supply	New Capital Supporting Growth	241	797	999	990	999	999	999	926	854	734	8,538
	Port Chalmers Water Supply	–	–	–	–	–	–	1,000	4,500	4,586	4,318	14,404
	Water New Capital Other	517	40	40	40	40	–	–	250	250	250	1,427
	Water Supply Resilience	2,986	750	750	1,940	2,000	2,925	5,770	5,770	1,386	2,886	27,163
Total Water Supply		3,744	1,587	1,789	2,970	3,039	3,924	7,769	11,446	7,076	8,188	51,532
Total New Capital		8,742	9,144	12,037	12,266	14,110	11,045	13,990	16,530	12,024	13,863	123,751
Renewal												
Stormwater	Central City Renewals	731	8,844	8,111	843	1,464	1,501	–	–	–	–	21,494
	Mosgiel Stormwater Pumpstations and Network	1,000	2,575	2,643	2,954	4,150	2,858	5,283	–	–	–	21,463
	South Dunedin Flood Alleviation	500	2,101	655	–	–	–	–	–	–	–	3,256
	Stormwater Pumpstation Renewals	75	386	233	–	–	–	–	–	–	–	694
	Stormwater System Planning	300	567	159	–	–	–	–	–	–	–	1,026
	Tertiary Precinct Renewals	–	–	–	–	–	–	–	–	–	1,265	1,265
	Other Stormwater Renewals	1,464	457	423	1,084	260	2,020	2,558	4,983	5,512	6,620	25,381
	Renewals Supporting Growth	998	1,818	1,799	1,818	1,965	1,965	1,965	1,965	1,965	1,965	18,223
Total Stormwater		5,068	16,748	14,023	6,699	7,839	8,344	9,806	6,948	7,477	9,850	92,802

Three Waters – Capital Expenditure Programme continued

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
Wastewater	Biofilter Media Replacement	–	–	–	–	–	–	–	–	–	1,697	1,697
	Central City Renewals	728	1,958	1,722	822	1,605	1,646	–	–	–	–	8,481
	Other Wastewater Renewals	4,788	4,244	1,823	5,206	1,671	2,286	5,764	10,557	10,153	9,996	56,488
	Rural Wastewater Schemes	1,200	1,545	2,114	1,084	780	4,001	–	–	–	–	10,724
	Tertiary Precinct Renewals	–	–	–	–	–	–	–	–	–	818	818
	Wastewater Pumpstation Renewals	555	618	634	271	–	–	–	–	–	–	2,078
	Metro Wastewater Treatment Plant Resilience	3,450	3,022	939	6,335	7,625	11,726	13,623	12,037	13,928	9,691	82,376
	Renewals Supporting Growth	454	871	1,404	1,566	1,858	1,858	1,858	1,745	1,631	1,404	14,649
Total Wastewater		11,175	12,258	8,636	15,284	13,539	21,517	21,245	24,339	25,712	23,606	177,311
Water Supply	Careys Bay Renewals	546	464	396	–	–	–	–	–	–	–	1,406
	Central City Renewals	581	2,603	2,632	1,239	1,605	1,647	–	–	–	–	10,307
	Dam Safety Action Plan	2,063	–	–	–	–	–	881	604	232	638	4,418
	Other Water Renewals	9,677	773	793	6,826	3,800	4,572	8,250	14,170	13,633	21,154	83,648
	Tertiary Precinct Renewals	–	–	–	–	–	–	–	–	–	1,106	1,106
	Water Supply Resilience	3,680	1,998	2,051	4,667	5,523	5,829	6,733	7,944	9,529	9,789	57,743
	Renewals Supporting Growth	259	859	1,074	1,066	1,074	1,074	1,074	997	919	789	9,185
Total Water Supply		16,806	6,697	6,946	13,798	12,002	13,122	16,938	23,715	24,313	33,476	167,813
Total Renewal		33,049	35,703	29,605	35,781	33,380	42,983	47,989	55,002	57,502	66,932	437,926
Grand Total		41,791	44,847	41,642	48,047	47,490	54,028	61,979	71,532	69,526	80,795	561,677





Waste Management – Capital Expenditure Programme

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
New Capital												
Waste and Environmental Solutions	Community Recycling Hubs	90	–	90	–	90	–	90	–	90	–	450
	Green Island Landfill Aftercare	455	455	320	295	295	–	–	–	–	–	1,820
	Green Island Landfill Climate Change Adaption	–	–	–	–	–	–	–	100	800	–	900
	Green Island Landfill Educational Facility	50	–	–	–	–	–	–	–	–	–	50
	Green Island Landfill Gas Collection System	–	3,040	210	850	850	–	–	–	–	–	4,950
	Green Island Landfill Community Walking Track	–	–	–	–	–	50	50	50	–	–	150
	Green Island Landfill Leachate System	500	250	200	–	–	–	–	–	–	–	950
	Green Island Landfill Solar Farm	–	–	–	–	–	–	–	–	–	5,100	5,100
	Middlemarch Transfer Station Entrance Booth	50	–	–	–	–	–	–	–	–	–	50
	Sawyers Bay Closed Landfill Climate Change Adaption	–	–	–	–	–	–	–	60	–	–	60
Total Waste and Environmental Solutions		1,145	3,745	820	1,145	1,235	50	140	210	890	5,100	14,480
Waste Futures	New Collection System (Waste, Recycling, Organics & Glass)	3,620	3,620	–	–	–	–	–	–	–	–	7,240
	Organics Facility	1,000	6,100	–	–	–	–	–	–	–	–	7,100
	Construction and Demolition Facility	451	1,805	–	–	–	–	–	–	–	–	2,256
	2nd Rummage Store	500	–	–	–	500	–	–	–	500	–	1,500
	Material Recovery Facility	1,257	3,000	2,028	–	–	–	–	–	–	–	6,285
	Granulation Facility	–	474	1,896	–	–	–	–	–	–	–	2,370
	Bulk Waste System	–	–	2,541	–	–	–	–	–	–	–	2,541
	Smooth Hill Landfill	–	–	–	9,552	19,599	8,653	8,692	9,938	–	–	56,434
Total Waste Futures		6,828	14,999	6,465	9,552	20,099	8,653	8,692	9,938	500	–	85,726
Total New Capital		7,973	18,744	7,285	10,697	21,334	8,703	8,832	10,148	1,390	5,100	100,206

Waste Management – Capital Expenditure Programme continued

Activity Name	Project Name	2021/22 \$000	2022/23 \$000	2023/24 \$000	2024/25 \$000	2025/26 \$000	2026/27 \$000	2027/28 \$000	2028/29 \$000	2029/30 \$000	2030/31 \$000	Total \$000
Renewal												
Waste and Environmental Solutions	Green Island Landfill and Transfer Station	150	155	159	163	167	–	–	–	–	–	794
	Public Place Recycling and Rubbish Bins	60	62	63	65	67	69	70	72	75	77	680
	Kerbside Bin Replacements	75	52	211	217	223	229	235	242	248	255	1,987
	Green Island Transfer Station	–	–	–	–	–	114	117	121	124	128	604
	Green Island Landfill Renewals	–	–	–	–	–	57	59	60	62	64	302
	Green Island Leachate System Pump and Pumpstation	15	15	16	16	17	17	18	18	497	19	648
	Waikouaiti Transfer Station	–	–	21	–	–	–	23	–	–	–	44
	Forester Park Landfill Culvert Pipe Renew/ Line/Re-route	–	–	–	–	–	–	–	–	1,242	2,552	3,794
	Middlemarch Closed Landfill	–	–	–	11	–	–	–	12	–	–	23
	North Taieri Closed Landfill	–	–	11	–	–	–	12	–	–	–	23
	Sawyers Bay Closed Landfill	–	10	–	–	–	11	–	–	–	13	34
Total Waste and Environmental Solutions		300	294	481	472	474	497	534	525	2,248	3,108	8,933
Total Renewal		300	294	481	472	474	497	534	525	2,248	3,108	8,933
Grand Total		8,273	19,038	7,766	11,169	21,808	9,200	9,366	10,673	3,638	8,208	109,139



matapae ōhaka nui

significant forecasting assumptions

Assumption	Level of uncertainty	Reason for uncertainty	Effects of the uncertainty
COVID-19			
<p>From March 2020, a COVID-19 lockdown impacted the DCC, the local economy and the community.</p> <p>Dunedin will face challenges if a significant or protracted COVID-19 community outbreak occurs within the city or region. Migration, visitor numbers and the economy have been, and will continue to be, impacted as a result of the pandemic.</p> <p>COVID-19 vaccines are starting to be rolled out in New Zealand to border workers and is a plan in place for vaccinating the broader community. This will reduce the chance of future outbreaks and starts to signal the potential end point of this phase of the COVID-19 pandemic.</p>	Medium/high	A number of factors contribute to the uncertainty, including the extent of community transmission over time, new COVID variants, and the extent of on-going border restrictions.	The potential impacts of the uncertainty arising from COVID-19 are described below.
<p>Impacts of COVID-19 on DCC revenue</p> <p>In the 2020/21 Annual Plan, the DCC anticipated a reduction in operating revenue of \$6.5 million. The DCC may experience further revenue challenges as a result of a significant or protracted outbreak of COVID-19.</p> <p>There is also a risk of reduced revenue from the Waipori Fund and DCC companies as a result of national and global economic changes arising from COVID-19.</p> <p>It is assumed that revenue will slowly recover as visitor numbers return to pre-COVID levels.</p>	Medium	A number of factors contribute to the uncertainty, including the extent of community transmission over time, new COVID variants, the timing of a vaccine rollout and the extent of on-going border restrictions.	<p>Potential impacts of a significant or protracted outbreak on DCC's revenue are:</p> <ul style="list-style-type: none"> • loss in revenue due to reduced activity • financial impacts on the DCC, Waipori Fund and DCC companies as a result of changing market conditions
<p>Impacts of COVID-19 on DCC services and capital delivery</p> <p>In 2019/20, there was a delay in delivery of some services and capital programmes due to COVID-19 alert levels.</p> <p>DCC services and delivery would be impacted by escalating COVID-19 alert levels and continuing impacts on supply chains.</p>	Medium	A number of factors contribute to the uncertainty, including the extent of community transmission over time, new COVID variants, the timing of a vaccine rollout and the extent of on-going border restrictions.	<p>Potential impacts of a significant or protracted outbreak are:</p> <ul style="list-style-type: none"> • delay in critical DCC work, including the delivery of infrastructure projects, and impacts from disruptions in the supply chain • increased pressure and risk to the DCC's digital infrastructure • increased costs to respond to changes in central government, Council and community needs, priorities and obligations.



Assumption	Level of uncertainty	Reason for uncertainty	Effects of the uncertainty						
<p>Impacts of COVID-19 on DCC staff</p> <p>During 2020, DCC staff faced increased pressure to deliver functions under stringent business continuity protocols. This included working from home, managing changes, delays or the closure of business activities, ensuring health and safety and wellbeing of staff and contractors, redeployment and adopting civil defence roles in a changing environment.</p> <p>A significant or protracted outbreak will impact DCC staff and recruitment.</p>	Medium	A number of factors contribute to the uncertainty, including the extent of community transmission over time, new COVID variants, the timing of a vaccine rollout and the extent of on-going border restrictions.	<p>Potential uncertainty in planning for and responding to a changing environment and working conditions for DCC staff.</p> <p>Potential for recruitment challenges due to on-going border restrictions.</p>						
<p>Impacts of COVID-19 on DCC population, dwelling and rating projections</p> <p>The DCC’s growth scenarios were reviewed in June 2020 by external consultants Infometrics to assess the potential impact of the pandemic on the growth assumptions. Infometrics suggested minimal impact on population, dwelling and rating unit projections post-COVID-19 outbreak, in part due to the longer term planning horizons for these projections. Infometrics projected the increase in returning New Zealanders would offset a decline in international migration.</p>	High	A number of factors contribute to the uncertainty, including the extent of community transmission over time, new COVID variants, the timing of a vaccine rollout and the extent of on-going border restrictions.	Impacts of higher or lower growth than projected are an increase or decrease in demand for services and infrastructure creating potential for under or overspend of the 10 year plan budget.						
<p>Impacts of COVID-19 on projected visitor numbers on a peak day</p> <p>In June 2020, Infometrics prepared post-COVID-19 visitor projections.</p> <p>Infometrics predicts international visitors to Dunedin are not expected to return to pre-COVID-19 (2019) levels until 2031, although total visitors will recover earlier due to growth in domestic visitors.</p> <table><tr><td>24,490</td><td>26,250</td><td>28,713</td><td>30,382</td><td>32,209</td><td>34,420</td></tr></table> <p>Source: DCC Post COVID-19 growth projections update</p>	24,490	26,250	28,713	30,382	32,209	34,420	High	<p>There is increased uncertainty over projected visitor numbers post COVID-19.</p> <p>Uncertainty over the timing of the border reopening will influence visitor numbers.</p>	The potential impact of lower or higher than anticipated visitor growth are impacts on the timing/demand for infrastructure and on the composition of the Dunedin economy.
24,490	26,250	28,713	30,382	32,209	34,420				
<p>Impacts of COVID-19 on the Dunedin economy</p> <p>Economic activity in Dunedin city remained resilient in 2020 post-lockdown, despite the stringent public health restrictions put in place nationally.</p> <p>Although there is uncertainty regarding the pathway to recovery from COVID-19 and its impacts, the Dunedin economy is expected to hold up and recover relatively well due to public sector funded projects.</p> <p>In particular, the new Dunedin Hospital rebuild as well as Council and University led projects are likely to boost Dunedin’s wider economic activity.</p> <p>As the rebuild and other major projects get underway, increased demand within the construction, engineering, manufacturing, ICT and technology sectors is anticipated. This will likely further stimulate job opportunities in these sectors.</p>	High	The medium to longer term impacts of COVID-19 on the Dunedin economy are unknown.	<p>Potential impacts of slower than anticipated economic growth are:</p> <ul style="list-style-type: none">• Increased unemployment• Financial pressure on DCC and communities• Longer term changes in the composition of the Dunedin economy• Greater need for support for Dunedin businesses and workers						

Assumption	Level of uncertainty	Reason for uncertainty	Effects of the uncertainty																																								
Impacts of COVID-19 on the Dunedin economy cont'd Over the next 15 years Coastal Otago is expected to have \$3.3b of construction projects (valued at \$20m or over) almost all of which will be located in Dunedin. Current forecasts suggest this work is 90% public sector driven, with the new Dunedin Hospital expecting to make up 42% of spend and the remainder coming from investment in infrastructure and education.	High	The medium to longer term impacts of COVID-19 on the Dunedin economy are unknown.	Young people, Māori, Pasifika, and women are more likely to be disproportionately impacted by job losses in a recession when compared to other groups, based on historical trends. The extent of this impact and on longer term outcomes is yet to be determined.																																								
Impacts of COVID-19 on the community The Dunedin community will be impacted by a significant or protracted outbreak of COVID-19. Māori, Pasifika, and other groups may be disproportionately impacted by COVID-19.	Medium	Impact of the pandemic on groups within the community is unknown	The potential impacts on the community of a significant outbreak include pressure on community wellbeing, including increased demands on support services and agencies. Greater monitoring of the socio-economic impacts of the pandemic is needed.																																								
DEMOGRAPHIC CHANGE																																											
Projected usually resident population growth Dunedin's population will grow at a higher rate until 2038 reaching 142,318. From 2038 onwards the population rate will then return to a medium growth scenario. <table><tr><th>2018</th><th>2028</th><th>2038</th><th>2048</th><th>2058</th><th>2068</th></tr><tr><td>130,520</td><td>138,674</td><td>142,318</td><td>142,985</td><td>143,616</td><td>144,249</td></tr></table> <i>Source: DCC Post COVID-19 growth projections update</i>	2018	2028	2038	2048	2058	2068	130,520	138,674	142,318	142,985	143,616	144,249	Medium/ High	That resident population growth is higher or lower than projected. There is increased uncertainty post-COVID-19.	Potential impacts of higher or lower than anticipated population growth are: <ul style="list-style-type: none">• increased or decreased demand on regulatory services• increased or decreased demand for services• higher or lower demand for housing and infrastructure• higher or lower city emissions• a larger or smaller than anticipated rating base to fund services.																												
2018	2028	2038	2048	2058	2068																																						
130,520	138,674	142,318	142,985	143,616	144,249																																						
Ageing population Dunedin's population is ageing, with 21% of the population projected to be 65 years or over by 2028 (compared to 16% in 2018). By 2038 the 65 years and over demographic will be Dunedin's second largest age group (after the 25 years and under age group). Dunedin's age groups over time <table><tr><th>Year</th><th>25 and under</th><th>25 to 44</th><th>45 to 64</th><th>65 and over</th></tr><tr><td>2018</td><td>36</td><td>23</td><td>25</td><td>16</td></tr><tr><td>2023</td><td>37</td><td>22</td><td>23</td><td>18</td></tr><tr><td>2028</td><td>36</td><td>22</td><td>21</td><td>21</td></tr><tr><td>2033</td><td>35</td><td>23</td><td>20</td><td>22</td></tr><tr><td>2038</td><td>34</td><td>23</td><td>19</td><td>23</td></tr><tr><td>2043</td><td>34</td><td>23</td><td>19</td><td>24</td></tr><tr><td>2048</td><td>34</td><td>23</td><td>19</td><td>23</td></tr></table> <div><div>■ 25 and under</div><div>■ 25 to 44</div><div>■ 45 to 64</div><div>■ 65 and over</div></div>	Year	25 and under	25 to 44	45 to 64	65 and over	2018	36	23	25	16	2023	37	22	23	18	2028	36	22	21	21	2033	35	23	20	22	2038	34	23	19	23	2043	34	23	19	24	2048	34	23	19	23	Low	Demographic changes are influenced by many external variables and may happen faster than projected, changing demand for DCC services.	Potential impacts of the population ageing at a faster rate than anticipated are: <ul style="list-style-type: none">• increased demand for services and infrastructure for older people• higher demand for housing suitable for an older population• a higher than anticipated proportion of ratepayers on a fixed income.
Year	25 and under	25 to 44	45 to 64	65 and over																																							
2018	36	23	25	16																																							
2023	37	22	23	18																																							
2028	36	22	21	21																																							
2033	35	23	20	22																																							
2038	34	23	19	23																																							
2043	34	23	19	24																																							
2048	34	23	19	23																																							
<i>Source: DCC Post COVID-19 growth projections update</i>																																											

Assumption	Level of uncertainty	Reason for uncertainty	Effects of the uncertainty
GROWTH AND URBAN DEVELOPMENT			
National Policy Statement for Urban Development Under the National Policy Statement for Urban Development (NPS-UD), Dunedin is categorised as a tier 2 urban environment. It is assumed the DCC will meet its requirements to provide sufficient development capacity under the NPS-UD.	Low	That dwelling growth is higher than anticipated resulting in more demand than anticipated. That infrastructure delivery/ funding constraints result in a delay in provision of serviced land.	Potential effects of Dunedin not meeting its NPS-UD requirements are constrained growth (population and economic) resulting in greater housing affordability issues, widening wealth inequality due to high house prices and potential risk of legal challenge (such as appeals on planning decisions e.g. plan changes).
Projected dwelling growth Dunedin's dwelling numbers will grow until 2038 reaching a total of 60,511 dwellings. Dwelling growth will then slow.	Medium/ High	That dwelling growth is higher or lower than projected. There is increased uncertainty post-COVID-19.	Potential effects of higher or lower than anticipated dwelling growth are increased or decreased demand on regulatory services to process resource and building consents, increased or decreased demand for services and higher or lower demand for new infrastructure. Slower than anticipated growth may result in a delay in recovering growth infrastructure costs through development contributions.
Carbon Zero 2030 target The DCC has declared a climate emergency and adopted a 'Zero Carbon 2030' target for Dunedin's emissions, in two parts: <ul style="list-style-type: none"> net zero emissions of all greenhouse gases other than biogenic methane by 2030, and 24 to 47 percent reduction below 2017 biogenic methane emissions by 2050, including 10 per cent reduction below 2017 biogenic methane emissions by 2030. The DCC also has a commitment to reduce emissions from its own operations, with targets currently under review. It is assumed the DCC will meet its organisational and city-wide carbon emission targets.	High	The steps and funding needed to achieve the internal and city-wide emissions targets have not been fully scoped. The DCC faces higher than anticipated financial costs to reduce emissions. The DCC has difficulty aligning business practices and activity with emissions reduction targets and plans. Potential lack of community support for emissions reduction plans and projects.	The potential impacts of Dunedin not meeting its emissions reduction targets are: <ul style="list-style-type: none"> misalignment with national emissions reduction targets and policy direction misalignment with community expectations, leading to negative effects on political and organisational reputation potential increase in financial costs due to the need to offset emissions to meet targets or legislative requirements.



Assumption	Level of uncertainty	Reason for uncertainty	Effects of the uncertainty																
<p>Climate change projections</p> <p>The DCC projections are based on two RCPS (global climate models), RCP4.5 and RCP8.5 (outlined below) and are calculated on a 1986 – 2005 baseline year. RCPs are scenarios that describe the alternative pathways of greenhouse gas emissions and are based on different assumptions about population, economic growth, energy consumption and land use over this century.</p> <p>RCP 4.5: Global emissions peak around mid-century at around 50% higher than 2000 levels and then decline rapidly over 30 years. Population and economic growth are moderate.</p> <p>RCP 8.5: Global emissions continue to increase rapidly through the early and mid-parts of the century stabilising at 2100 at just over 4 times 2000 levels. Population reaches 12 billion by centuries end. Economic growth is high but assumes much lower incomes and per capita growth in developing countries.</p>	Medium/High	Climate change may occur at a faster or slower rate than anticipated.	<p>The potential impacts of greater than projected climate change, particularly sea level rise and extreme rain events are:</p> <ul style="list-style-type: none">• a rapid change in the environment and ecosystems• a requirement for the DCC to accelerate its adaptation plans to reduce the harm on communities• an increased cost of adaptation in the short to medium term• less time for engagement, and planning with the community• potential for widening wealth inequality and a reduction in social cohesion in affected communities.																
<table><tr><td>Mean temperature change</td><td>By 2040: +0.5°C to +0.6°C By 2090: +0.9°C to +1.8°C</td></tr><tr><td>Sea level rise (SLR) <i>(metres above baseline)</i></td><td>By 2040: +0.19m to +0.27m SLR By 2090: +0.49m to +0.9m SLR</td></tr><tr><td>Average number of hot days per year [temperature >30°C] <i>(relative to average present, 1 extreme hot day every 5 years)</i></td><td>By 2040: On average, 0.5 to 0.6 extreme hot days every year By 2090: On average, 0.8 to 1.8 extreme hot days every year</td></tr><tr><td>Average number of frost days per year [temperature <0°C] <i>(relative to average present 9.3 frost days per year)</i></td><td>By 2040: On average, 7.5 to 7.4 frost days every year By 2090: On average, 6.4 to 3.3 frost days per year</td></tr><tr><td>Annual rainfall volume</td><td>By 2040: +2% By 2090: +5% to +13%</td></tr><tr><td>Volume of rain during 1hr duration 1:100-year extreme rainfall event <i>(mm of rain increases relative to present 32mm)</i></td><td>By 2040: +3.2mm to +3.7mm in an hour period By 2090: +5.2mm to +11.2mm in an hour period</td></tr><tr><td>Snow days</td><td>Under all scenarios the number of snow days reduces everywhere in Otago.</td></tr><tr><td>Waves and storm surges</td><td>Under all scenarios storm surge peaks for the south Otago coast are estimated to increase over the century.</td></tr></table>	Mean temperature change	By 2040: +0.5°C to +0.6°C By 2090: +0.9°C to +1.8°C	Sea level rise (SLR) <i>(metres above baseline)</i>	By 2040: +0.19m to +0.27m SLR By 2090: +0.49m to +0.9m SLR	Average number of hot days per year [temperature >30°C] <i>(relative to average present, 1 extreme hot day every 5 years)</i>	By 2040: On average, 0.5 to 0.6 extreme hot days every year By 2090: On average, 0.8 to 1.8 extreme hot days every year	Average number of frost days per year [temperature <0°C] <i>(relative to average present 9.3 frost days per year)</i>	By 2040: On average, 7.5 to 7.4 frost days every year By 2090: On average, 6.4 to 3.3 frost days per year	Annual rainfall volume	By 2040: +2% By 2090: +5% to +13%	Volume of rain during 1hr duration 1:100-year extreme rainfall event <i>(mm of rain increases relative to present 32mm)</i>	By 2040: +3.2mm to +3.7mm in an hour period By 2090: +5.2mm to +11.2mm in an hour period	Snow days	Under all scenarios the number of snow days reduces everywhere in Otago.	Waves and storm surges	Under all scenarios storm surge peaks for the south Otago coast are estimated to increase over the century.			
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<p>Source: NIWA 20198. <i>Otago Climate Change Projections for the Otago Region</i>. Wellington</p> <p>Source: Ministry for the Environment 2017. <i>Coastal Hazards and Climate Change Guidance for Local Government Change</i>. Wellington</p>																			



Assumption	Level of uncertainty	Reason for uncertainty	Effects of the uncertainty
RESILIENCE AND CIVIL DEFENCE			
Resilience to emergencies Dunedin is at risk of natural disasters, the key risks for the city are: <ul style="list-style-type: none"> • flooding due to heavy rain event • tsunami due to offshore earthquake • earthquakes and land instability due to fault line shifts • fires due to hot days. It is assumed the DCC and community will be impacted by civil defence emergencies.	High	The number and scale of civil defence emergencies is unknown.	If a significant disaster occurs that exceeds the DCC's ability to respond, this will result in: <ul style="list-style-type: none"> • risks to infrastructure, property and essential services • risks to DCC supply chains • increased pressure on DCC staff to respond while continuing to provide DCC services • financial impact • changes to Council priorities in response to emergencies.
RESOURCE CONSENTS FOR DCC PROJECTS			
Where resource consents are required for DCC projects, it is assumed the conditions of those resource consents will not significantly alter the operating or capital expenditure required to undertake the programmes or projects.	Low	That unexpected resource consent conditions are imposed on DCC projects.	Unexpected resource consent conditions could result in unbudgeted capital and/or operating expenditure to progress impacted projects.
LEVELS OF SERVICE			
While there are some levels of service changes in this 10 year plan e.g. kerbside and Mosgiel Pool, it is assumed existing levels of service will be maintained unless otherwise stated for the duration of the 10 year plan.	Low	That unexpected changes to levels of service occur.	Unplanned improvements to service levels require unbudgeted capital and/or operating expenditure.
FUTURE LEGISLATIVE CHANGES			
Proposed 3 Waters reform The detail of the 3 Waters reform is still being developed. In line with central government guidance, for the purposes of this 10 year plan it is assumed that the DCC will deliver 3 Waters services over the life of the 10 year plan. Any flow on impacts of the 3 Waters reform on the DCC will be assessed as part of the analysis of the proposal from central government.	High	The scope and timing of 3 Waters reform is unknown.	The 10 year plan financial assumptions and infrastructure strategy plans specific to 3 Waters do not account for potential changes resulting from future 3 Waters reforms.
Proposed RMA changes Significant changes to the Resource Management Act (RMA) have been signalled by central government. A comprehensive review (New Directions for Resource Management in New Zealand) has proposed replacing the RMA with three separate pieces of legislation: <ul style="list-style-type: none"> • Natural Built Environments Act • Strategic Planning Act • Managed Retreat and Climate Change Adaptation Act. It is assumed that reform of the RMA will impact on the DCC's activities.	Low	The scope, specifics and timing of RMA changes are unknown.	Potential impacts of significant RMA reform include: <ul style="list-style-type: none"> • revision of the District Plan or district planning framework • changes to DCC consenting processes • unforeseen requirements for additional operating and capital expenditure.

Assumption	Level of uncertainty	Reason for uncertainty	Effects of the uncertainty
Proposed building regulation changes Changes to building regulations and/or consenting requirements have been signalled by central Government. Some changes include the Building Law Reform programme and Building for Climate Change.	Medium	The scope and timing of building regulation changes are unknown.	Any changes to building regulations and or consenting requirements would impact the DCC as a Building Consent Authority.
Climate change related legislative changes Changes in legislation related to climate change have been signalled by central government.	Medium	The scope and timing of changes in climate change related legislation are unknown.	Significant changes to the climate change related legislation may impact (positively or negatively) on the DCC's ability to both mitigate and adapt to climate change.
WASTE DISPOSAL FACILITIES			
Green Island landfill's existing resource consents will in October 2023. Provision has been made for the operating costs of securing a possible extension to this resource consent. Capacity issues mean a new landfill or alternative waste disposal facility will be required to accommodate Dunedin's residual waste in future. The capital programme includes provision for a new landfill at Smooth Hill.	Low	The timing of a resource consent extension for the Green Island landfill and the new landfill is uncertain (see also the assumption regarding 'resource consents' above). The lead time for the development of a new landfill or alternative waste disposal facility is significant and work is currently underway.	There may be delays or increased costs due to consenting issues and community unease about the location of the new landfill.
FINANCIAL ASSUMPTIONS			
Capital expenditure budget for renewals The levels of renewals budgeted in this 10 year plan and 50 year Infrastructure Strategy will ensure the long term integrity of infrastructure assets.	Low	Generally, the DCC can determine budgets for renewals, subject to market forces, and legislative and regulatory changes.	Long term deferral of renewals poses a risk of asset deterioration and compromise of network integrity and requires unbudgeted capital and/or operating expenditure.
Internal capacity and capability Ongoing improvements to work and procurement practices will allow delivery of operational and capital expenditure programmes and projects. The COVID-19 pandemic may impact on internal capacity and capability to deliver.	Low/ Medium	Generally, the DCC can determine resourcing for programme and project delivery, subject to market forces. There is uncertainty about the impact of the pandemic on internal capacity.	Failure to adequately resource capital expenditure programmes and projects may impact on delivery, which may result in future unbudgeted capital and/or operating expenditures. A significant or protracted outbreak of COVID-19 and flow on effects from the pandemic may impact the delivery of the capital programme.



Assumption	Level of uncertainty	Reason for uncertainty	Effects of the uncertainty
External capacity and capability Sufficient design, engineering and construction capacity, including availability of construction materials, exists to undertake contracted operational and capital expenditure programmes. The COVID-19 pandemic may impact on external capacity and capability to deliver.	Low/ Medium	That other large-scale national or local projects (e.g. Christchurch or Dunedin Hospital rebuilds) impact on local industry capacity and capability. There is uncertainty about the impact of the pandemic on external capacity.	Issues with the availability of contractors may cause delays or require unbudgeted capital and/or operating expenditures. A significant or protracted outbreak of COVID-19 and flow on effects from the pandemic may impact the delivery of the capital programme.
Useful lives of significant assets The useful lives of significant assets shown in accounting policies and asset management plans have been appropriately assessed.	Low	Appropriate practices are followed.	An unexpected failure of an asset due to an inadequate assessment of the remaining useful life may require unbudgeted capital and/or operating expenditures.
Fixed asset valuations Scheduled revaluations of assets and forecast asset values in the budget are based on the DCC's valuation policies, which are consistent with accounting standards for Public Benefit Entities.	Low	Revaluations are scheduled regularly to ensure minimal variation of asset values between valuations. The DCC's Statement of Accounting policies describes how potential variances are managed within the financial statements.	Revaluations are significantly different from the forecasts, which would impact depreciation.
Inflation Inflation adjustors are applied as per the price level adjustors schedule provided below.	Low	Inflation levels and prices may vary from those projected.	Unexpected inflation may require unbudgeted capital and/or operating expenditures.
Borrowing Costs Interest on existing and new debt is calculated at 2.85% per annum for floating debt.	Low	There is uncertainty on the floating rate debt, but the expectation is that interest rates will stay relatively low for a considerable period.	Interest rates may vary from those projected and require unbudgeted financing expenditures.



Assumption	Level of uncertainty	Reason for uncertainty	Effects of the uncertainty
<p>Waka Kotahi New Zealand Transport Agency subsidy rates</p> <p>Revenue from the Waka Kotahi New Zealand Transport Agency (Waka Kotahi) is calculated at the normal funding assistance rates. These are 53% for 2021/22, 52% for 2022/23 and 51% per annum from the 2023/24 year.</p> <p>Subsidy rates vary depending on the nature of the work being completed.</p> <p>Waka Kotahi funding constraints (partly driven by the impact of the COVID-19 pandemic and current income shortfalls in petrol tax) along with changing priorities for Waka Kotahi funding, means that in the short term at least, renewals funding will be limited to \$7 – \$8 million per annum, short of the \$10 – \$14 million per annum based on standard Waka Kotahi subsidy rates of 51% – 53%. We need to continue investing in the renewal of the network to ensure levels of service are maintained, therefore it is anticipated that in the short term at least there will be an additional funding requirement from the DCC. This will be financed through a combination of debt and rates funding over the course of the 10 year plan.</p>	Medium	Subsidy levels may vary from those projected and NZTA agency priorities areas may differ from the DCC's renewal and capital programme.	Subsidy revenue may be less than expected and require changes to levels of service and/or unbudgeted capital and expenditures.
<p>Forecast return on investments</p> <p>Refer to the Financial Strategy for information on returns from Council-owned companies, the Waipori Fund and the Investment property portfolio.</p> <p>The target from the Waipori Fund is inflation adjusted using the price level adjustor provided below. The return from Council-owned companies is not inflation adjusted.</p>	Low	Income from investments may vary from those projected.	Investment income may be less than expected requiring changes to levels of service and/or an increase in revenue.
<p>Sources of funds for future replacement of significant assets</p> <p>The Revenue and Financing Policy outlines the funding sources for capital expenditure.</p> <p>The Financial Strategy outlines the use of debt and other sources to deliver the capital programme while limiting debt to within the debt limits outlined in the Financial Strategy.</p>	Low	The timing and/or cost of the capital expenditure programme may vary.	Variation to the timing and/or cost of the capital expenditure programme may require changes to levels of service and/or an increase in revenue.



Price level adjustors schedule – BERL¹ medium scenario

	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Index Value										
Roading	1042	1075	1107	1139	1172	1206	1241	1277	1315	1353
Water and environmental	1019	1055	1082	1112	1144	1176	1213	1254	1297	1337
LGCI Opex	1030	1059	1086	1113	1141	1169	1199	1231	1264	1297
LGCI Capex	1030	1061	1089	1117	1147	1177	1209	1244	1279	1314
CPI	1081	1099	1117	1135	1156	1179	1204	1231	1259	1287
Inflation Adjustors – Cumulative										
Roading	100.0%	103.2%	106.2%	109.3%	112.5%	115.7%	119.1%	122.6%	126.2%	129.8%
Water and environmental	100.0%	103.5%	106.2%	109.1%	112.3%	115.4%	119.0%	123.1%	127.3%	131.2%
LGCI Opex	100.0%	102.8%	105.4%	108.1%	110.8%	113.5%	116.4%	119.5%	122.7%	125.9%
LGCI Capex	100.0%	103.0%	105.7%	108.4%	111.4%	114.3%	117.4%	120.8%	124.2%	127.6%
CPI	100.0%	101.7%	103.3%	105.0%	106.9%	109.1%	111.4%	113.9%	116.5%	119.1%
Inflation Adjustors – Annual										
Roading		3.2%	3.0%	2.9%	2.9%	2.9%	2.9%	2.9%	3.0%	2.9%
Water and environmental		3.5%	2.6%	2.8%	2.9%	2.8%	3.1%	3.4%	3.4%	3.1%
LGCI Opex		2.8%	2.5%	2.5%	2.5%	2.5%	2.6%	2.7%	2.7%	2.6%
LGCI Capex		3.0%	2.6%	2.6%	2.7%	2.6%	2.7%	2.9%	2.8%	2.7%
CPI		1.7%	1.6%	1.6%	1.9%	2.0%	2.1%	2.2%	2.3%	2.2%
Roading NZTA Operating Revenue		2.2%	2.0%	2.9%	2.9%	2.9%	2.9%	2.9%	3.0%	2.9%
Standard NZTA Subsidy Rate:	53%	52%	51%	51%	51%	51%	51%	51%	51%	51%

¹ Source: BERL Local government cost adjustor forecasts: Three scenarios, March 2020



Rating unit projections

The projections have been developed to comply with Schedule 10 section 15A of the LGA 2002 and to allow DCC to use these projections in their long term planning process.

Rating unit categories	2020/ 2021	2021/ 2022	2022/ 2023	2023/ 2024	2024/ 2025	2025/ 2026	2026/ 2027	2027/ 2028	2028/ 2029	2029/ 2030	2030/ 2031
Residential and lifestyle	52,676	53,153	53,630	54,106	54,494	54,882	55,269	55,657	56,045	56,385	56,725
Non-residential	4,395	4,435	4,475	4,515	4,515	4,514	4,513	4,512	4,512	4,521	4,529
Other	1,994	1,994	1,994	1,994	1,994	1,994	1,994	1,994	1,994	1,994	1,994
Total rating units	59,065	59,582	60,099	60,615	61,003	61,390	61,776	62,163	62,551	62,900	63,248

The average annual increase in total rating units for the 10 year plan 2021-31 period is just under 418 rating units per year, approximately 0.7% per year. The approach differs for each type of rating unit, which is discussed below. The growth projection data used is from the 2020 Post COVID-19 DCC Growth Projections 2018 to 2068.

Residential and Lifestyle – the assumption is that each new dwelling creates a new rating unit. This means that in the long term, the current provision of vacant properties will be replenished as they are utilised. The 2018 rating unit base data is calculated using the DCC's rating information on land uses. The number of Residential and Lifestyle rating units was then increased by the percentage of growth in dwellings for each five-year period.

Commercial Rating Units – The future demand for Commercial rating units is based on the projected number of people working within the applicable industry sectors. The projected growth rate of commercial rating units is assumed to be equivalent to the projected growth rate in the modified employee count. This presumes that the ratio of commercial rating units to employees remains static. The unit of employment is the Modified Employment Count developed by Market Economics using the Economic Futures Model.

Other rating units – The remaining rating unit categories (Farmland, Churches, Schools, other) make up less than 4% of the total rating units. For simplicity, these rating units are assumed to remain the same.

Future for Local Government Review

On 24 April the Minister of Local Government announced that she had established a Ministerial Inquiry into the Future for Local Government.

The overall purpose of the review is to "identify how our system of local democracy needs to evolve over the next 30 years, to improve the well-being of New Zealand communities and the environment, and actively embody the treaty partnership.

The review includes, but is not limited to, the following:

- roles, functions, and partnerships
- representation and governance and
- funding and financing

The following are the key steps in the review

April 2021: Inquiry begins

30 September 2021: an interim report will be presented to the Minister signalling the probable direction of the review and key next steps

30 September 2022: Draft report and recommendations to be issued for public consultation, and

30 April 2023: Review presents final report to the Minister and Local Government New Zealand.

While the review could recommend significant change to what local government is and does, there is no information available on the likely direction for the review at this time.

Council considers it unlikely that any recommendations could take effect before 1 July 2024 – particularly for changes to roles or functions. Any changes that are made will be incorporated in the 10 year plan 2024-34.

Unless specifically stated otherwise, council has prepared the plan on the assumption its existing role and functions will continue for the life of the plan.



he pūroko rēti rating information

Funding impact statement

Rating method





DUNEDIN CITY COUNCIL

Funding Impact Statement for the years ended 30 June 2022 – 2031 (whole of council)

	Annual Plan 2021 \$000	Budget 2022 \$000	Budget 2023 \$000	Budget 2024 \$000	Budget 2025 \$000	Budget 2026 \$000	Budget 2027 \$000	Budget 2028 \$000	Budget 2029 \$000	Budget 2030 \$000	Budget 2031 \$000
Sources of operating funding											
General rates, uniform annual general charges, rates penalties	93,883	103,014	109,864	116,958	125,849	135,088	145,458	155,363	164,303	171,220	177,618
Targeted rates	69,585	76,960	82,673	89,014	92,441	96,276	99,744	103,291	108,540	113,057	117,745
Subsidies and grants for operating purposes	11,329	11,001	11,187	11,417	11,745	12,082	12,429	12,787	13,156	13,548	13,938
Fees and charges	56,845	62,402	65,314	66,712	69,039	70,220	71,434	73,406	75,323	76,908	78,438
Interest and dividends from investments	9,816	8,619	8,391	8,260	8,144	8,129	8,201	8,307	8,417	8,490	8,566
Local authorities fuel tax, fines, infringement fees, and other receipts	3,163	3,003	3,239	3,276	3,317	3,353	3,389	3,427	3,466	3,507	3,548
Total operating funding (A)	244,621	264,999	280,668	295,637	310,535	325,148	340,655	356,581	373,205	386,730	399,853
Application of operating funding											
Payments to staff and suppliers	197,137	199,810	206,451	218,528	224,802	231,260	239,188	245,945	256,978	263,950	271,355
Finance costs	12,051	9,943	10,836	12,792	14,615	16,454	18,137	19,571	20,825	21,881	22,949
Other operating funding applications	–	–	–	–	–	–	–	–	–	–	–
Total application of operating funding (B)	209,188	209,753	217,287	231,320	239,417	247,714	257,325	265,516	277,803	285,831	294,304
Surplus/(deficit) of operating funding (A-B)	35,433	55,246	63,381	64,317	71,118	77,434	83,330	91,065	95,402	100,899	105,549
Sources of capital funding											
Subsidies and grants for capital expenditure	28,439	21,445	15,202	16,828	16,673	13,097	16,145	14,826	12,661	10,944	12,595
Development and financial contributions	832	3,468	3,545	3,623	3,703	3,785	3,868	3,718	3,801	3,886	3,973
Increase/(decrease) in debt	7,222	63,975	75,821	61,259	66,551	62,382	55,570	44,900	42,999	30,985	43,839
Gross proceeds from sale of assets	120	3,165	120	120	120	120	120	120	120	120	120
Lump sum contributions	–	–	–	–	–	–	–	–	–	–	–
Other dedicated capital funding	–	–	–	–	–	–	–	–	–	–	–
Total sources of capital funding (C)	36,613	92,053	94,688	81,830	87,047	79,384	75,703	63,564	59,581	45,935	60,527
Application of capital funding											
Capital expenditure											
– to meet additional demand	1,651	6,712	8,535	9,121	9,155	9,290	9,448	9,471	9,468	9,066	9,946
– to improve the level of service	28,122	61,791	65,534	50,991	57,417	68,127	56,400	48,697	45,062	31,355	40,898
– to replace existing assets	35,908	77,024	84,820	84,938	90,472	78,475	90,869	94,729	99,565	104,838	113,128
Increase/(decrease) in reserves	–	–	–	–	–	–	–	–	–	–	–
Increase/(decrease) of investments	6,365	1,771	(820)	1,097	1,121	927	2,315	1,732	887	1,575	2,104
Total application of capital funding (D)	72,046	147,299	158,069	146,147	158,165	156,818	159,033	154,629	154,983	146,834	166,076
Surplus/(deficit) of capital funding (C-D)	(35,433)	(55,246)	(63,381)	(64,317)	(71,118)	(77,434)	(83,330)	(91,065)	(95,402)	(100,899)	(105,549)
Funding balance ((A-B)+(C-D))	–	–	–	–	–	–	–	–	–	–	–

rating method

The rating method refers to the ways that the Council uses the rating system to allocate rates among groups of ratepayers, and how the liability for rates will be distributed within each group.

When considering the rating method, the Council takes into consideration the funding principles provided at the end of this section. It should be read in conjunction with the Revenue and Financing Policy and the Funding Principles. Figures in this policy are GST inclusive.

The following rates will be set by the Council for the financial year commencing 1 July 2021 and ending 30 June 2022.

General Rate

A general rate based on the capital value of each rating unit in the district.

The general rate will be set on a differential basis based on land use (the categories are "residential", "lifestyle", "commercial", "farmland", "residential heritage bed and breakfasts" and "stadium: 10,000+ seat capacity").

The rates (in cents per dollar of capital value) for the 2021/22 year are:

Table 1: General Rates

Categories	Rates, Cents in \$ per Capital Value	Factor	Revenue Sought \$	General Rate Share
Residential	0.3091	1.00	69,245,000	58.93%
Lifestyle	0.2937	0.95	5,792,000	4.93%
Commercial	0.7604	2.46	37,930,000	32.29%
Farmland	0.2473	0.80	4,379,000	3.73%
Residential Heritage Bed and Breakfasts	0.5410	1.75	24,000	0.02%
Stadium: 10,000+ Seat Capacity	0.0621	0.20	116,000	0.10%

The objective of the differential rate is to provide a mechanism to charge general rates to the six differential categories in a way that best achieves the 11 funding principles provided at the end of this section.

The Council uses the 'factor method' of setting the general rate differential. Under this method, a general rate factor is established which is simply the degree to which the rate (the cents in the dollar) on each category of property is higher or lower than residential property. In other words, the Council determines the degree to which the rate on a category of property is higher or lower than residential property.

The practical effect of the differential is that commercial properties pay more rates than would be expected under a "pure, undifferentiated" capital value (CV) system, and lifestyle, farmland and residential property owners pay less.

In December 2020, the Council reviewed the six general rate differential categories, specifically how the general rate is allocated across ratepayers. Due to the integrated nature of two targeted rates, Community Services and Tourism/ Economic Development, these were also considered. The review also considered the rating of short term visitor accommodation. No changes to the general rate differentials were made because the status quo was felt to be appropriate.

Uniform Annual General Charge

The Council will not be using a Uniform Annual General Charge.

Targeted Rates

Community Services

A targeted rate for community services of \$102.00. This rate will be set on a differential basis based on land use (the categories are "residential, residential heritage bed and breakfasts, lifestyle and farmland" and "commercial and stadium: 10,000+ seat capacity"). The rate will be charged on the following basis:

Table 2: Targeted Rate – Community Services

Categories	Rate/Liability Calculated	Revenue Sought \$
Residential, Residential Heritage Bed and Breakfasts, Lifestyle and Farmland	\$102.00 per separately used or inhabited part of a rating unit	5,546,000
Commercial and Stadium: 10,000+ Seat Capacity	\$102.00 per rating unit	284,000

The community services targeted rate will be used to fund part of the Parks and Reserves activity and the Botanic Garden.

Kerbside Recycling Collection

A targeted rate for a kerbside recycling collection service. This rate will be set on a differential basis based on land use (the categories are "residential, residential heritage bed and breakfasts, lifestyle and farmland" and "commercial").

This rate applies to all separately used or inhabited parts of a rating unit or rating units that receive a kerbside recycling collection service. The rate for the 2021/22 year is:



Table 3: Targeted Rate – Kerbside Recycling Collection

Liability Calculated	Rate/Liability Calculated	Revenue Sought \$
Residential, Residential Heritage Bed and Breakfasts, Lifestyle and Farmland	\$106.10 per separately used or inhabited part of a rating unit	5,319,000
Commercial	\$106.10 per rating unit	29,000

Drainage

A targeted rate for drainage. Drainage is a combined targeted rate for sewage disposal and stormwater. Sewage disposal makes up 78% of the drainage rate, and stormwater makes up 22%. This rate will be set on a differential basis based on the provision of service (with the categories being “connected” and “serviceable”) and on land use (with the categories being “residential, residential heritage bed and breakfasts, lifestyle and farmland”, “commercial, residential institutions, schools and stadium: 10,000+ seat capacity” and “churches”). The rate will be charged on the following basis:

Table 4: Targeted Rate – Drainage Categories

Categories	Liability Calculated	Revenue Sought \$
Residential, Residential Heritage Bed and Breakfasts, Lifestyle and Farmland	Per separately used or inhabited part of a rating unit	29,867,000
Commercial, Residential Institutions, Schools and Stadium: 10,000+ Seat Capacity	Per rating unit	1,758,000
Churches	Per rating unit	12,000

The rates for the 2021/22 year are:

Table 5: Targeted Rate – Drainage Rates

Residential, Residential Heritage Bed and Breakfasts, Lifestyle and Farmland	Rates \$
Connected	618.50
Serviceable	309.25
Commercial, Residential Institutions, Schools and Stadium: 10,000+ Seat Capacity	Rates \$
Connected	618.50
Serviceable	309.25
Churches	Rate \$
Connected	102.25

Non-rateable land will not be liable for the stormwater component of the drainage targeted rate. Rates demands for the drainage targeted rate for non-rateable land will therefore be charged at 78%.

Rating units which are not connected to the scheme, and which are not serviceable, will not be liable for this rate.

Commercial Drainage – Capital Value

In addition, a capital value-based targeted rate for drainage on a differential basis based on land use (the categories are “commercial and residential institutions”, “schools” and “stadium: 10,000+ seat capacity”) and the provision of services (the categories being “connected” and “serviceable”). This rate shall not apply to properties in Karitane, Middlemarch, Seacliff, Waikouaiti and Warrington. This rate shall not apply to churches.

The rates for the 2021/22 year are:

Table 6: Targeted Rate – Commercial Drainage Rates

Categories	Rates, Cents in \$ per Capital Value		Revenue Sought \$	
	Connected	Serviceable	Connected	Serviceable
Commercial and Residential Institutions	0.2878	0.1439	14,800,000	274,000
Schools	0.2159	0.1079	692,000	5,000
Stadium: 10,000+ Seat Capacity	0.0233	N/A	44,000	N/A

Non-rateable land will not be liable for the stormwater component of the drainage targeted rate. Rates demands for the drainage targeted rate for non-rateable land will therefore be charged at 78%.

Water

A targeted rate for water supply per separately used or inhabited part of a rating unit on all property either connected, or for which connection is available, to receive an ordinary supply of water within the meaning of the Dunedin City bylaws, excepting properties in Karitane, Merton, Rocklands/Pukerangi, Seacliff, Waitati, Warrington, East Taieri, West Taieri and North Taieri. This rate will be set on a differential basis based on the availability of service (the categories are “connected” and “serviceable”).

Rating units which are not connected to the scheme, and which are not serviceable, will not be liable for this rate.

The rates for the 2021/22 year are:

Table 7: Targeted Rate – Water (Ordinary)

Categories	Rate/Liability Calculated	Revenue Sought \$
Connected	\$469.00 per separately used or inhabited part of a rating unit	21,905,000
Serviceable	\$234.50 per separately used or inhabited part of a rating unit	255,000

A targeted rate for water supply that is based on the volume of water made available to all separately used or inhabited parts of a rating unit in Karitane, Merton, Seacliff, Waitati, Warrington, East Taieri, West Taieri and North Taieri.



This rate will be set on a differential basis based on the availability of service (the categories are “connected” and “serviceable”).

The rates for the 2021/22 year are:

Table 8: Targeted Rate – Water (Volume of Water)

Categories	Rate/Liability Calculated	Revenue Sought \$
Connected	\$469.00 per unit of water being one cubic metre (viz 1,000 litres) per day made available at a constant rate of flow during a full 24-hour period	1,428,000
Serviceable	\$234.50 per separately used or inhabited part of a rating unit (note this rate shall not apply to the availability of water in Merton, Karitane or Seacliff)	27,000

Fire Protection

A targeted rate for rating units that receive a water supply for the provision of a fire protection service. The rate will be set on a differential basis based on land use on certain categories of property (“commercial”, “residential institutions” and “stadium: 10,000+ seat capacity”).

This rate will be based on capital value. This rate shall not apply to churches.

The rates for the 2021/22 year are:

Table 9: Targeted Rate – Fire Protection Capital Value

Categories	Rates, Cents in \$ per Capital Value	Revenue Sought \$
Commercial	0.0826	4,676,000
Residential Institutions	0.0620	321,000
Stadium: 10,000+ Seat Capacity	0.0094	18,000

A targeted rate for water supply for the provision of a fire protection service for each separately used or inhabited part of a rating unit within the “residential, residential heritage bed and breakfasts, lifestyle and farmland” categories that are not receiving an ordinary supply of water within the meaning of the Dunedin City bylaws.

The rate for the 2021/22 year is:

Table 10: Targeted Rate – Fire Protection

Categories	Rate/Liability Calculated	Revenue Sought \$
Residential, Residential Heritage Bed and Breakfasts, Lifestyle and Farmland	\$140.70 per separately used or inhabited part of a rating unit	23,000

Water – Quantity of Water

A targeted rate for the quantity of water provided, reconnection fee and special reading fee, to any rating unit fitted with a water meter, being an extraordinary supply of water within the meaning of the Dunedin City bylaws, according to the following scale of charges:

Table 11: Targeted Rate – Quantity of Water

	Annual Meter Rental Charge \$
20mm nominal diameter	157.01
25mm nominal diameter	201.57
30mm nominal diameter	223.85
40mm nominal diameter	253.56
50mm nominal diameter	513.48
80mm nominal diameter	634.42
100mm nominal diameter	669.43
150mm nominal diameter	962.24
300mm nominal diameter	1,248.68
Hydrant Standpipe	621.69
Reconnection Fee	437.60
Special Reading Fee	59.47

	Backflow Prevention Charge \$
Backflow Preventer Test Fee	108.44
Rescheduled Backflow Preventer Test Fee	61.61
Backflow Programme – incomplete application fee (hourly rate)	43.54

	Water Charge \$
Merton, Hindon and individual farm supplied Bulk Water	0.11 per cubic metre
All other treated water per cubic metre	1.76 per cubic metre
Disconnection of Water Supply (AWSCI to excavate)	243.69
Disconnection of Water Supply (DCC contractor to excavate)	954.81

Where the supply of a quantity of water is subject to this Quantity of Water Targeted Rate, the rating unit will not be liable for any other targeted rate for the supply of the same water.



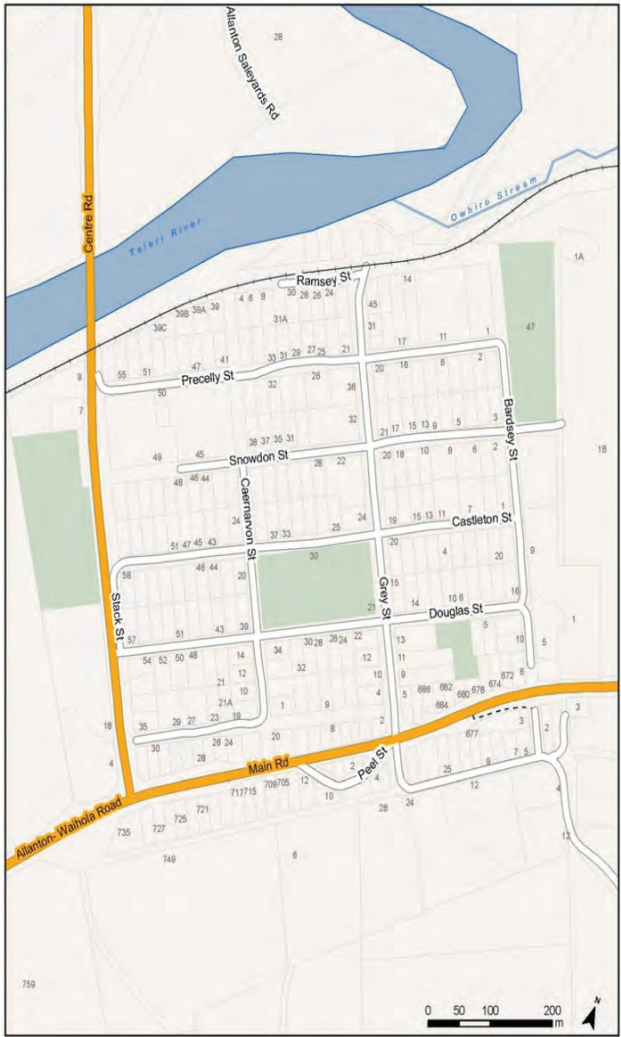
Allanton Drainage

A targeted rate for rating units within the Allanton area that are paying the capital contribution towards the Allanton Wastewater Collection System, as a targeted rate over 20 years. Liability for the rate is on the basis of the provision of service to each rating unit.

The rate for the 2021/22 year is:

Liability Calculated	Rate	Revenue Sought \$
Per rating unit	\$411.00	22,000

The Allanton area is shown in the map below:



Blanket Bay Drainage

A targeted rate for rating units within the Blanket Bay area that are paying the capital contribution towards the Blanket Bay Drainage system, as a targeted rate over 20 years. Liability for the rate is on the basis of the provision of the service to each rating unit.

The rate for the 2021/22 year is:

Liability Calculated	Rate	Revenue Sought \$
Per rating unit	\$636.00	1,000

The Blanket Bay area is shown in the map below:



Curles Point Drainage

A targeted rate for rating units within the Curles Point area that are paying the capital contribution towards the Curles Point Drainage System, as a targeted rate over 20 years. Liability for the rate is on the basis of the provision of the service to each rating unit.

The rate for the 2021/22 year is:

Liability Calculated	Rate	Revenue Sought \$
Per rating unit	\$749.00	1,000

The Curles Point area is shown in the map below:



Tourism/Economic Development

A capital value-based targeted rate for all commercial properties. The rate will be set on a differential basis based on land use (the categories are "commercial" and "stadium: 10,000+ seat capacity").

The rate for the 2021/22 year will be charged on the following basis:

Table 12: Targeted Rate –Tourism/Economic Development

Categories	Rates, cents in \$ per Capital Value	Revenue Sought \$
Commercial	0.0116	573,000
Stadium: 10,000+ Seat Capacity	0.0013	2,000

The Tourism/Economic Development targeted rate will be used to fund part of the Economic Development budget.

Warm Dunedin Targeted Rate Scheme

A targeted rate for each rating unit in the Warm Dunedin Targeted Rate Scheme. The revenue sought from this targeted rate is \$590,000. The targeted rate scheme provides a way for homeowners to install insulation and/or clean heating. The targeted rate covers the cost and an annual interest rate. The interest rates have been and will be:

- Rates commencing 1 July 2013 and 1 July 2014 8%;
- Rates commencing 1 July 2015 and 1 July 2016 8.3%;
- Rates commencing 1 July 2017 7.8%;
- Rates commencing 1 July 2018 7.2%;
- Rates commencing 1 July 2019 6.8%.
- Rates commencing 1 July 2020 5.7%.
- Rates commencing 1 July 2021 4.4%.

Table 13: Targeted Rate – Warm Dunedin Targeted Rate Scheme

Liability Calculated	Revenue Sought \$
Per rating unit	590,000

Private Street Lighting

A targeted rate for street lighting in the private streets to which the Council supplies a private street lighting service. The targeted rate will be set on a differential basis based on land use (the categories are "residential", "lifestyle" and "commercial").

The rate for the 2021/22 year will be charged on the following basis:

Table 14: Targeted Rate – Private Street Lighting

Categories	Liability Calculated	Rate \$	Revenue Sought \$
Residential and Lifestyle	For each separately used or inhabited part of a rating unit in a private street the sum calculated on the formula of \$149.40 per street light in a private street divided by the number of separately used or inhabited parts of a rating unit in the private street.	149.40 for each street light	31,000
Commercial	For each rating unit in a private street the sum calculated on the formula of \$149.40 per street light in a private street divided by the number of rating units in the private street.	149.40 for each street light	4,000

The private street addresses are as follows:

1–10	Achilles Avenue
1	Alton Avenue
2	Alton Avenue
2A	Alton Avenue
3	Alton Avenue
4	Alton Avenue
5	Alton Avenue
6	Alton Avenue
7	Alton Avenue
8	Alton Avenue
9	Alton Avenue
7	Angle Avenue
9	Angle Avenue
11	Angle Avenue
20	Angle Avenue
22	Angle Avenue
24	Angle Avenue
43	Arawa Street
47	Arawa Street
17	Awa Toru Drive
19	Awa Toru Drive
21	Awa Toru Drive
23	Awa Toru Drive
25	Awa Toru Drive
27	Awa Toru Drive
29	Awa Toru Drive
31	Awa Toru Drive
33	Awa Toru Drive
35	Awa Toru Drive
37	Awa Toru Drive
39	Awa Toru Drive
41	Awa Toru Drive
43	Awa Toru Drive
45	Awa Toru Drive
49	Awa Toru Drive
60A	Balmacewen Road
60B	Balmacewen Road
62	Balmacewen Road
64	Balmacewen Road
1	Balmoral Avenue
2	Balmoral Avenue
3	Balmoral Avenue
4	Balmoral Avenue
5	Balmoral Avenue
6	Balmoral Avenue
7	Balmoral Avenue
8	Balmoral Avenue
9	Balmoral Avenue

10	Balmoral Avenue
11	Balmoral Avenue
12	Balmoral Avenue
16	Balmoral Avenue
17	Balmoral Avenue
19	Barclay Street
211	Bay View Road
211A	Bay View Road
211B	Bay View Road
1	Beaufort Street
3	Beaufort Street
119	Belford Street
12	Bell Crescent
14	Bell Crescent
24	Bell Crescent
26	Bell Crescent
7	Bishop Verdon Close
9	Bishop Verdon Close
10	Bishop Verdon Close
11	Bishop Verdon Close
12	Bishop Verdon Close
8	Bonnington Street
8a	Bonnington Street
10	Bonnington Street
20K	Brighton Road
20J	Brighton Road
20H	Brighton Road
20G	Brighton Road
20F	Brighton Road
20E	Brighton Road
20D	Brighton Road
20C	Brighton Road
20B	Brighton Road
20A	Brighton Road
20	Brighton Road
34	Burgess Street
36	Burgess Street
38	Burgess Street
40	Burgess Street
42	Burgess Street
44	Burgess Street
46	Burgess Street
48	Burgess Street
50	Burgess Street
181	Burt Street
183	Burt Street
185	Burt Street
7	Bush Road, Mosgiel
80	Caldwell Street
82	Caldwell Street

1	Campbell Lane
4	Campbell Lane
5	Campbell Lane
6	Campbell Lane
7	Campbell Lane
8	Campbell Lane
9	Campbell Lane
10	Campbell Lane
11	Campbell Lane
12	Campbell Lane
13	Campbell Lane
14	Campbell Lane
15	Campbell Lane
30	Cardigan Street, North East Valley
32	Cardigan Street, North East Valley
34	Cardigan Street, North East Valley
36	Cardigan Street, North East Valley
22	Centennial Avenue, Fairfield
24	Centennial Avenue, Fairfield
26	Centennial Avenue, Fairfield
28	Centennial Avenue, Fairfield
150	Chapman Street
150A	Chapman Street
152	Chapman Street
12	Clearwater Street
14	Clearwater Street
16	Clearwater Street
18	Clearwater Street
20	Clearwater Street
22	Clearwater Street
24	Clearwater Street
26	Clearwater Street
28	Clearwater Street
30	Clearwater Street
32	Clearwater Street
34	Clearwater Street
36	Clearwater Street
22	Cole Street
11	Corstorphine Road
11A	Corstorphine Road
13	Corstorphine Road
15	Corstorphine Road
17	Corstorphine Road
21	Corstorphine Road
23	Corstorphine Road
25	Corstorphine Road



11	Craighall Crescent
15	Craighall Crescent
1	Dalkeith Road, Port Chalmers
2	Dalkeith Road, Port Chalmers
4	Dalkeith Road, Port Chalmers
6	Dalkeith Road, Port Chalmers
8	Dalkeith Road, Port Chalmers
10	Dalkeith Road, Port Chalmers
12	Dalkeith Road, Port Chalmers
21	Davies Street
22	Davies Street
1	Devon Place
2	Devon Place
3	Devon Place
4	Devon Place
5	Devon Place
6	Devon Place
7	Devon Place
9	Devon Place
10	Devon Place
11	Devon Place
12	Devon Place
13	Devon Place
14	Devon Place
15	Devon Place
16	Devon Place
17	Devon Place
18	Devon Place
19	Devon Place
20	Devon Place
139b	Doon Street
139a	Doon Street
139	Doon Street
141	Doon Street
143	Doon Street
145	Doon Street
149	Doon Street
151	Doon Street
5	Dorset Street
7	Dorset Street
10	Dorset Street
11	Dorset Street
12	Dorset Street
14	Dorset Street
16	Dorset Street
18	Dorset Street
20	Dorset Street
21	Dorset Street
17	Duckworth Street
19	Duckworth Street

21	Duckworth Street
35	Duckworth Street
37	Duckworth Street
39	Duckworth Street
39a	Duckworth Street
41	Duckworth Street
47	Duckworth Street
49	Duckworth Street
53	Duckworth Street
	Dunedin Airport
1 – 31	Eastbourne Street
2 – 31	Eastbourne Street
3 – 31	Eastbourne Street
4 – 31	Eastbourne Street
5 – 31	Eastbourne Street
6 – 31	Eastbourne Street
7 – 31	Eastbourne Street
8 – 31	Eastbourne Street
9 – 31	Eastbourne Street
10 – 31	Eastbourne Street
11 – 31	Eastbourne Street
12 – 31	Eastbourne Street
13 – 31	Eastbourne Street
14 – 31	Eastbourne Street
15 – 31	Eastbourne Street
16 – 31	Eastbourne Street
17 – 31	Eastbourne Street
18 – 31	Eastbourne Street
19 – 31	Eastbourne Street
20 – 31	Eastbourne Street
21 – 31	Eastbourne Street
22 – 31	Eastbourne Street
23 – 31	Eastbourne Street
24 – 31	Eastbourne Street
25 – 31	Eastbourne Street
26 – 31	Eastbourne Street
27 – 31	Eastbourne Street
28 – 31	Eastbourne Street
29 – 31	Eastbourne Street
30 – 31	Eastbourne Street
31 – 31	Eastbourne Street
32 – 31	Eastbourne Street
33 – 31	Eastbourne Street
34 – 31	Eastbourne Street
35 – 31	Eastbourne Street
36 – 31	Eastbourne Street
37 – 31	Eastbourne Street
38 – 31	Eastbourne Street
39 – 31	Eastbourne Street
40 – 31	Eastbourne Street

41 – 31	Eastbourne Street
42 – 31	Eastbourne Street
43 – 31	Eastbourne Street
46 – 31	Eastbourne Street
47 – 31	Eastbourne Street
50 – 31	Eastbourne Street
51 – 31	Eastbourne Street
8	Echovale Avenue
10	Echovale Avenue
12	Echovale Avenue
2	Elbe Street
202	Elgin Road
204	Elgin Road
206	Elgin Road
208	Elgin Road
1	Eton Drive
4	Eton Drive
5	Eton Drive
6	Eton Drive
7	Eton Drive
8	Eton Drive
9	Eton Drive
10	Eton Drive
11	Eton Drive
12	Eton Drive
13	Eton Drive
14	Eton Drive
15	Eton Drive
16	Eton Drive
17	Eton Drive
18	Eton Drive
19	Eton Drive
20	Eton Drive
2	Everton Road
3	Everton Road
4	Everton Road
64	Every Street
66	Every Street
68	Every Street
70	Every Street
76	Every Street
7	Fern Road, Ravensbourne
9	Fern Road, Ravensbourne
11	Fern Road, Ravensbourne
13	Fern Road, Ravensbourne
15	Fern Road, Ravensbourne
17	Fern Road, Ravensbourne
19	Fern Road, Ravensbourne
21	Fern Road, Ravensbourne
19	Ferntree Drive



21	Ferntree Drive
23	Ferntree Drive
25	Ferntree Drive
43	Forfar Street
45	Forfar Street
47	Forfar Street
47a	Forfar Street
49	Forfar Street
51	Forfar Street
53	Forfar Street
53a	Forfar Street
1 – 80	Formby Street
5 – 80	Formby Street
6 – 80	Formby Street
7 – 80	Formby Street
8 – 80	Formby Street
10 – 80	Formby Street
14 – 80	Formby Street
15 – 80	Formby Street
16 – 80	Formby Street
17 – 80	Formby Street
18 – 80	Formby Street
19 – 80	Formby Street
20 – 80	Formby Street
239	Fryatt Street
248	George Street
559	George Street
150A	Gladstone Road North
150B	Gladstone Road North
150C	Gladstone Road North
150D	Gladstone Road North
150E	Gladstone Road North
152B	Gladstone Road North
152C	Gladstone Road North
152D	Gladstone Road North
152E	Gladstone Road North
154A	Gladstone Road North
214	Gladstone Road North
216	Gladstone Road North
218	Gladstone Road North
220	Gladstone Road North
222	Gladstone Road North
224	Gladstone Road North
226	Gladstone Road North
228	Gladstone Road North
230	Gladstone Road North
232	Gladstone Road North
234	Gladstone Road North
39	Glenbrook Drive, Mosgiel
41	Glenbrook Drive, Mosgiel

45	Glenbrook Drive, Mosgiel
47	Glenbrook Drive, Mosgiel
49	Glenbrook Drive, Mosgiel
51	Glenbrook Drive, Mosgiel
57	Glenbrook Drive, Mosgiel
1	Glenfinnan Place
3	Glenfinnan Place
4	Glenfinnan Place
4A	Glenfinnan Place
5	Glenfinnan Place
6	Glenfinnan Place
7	Glenfinnan Place
8A	Glenfinnan Place
8B	Glenfinnan Place
9A	Glenfinnan Place
9B	Glenfinnan Place
10A	Glenfinnan Place
10B	Glenfinnan Place
1	Glengarry Court
2	Glengarry Court
3	Glengarry Court
4	Glengarry Court
5	Glengarry Court
6	Glengarry Court
7	Glengarry Court
8	Glengarry Court
9	Glengarry Court
10	Glengarry Court
11	Glengarry Court
12	Glengarry Court
13	Glengarry Court
14	Glengarry Court
15	Glengarry Court
16	Glengarry Court
17	Glengarry Court
18	Glengarry Court
19	Glengarry Court
20	Glengarry Court
21	Glengarry Court
22	Glengarry Court
23	Glengarry Court
24	Glengarry Court
48	Glenross Street
50	Glenross Street
54	Glenross Street
56	Glenross Street
58	Glenross Street
60	Glenross Street
110	Glenross Street
114	Glenross Street

116	Glenross Street
230	Gordon Road
229	Gordon Road
34	Grandview Crescent
10	Halsey Street
1	Hampton Grove, Mosgiel
2	Hampton Grove, Mosgiel
3	Hampton Grove, Mosgiel
4	Hampton Grove, Mosgiel
5	Hampton Grove, Mosgiel
6	Hampton Grove, Mosgiel
7	Hampton Grove, Mosgiel
8	Hampton Grove, Mosgiel
9	Hampton Grove, Mosgiel
10	Hampton Grove, Mosgiel
11	Hampton Grove, Mosgiel
12	Hampton Grove, Mosgiel
14	Hampton Grove, Mosgiel
15	Hampton Grove, Mosgiel
16	Hampton Grove, Mosgiel
17	Hampton Grove, Mosgiel
18	Hampton Grove, Mosgiel
19	Hampton Grove, Mosgiel
20	Hampton Grove, Mosgiel
21	Hampton Grove, Mosgiel
22	Hampton Grove, Mosgiel
23	Hampton Grove, Mosgiel
24	Hampton Grove, Mosgiel
25	Hampton Grove, Mosgiel
26	Hampton Grove, Mosgiel
4	Harold Street
12	Harold Street
70a	Hazel Avenue
70	Hazel Avenue
72	Hazel Avenue
215a	Helensburgh Road
217a	Helensburgh Road
217b	Helensburgh Road
219	Helensburgh Road
219a	Helensburgh Road
219b	Helensburgh Road
221	Helensburgh Road
223	Helensburgh Road
49	Highcliff Road
49A	Highcliff Road
51	Highcliff Road
57	Highcliff Road
295	Highcliff Road
297	Highcliff Road
313	Highcliff Road



315a	Highcliff Road
315b	Highcliff Road
317	Highcliff Road
16	Highgate
18	Highgate
20	Highgate
34a	Highgate
34	Highgate
216	Highgate
218	Highgate
144A	Highgate
144B	Highgate
146	Highgate
146A	Highgate
148	Highgate
9	Kilgour Street
11	Kilgour Street
15	Kilgour Street
20	Kinvig Street
22	Kinvig Street
2	Koremata Street
4	Koremata Street
12	Koremata Street
3	Lawson Street
4	Leithton Close
6	Leithton Close
9	Leithton Close
10	Leithton Close
11	Leithton Close
14	Leithton Close
15	Leithton Close
18	Leithton Close
19	Leithton Close
21	Leithton Close
22	Leithton Close
23	Leithton Close
26	Leithton Close
27	Leithton Close
28	Leithton Close
29	Leithton Close
32	Leithton Close
33	Leithton Close
36	Leithton Close
5	Leven Street
2	Leyton Terrace
21–67	Lock Street
23a	London Street
25	London Street
1–25	London Street
2–25	London Street

3–25	London Street
8	Lynwood Avenue
10	Lynwood Avenue
12c	Lynwood Avenue
12b	Lynwood Avenue
12a	Lynwood Avenue
12	Lynwood Avenue
14	Lynwood Avenue
3	McAllister Lane, Mosgiel
5	McAllister Lane, Mosgiel
7	McAllister Lane, Mosgiel
9	McAllister Lane, Mosgiel
11	McAllister Lane, Mosgiel
13	McAllister Lane, Mosgiel
15	McAllister Lane, Mosgiel
17	McAllister Lane, Mosgiel
19	McAllister Lane, Mosgiel
210	Main South Road, Green Island
1	Mallard Place, Mosgiel
2	Mallard Place, Mosgiel
3	Mallard Place, Mosgiel
4	Mallard Place, Mosgiel
5	Mallard Place, Mosgiel
6	Mallard Place, Mosgiel
7	Mallard Place, Mosgiel
8	Mallard Place, Mosgiel
9	Mallard Place, Mosgiel
10	Mallard Place, Mosgiel
11	Mallard Place, Mosgiel
12	Mallard Place, Mosgiel
13	Mallard Place, Mosgiel
14	Mallard Place, Mosgiel
15	Mallard Place, Mosgiel
11	Malvern Street
15	Malvern Street
17a	Malvern Street
30	Marne Street
32	Marne Street
42	Marne Street
44	Marne Street
46	Marne Street
48	Marne Street
50	Marne Street
2	Meldrum Street
10	Meldrum Street
33	Melville Street
14	Middleton Road
16	Middleton Road
18	Middleton Road

20	Middleton Road
22	Middleton Road
24	Middleton Road
26	Middleton Road
28	Middleton Road
30	Middleton Road
37	Middleton Road
37a	Middleton Road
39	Middleton Road
43	Middleton Road
47a	Middleton Road
19	Montague Street
21	Montague Street
23	Montague Street
29	Moray Place
415	Moray Place
72	Newington Avenue
37	Norwood Street
41	Norwood Street
39	Pacific Street
1	Pembrey Street
2	Pembrey Street
3	Pembrey Street
4	Pembrey Street
5	Pembrey Street
6	Pembrey Street
7	Pembrey Street
8	Pembrey Street
10	Pembrey Street
11	Pembrey Street
264	Pine Hill Road
264A	Pine Hill Road
266A	Pine Hill Road
266B	Pine Hill Road
268A	Pine Hill Road
268B	Pine Hill Road
270	Pine Hill Road
272	Pine Hill Road
274	Pine Hill Road
278A	Pine Hill Road
278B	Pine Hill Road
390	Pine Hill Road
409	Pine Hill Road
411	Pine Hill Road
5	Pinfold Place, Mosgiel
6	Pinfold Place, Mosgiel
8	Pinfold Place, Mosgiel
9	Pinfold Place, Mosgiel
10	Pinfold Place, Mosgiel
11	Pinfold Place, Mosgiel



12	Pinfold Place, Mosgiel
13	Pinfold Place, Mosgiel
14	Pinfold Place, Mosgiel
15	Pinfold Place, Mosgiel
19	Queen Street
19A	Queen Street
223	Ravensbourne Road
87	Riselaw Road
89	Riselaw Road
89A	Riselaw Road
91	Riselaw Road
91A	Riselaw Road
93	Riselaw Road
93A	Riselaw Road
21	Rosebery Street
16	Selkirk Street
11	Shand Street, Green Island
14	Sheen Street
6	Silver Springs Boulevard, Mosgiel
8	Silver Springs Boulevard, Mosgiel
10	Silver Springs Boulevard, Mosgiel
12	Silver Springs Boulevard, Mosgiel
14	Silver Springs Boulevard, Mosgiel
16	Silver Springs Boulevard, Mosgiel
20	Silver Springs Boulevard, Mosgiel
22	Silver Springs Boulevard, Mosgiel
24	Silver Springs Boulevard, Mosgiel
26	Silver Springs Boulevard, Mosgiel
28	Silver Springs Boulevard, Mosgiel
1–27	St Albans Street
2–27	St Albans Street
3.27	St Albans Street
4–27	St Albans Street
5–27	St Albans Street
6–27	St Albans Street
7–27	St Albans Street
8–27	St Albans Street
9–27	St Albans Street
10–27	St Albans Street
11–27	St Albans Street
12–27	St Albans Street

13–27	St Albans Street
4	Stanley Square
5	Stanley Square
6	Stanley Square
7	Stanley Square
8	Stanley Square
9	Stanley Square
10	Stanley Square
11	Stanley Square
12	Stanley Square
365	Stuart Street
367	Stuart Street
367A	Stuart Street
55	Sunbury Street
57	Sunbury Street
59	Sunbury Street
59A	Sunbury Street
67	Tahuna Road
67A	Tahuna Road
67B	Tahuna Road
69	Tahuna Road
69A	Tahuna Road
69B	Tahuna Road
69C	Tahuna Road
1	Taupo Lane
2	Taupo Street
1	Thomas Square
2	Thomas Square
3	Thomas Square
4	Thomas Square
5	Thomas Square
6	Thomas Square
7	Thomas Square
8	Thomas Square
9	Thomas Square
4A	Totara Street, Ravensbourne
44	Turnbull Street
46	Turnbull Street
85A	Victoria Road
85B	Victoria Road
85C	Victoria Road
85D	Victoria Road
85G	Victoria Road
85H	Victoria Road
85I	Victoria Road
85J	Victoria Road
85K	Victoria Road
85L	Victoria Road
85M	Victoria Road

85N	Victoria Road
85O	Victoria Road
85P	Victoria Road
85Q	Victoria Road
85R	Victoria Road
146	Victoria Road
44	Waimea Avenue
46	Waimea Avenue
48	Waimea Avenue
50	Waimea Avenue
58/60	Waimea Avenue
62/64	Waimea Avenue
16	Warwick Street
18	Warwick Street
23	Warwick Street
1	Wenlock Square
2	Wenlock Square
3	Wenlock Square
4	Wenlock Square
5	Wenlock Square
6	Wenlock Square
7	Wenlock Square
8	Wenlock Square
9	Wenlock Square
10	Wenlock Square
11	Wenlock Square
12	Wenlock Square
14	Wenlock Square
15	Wenlock Square
17	Wenlock Square
18	Wenlock Square
19	Wenlock Square
20	Wenlock Square
21	Wenlock Square
19	Woodside Terrace
20	Woodside Terrace
22	Woodside Terrace
23	Woodside Terrace
24	Woodside Terrace
25	Woodside Terrace
25A	Woodside Terrace
26	Woodside Terrace
27	Woodside Terrace
29	Woodside Terrace



Differential matters and categories

Where councils assess rates on a differential basis, the definition of differential categories is limited to the list of matters specified in Schedule 2 of the Local Government (Rating) Act 2002. The Council is required to state which matters will be used for definition of the categories, and the category or categories of any differentials.

The differential categories are determined in accordance with the Council's land use codes and the provision or availability of services. The land use code for each property is available from the Council's Customer Services Agency and on the website (on a property by property basis) at www.dunedin.govt.nz/services/rates-information.

The Council's land use codes are based on the land use codes set under the Rating Valuation Rules 2008, which are set out below:

Land Use Code	Land Use Description	Differential Category
0	Multi-use: Vacant/Indeterminate	Commercial
1	Multi-use: Rural Industry	Farmland
2	Multi-use: Lifestyle	Lifestyle
3	Multi-use: Transport	Commercial
4	Multi-use: Community Services	Commercial
5	Multi-use: Recreational	Commercial
6	Multi-use: Utility Services	Commercial
7	Multi-use: Industrial	Commercial
8	Multi-use: Commercial	Commercial
9	Multi-use: Residential	Residential
10	Rural: Multi-use within Rural Industry	Farmland
11	Rural: Dairy	Farmland
12	Rural: Stock Finishing	Farmland
13	Rural: Arable Farming	Farmland
14	Rural: Store Livestock	Farmland
15	Rural: Market Gardens and Orchards	Farmland
16	Rural: Specialist Livestock	Farmland
17	Rural: Forestry	Farmland
18	Rural: Mineral Extraction	Commercial
19	Rural: Vacant	Farmland
20	Lifestyle: Multi-use within Lifestyle	Lifestyle
21	Lifestyle: Single Unit	Lifestyle
22	Lifestyle: Multi-unit	Lifestyle
29	Lifestyle: Vacant	Lifestyle
30	Transport: Multi-use within Transport	Commercial
31	Transport: Road Transport	Commercial
32	Transport: Parking	Commercial
33	Transport: Rail Transport	Commercial

Land Use Code	Land Use Description	Differential Category
34	Transport: Water Transport	Commercial
35	Transport: Air Transport	Commercial
39	Transport: Vacant	Commercial
40	Community Services: Multi-use within Community Services	Commercial
41	Community Services: Educational	Commercial
42	Community Services: Medical and Allied	Commercial
43	Community Services: Personal and Property Protection	Commercial
44	Community Services: Religious	Commercial
45	Community Services: Defence	Commercial
46	Community Services: Halls	Commercial
47	Community Services: Cemeteries and Crematoria	Commercial
49	Community Services: Vacant	Commercial
50	Recreational: Multi-use within Recreational	Commercial
51	Recreational: Entertainment	Commercial
52	Recreational: Active Indoor	Commercial
53	Recreational: Active Outdoor	Commercial
54	Recreational: Passive Indoor	Commercial
55	Recreational: Passive Outdoor	Commercial
59	Recreational: Vacant	Commercial
60	Utility Services: Multi-use within Utility Services	Commercial
61	Utility Services: Communications	Commercial
62	Utility Services: Electricity	Commercial
63	Utility Services: Gas	Commercial
64	Utility Services: Water Supply	Commercial
65	Utility Services: Sanitary	Commercial
66	Utility Services: Other	Commercial
67	Utility Services: Post Boxes	Commercial
69	Utility Services: Vacant	Commercial
70	Industrial: Multi-use within Industrial	Commercial
71	Industrial: Food, Drink and Tobacco	Commercial
72	Industrial: Textiles, Leather and Fur	Commercial
73	Industrial: Timber Products and Furniture	Commercial
74	Industrial: Building Materials Other than Timber	Commercial
75	Industrial: Engineering, Metalworking, Appliances and Machinery	Commercial
76	Industrial: Chemicals, Plastics, Rubber and Paper	Commercial



Land Use Code	Land Use Description	Differential Category
77	Industrial: Other Industries – including Storage	Commercial
78	Industrial: Depots, Yards	Commercial
79	Industrial: Vacant	Commercial
80	Commercial: Multi-use within Commercial	Commercial
81	Commercial: Retail	Commercial
82	Commercial: Services	Commercial
83	Commercial: Wholesale	Commercial
84	Commercial: Offices	Commercial
85	Commercial: Carparking	Commercial
89	Commercial: Vacant	Commercial
90	Residential: Multi-use within Residential	Residential
91	Residential: Single Unit excluding Bach/Crib	Residential
92	Residential: Multi-unit	Residential
93	Residential: Public Communal – Unlicensed	Commercial
94	Residential: Public Communal – Licensed	Commercial
95	Residential: Special Accommodation	Residential
96	Residential: Communal Residence Dependent on Other Use	Residential
97	Residential: Bach/Crib	Residential
98	Residential: Carparking	Residential
99	Residential: Vacant	Residential

In addition to the categories set out above, the Council has established categories for residential institutions, residential heritage bed and breakfasts, the stadium: 10,000+ seat capacity, churches, and schools.

1 Differentials based on land use

The Council uses this matter to:

- differentiate the General Rate
- differentiate the Community Services Rate
- differentiate the Kerbside Recycling Collection Rate
- differentiate the Private Street Lighting Rate
- differentiate the Tourism/Economic Development Rate
- differentiate the Fire Protection Rate.

The differential categories based on land use are:

Residential – includes all rating units used for residential purposes including single residential, multi-unit residential, multi-use residential, residential special accommodation, residential communal residence dependent on other use, residential bach/cribs, residential carparking and residential vacant land.

Lifestyle – includes all rating units with Council land use codes 2, 20, 21, 22 and 29.

Commercial – includes all rating units with land uses not otherwise categorised as Residential, Lifestyle, Farmland, Stadium: 10,000+ Seat Capacity or Residential Heritage Bed and Breakfasts.

Farmland – includes all rating units used solely or principally for agricultural or horticultural or pastoral purposes.

Residential Heritage Bed and Breakfasts – includes all rating units meeting the following description:

1. Bed and breakfast establishments; and
2. Classified as commercial for rating purposes due to the number of bedrooms (greater than 4); and
3. Either:
 - the majority of the establishment is at least 80 years old; or
 - the establishment has Heritage New Zealand Pouhere Taonga Registration; or
 - the establishment is a Dunedin City Council Protected Heritage Building, as identified in the District Plan; and
4. The bed and breakfast owner lives at the facility.

Stadium: 10,000+ Seat Capacity – this includes land at 130 Anzac Avenue, Dunedin, Assessment 4026695, Valuation reference 27190-01403.

2 Differentials based on land use and provision or availability of service

The Council uses these matters to differentiate the drainage rate and commercial drainage rate.

The differential categories based on land use are:

Residential – includes all rating units used for residential purposes including single residential, multi-unit residential, multi-use residential, residential special accommodation, residential communal residence dependent on other use, residential bach/cribs, residential carparking and residential vacant land.

Lifestyle – includes all rating units with Council land use codes 2, 20, 21, 22 and 29.

Farmland – includes all rating units used solely or principally for agricultural or horticultural or pastoral purposes.

Commercial – includes all rating units with land uses not otherwise categorised as Residential, Lifestyle, Farmland, Stadium: 10,000+ Seat Capacity, Residential Heritage, Bed and Breakfasts, Residential Institutions, Churches or Schools.

Stadium: 10,000+ Seat Capacity – this includes land at 130 Anzac Avenue, Dunedin, Assessment 4026695, Valuation reference 27190-01403.

Residential Heritage Bed and Breakfasts – includes all rating units meeting the following description:

1. Bed and breakfast establishments; and
2. Classified as commercial for rating purposes due to the number of bedrooms (greater than 4); and
3. Either:
 - the majority of the establishment is at least 80 years old; or
 - the establishment has Heritage New Zealand Pouhere Taonga Registration; or



- the establishment is a Dunedin City Council Protected Heritage Building, as identified in the District Plan; and

4. The bed and breakfast owner lives at the facility.

Residential Institutions – includes only rating units with Council land use codes 95 and 96.

Churches – includes all rating units used solely or principally as places of religious worship.

Schools – includes only rating units used for schools that do not operate for profit.

The differential categories based on provision or availability of service are:

Connected – any rating unit that is connected to a public sewerage drain.

Serviceable – any rating unit that is not connected to a public sewerage drain but is capable of being connected to the sewerage system (being a property situated within 30 metres of a public drain).

3 Differentials based on provision or availability of service

The Council uses these matters to differentiate the water rates.

The differential categories based on provision or availability of service are:

Connected – any rating unit that is supplied by the water supply system

Serviceable – any rating unit that is not supplied but is capable of being supplied by the water supply system (being a rating unit situated within 100 metres of the nearest water supply).

Minimum rates

Where the total amount of rates payable in respect of any rating unit is less than \$5.00, the rates payable in respect of the rating unit shall be such amount as the Council determines, but not exceeding \$5.00.

Low value rating units

Rating units with a capital value of \$6,000 or less will only be charged the general rate.

Separately used or inhabited part of a rating unit

A separately used or inhabited part of a rating unit includes any portion inhabited or used by the owner/a person other than the owner, and who has the right to use or inhabit that portion by virtue of a tenancy, lease, licence, or other agreement.

This definition includes separately used parts, whether or not actually occupied at any particular time, which are provided by the owner for rental (or other form of occupation) on an occasional or long term basis by someone other than the owner.

For the purpose of this definition, vacant land and vacant premises offered or intended for use or habitation by a person other than the owner and usually used as such are defined as 'used'.

For the avoidance of doubt, a rating unit that has a single use or occupation is treated as having one separately used or inhabited part.

Lump sum contributions

No lump sum contributions will be sought for any targeted rate.

Rating by instalments

All rates to be collected by the Council will be payable by four instalments according to the following schedule.

The City is divided into four areas based on Valuation Roll Numbers, as set out below:

Table 15: Rating Areas

Area 1	Area 2	Area 3	Area 3 continued
Valuation Roll Numbers:			
26700	26990	26500	27550
26710	27000	26520	27560
26760	27050	26530	27600
26770	27060	26541	27610
26850	27070	26550	27760
26860	27080	26580	27770
26950	27150	26590	27780
26960	27350	26620	27790
26970	27360	26640	27811
26980	27370	26651	27821
27160	27380	26750	27822
27170	27500	26780	27823
27180	27510	27250	27831
27190	27520	27260	27841
27200	27851	27270	27871
	27861	27280	27911
	27880	27450	27921
	27890	27460	27931
	27901	27470	27941
	28000		
	28010		
	28020		

Area 4 comprises ratepayers with multiple assessments who pay on a schedule.



Due dates for payments of rates

All rates, with the exception of water rates which are charged based on water meter consumption, will be payable in four instalments, due on the dates shown below:

Table 16: Due Dates

Due Dates	Area 1	Areas 2 and 4	Area 3
Instalment 1	27/08/21	03/09/21	17/09/21
Instalment 2	19/11/21	26/11/21	10/12/21
Instalment 3	11/02/22	25/02/22	11/03/22
Instalment 4	06/05/22	20/05/22	03/06/22

Water meter invoices are sent separately from other rates at intervals depending on the quantity of water consumed.

Where water meter invoices are sent on a quarterly or monthly basis, the due date for payment shall be the 20th of the month following the date of invoice as set out in the table below:

Date of Invoice	Date for Payment
July 2021	20 August 2021
August 2021	20 September 2021
September 2021	20 October 2021
October 2021	20 November 2021
November 2021	20 December 2021
December 2021	20 January 2022
January 2022	20 February 2022
February 2022	20 March 2022
March 2022	20 April 2022
April 2022	20 May 2022
May 2022	20 June 2022
June 2022	20 July 2022

Example rate accounts

	Capital Value	2020/21 Rates	2021/22 Rates	Increase	Increase %
Residential					
Example	345,000	2,153	2,362	209	9.7%
Mode Value	385,000	2,268	2,486	218	9.6%
Median Value	420,000	2,368	2,594	226	9.6%
Average Value	464,400	2,494	2,731	237	9.5%
Example	530,000	2,682	2,934	252	9.4%
Example	600,000	2,882	3,150	268	9.3%
Example	750,000	3,311	3,614	303	9.1%
Commercial					
Example	245,000	3,261	3,519	259	7.9%
Median Value	495,000	5,892	6,375	483	8.2%
Example	1,150,000	12,789	13,858	1,069	8.4%
Average Value	1,605,000	17,579	19,056	1,477	8.4%
Example	2,345,000	25,371	27,510	2,139	8.4%
Example	5,500,000	58,589	63,553	4,964	8.5%
Example	10,800,000	114,392	124,102	9,710	8.5%
Farmland (General and Community Services Rates only)					
Median Value	550,000	1,358	1,462	104	7.6%
Average Value	1,265,000	2,994	3,230	236	7.9%
Example	1,430,000	3,372	3,638	267	7.9%
Example	2,060,000	4,813	5,196	383	8.0%
Example	4,230,000	9,778	10,563	785	8.0%
Example	7,250,000	16,688	18,031	1,343	8.0%
Example	10,300,000	23,666	25,574	1,908	8.1%
Lifestyle (General and Community Service Rates only)					
Example	510,000	1,486	1,600	114	7.7%
Median Value	725,000	2,070	2,231	161	7.8%
Average Value	746,000	2,127	2,293	166	7.8%
Example	930,000	2,626	2,833	207	7.9%

Definitions

Mode – this is the most frequently occurring capital value.

Median – this capital value is the one in the middle of the list of individual capital values. Half of the values are above this amount, and half below.

Average – this is the capital value calculated if the whole value in each category was divided by the number of properties in each category.

Example – these properties provide additional example rate accounts.



Mix of funding mechanisms by group activity

The following funding mechanisms are applied to the Council's group activities. All mechanisms that have been used are in accordance with the Revenue and Financing Policy.

	Reserves and recreational facilities	Community and planning	Galleries, libraries and museums	Water supply	Waste management	Sewerage and sewage	Stormwater	Property	Regulatory services	Economic development	Roading and footpaths	Governance and support services
General Rate												
Community Services Rate												
Kerbside Recycling Rate												
City-wide Water Rates												
City-wide Drainage Rates												
Allanton Drainage Rate												
Blanket Bay Drainage Rate												
Curles Point Drainage Rate												
Private Street Lighting Rate												
Tourism/Economic Development Rate												
Warm Dunedin Rate												
Revenue ²												
Loans Raised												
Sale of Assets												
Reduction in Loans and Advances												
Dunedin City Holdings Limited Interest and Dividend												
NZTA Income												
Cash												
Development Contributions												

² Revenue includes fees and charges, subsidies, capital revenue, interest and dividends (other than Dunedin City Holdings Limited dividends). Revenue also includes water rates based on quantity of water and any lump sum payments for the Blanket Bay and Curles Point drainage system.



Funding principles

The Dunedin City Council, in adopting the rating method, takes into consideration the following funding principles:

- 1 That, in so far as possible, the rating method should be simple, efficient and understandable.
- 2 People who benefit (including secondary beneficiaries) should contribute to costs.
- 3 Capital value is the primary method of determining the rating method. Capital value is based on market value and reflects the property valuation.
- 4 Property rates are a mechanism, which contains principles of public benefit taxation. Rates are not a user–pays mechanism.
- 5 The application of funding mechanisms should not distort markets.
- 6 The funding of activities and services should have regard to the interests of residents and ratepayers, including future ratepayers.
- 7 The funding of services and activities should not make these unaffordable.
- 8 People who pollute or damage the environment should bear the cost of redress.
- 9 To promote fairness and equity in rating, fixed charges may be used.
- 10 Where changes are contemplated to the rating method, transition arrangements may be used.
- 11 Specific rating areas may be considered on a case–by–case basis.

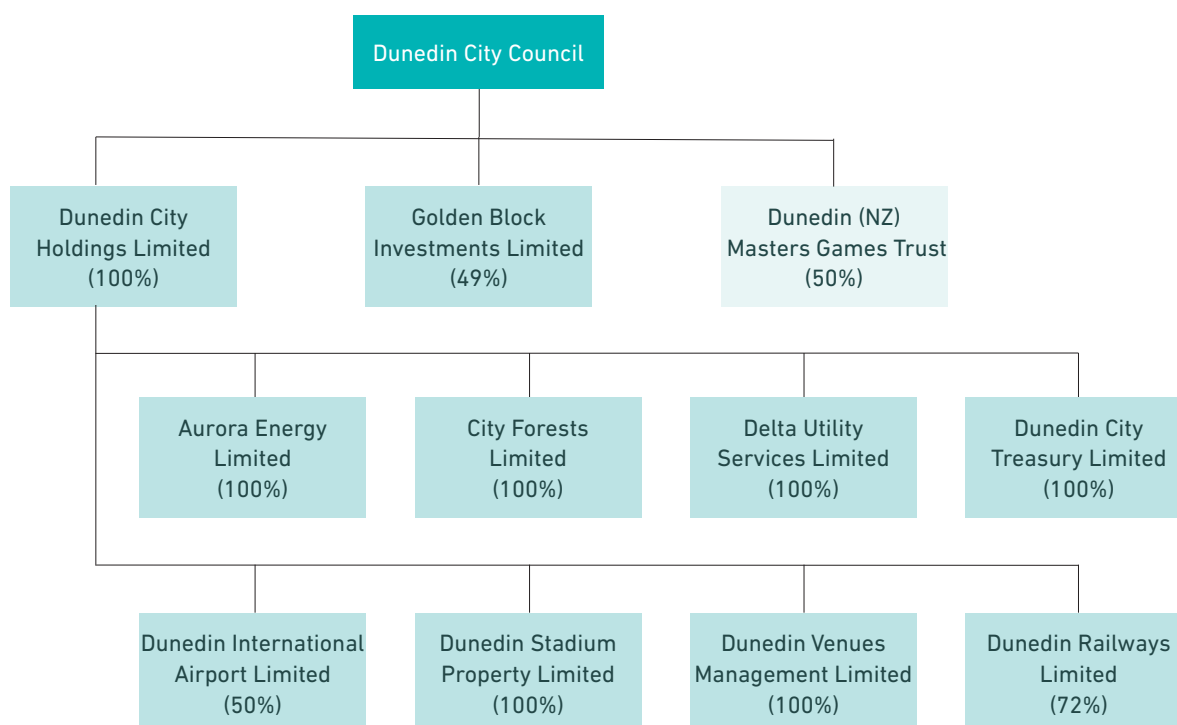


he ohu nā te kaunihera

council controlled organisations

In order to achieve key strategic objectives for Dunedin, the Council owns a number of Council Controlled Organisations (CCOs). These CCOs manage facilities, assets and/or deliver significant services on behalf of the Council and the wider Dunedin community. There are three kinds of CCOs – Council Controlled Trading Organisations (CCTOs); not-for-profit CCOs; and non-trading CCOs. Each of the trading CCOs prepares a “Statement of Intent” which sets out its mission, objectives and performance targets for each financial year.

The following diagram illustrates the current structure and ownership of the CCOs.



Dunedin City Holdings Limited and subsidiaries

Dunedin City Holdings Limited (DCHL) is the parent company of many of the Council Controlled Trading Organisations and has the primary role of monitoring the operating performance of its subsidiary and associated companies to ensure each company provides the maximum advantages in all respects to the Council.

The Statement of Intent for DCHL identifies specific objectives and performance targets for 2021/22.

The following table sets out the key financial targets for DCHL.

	Interest and dividends provided to DCC
2020/21	\$ 5.9 million
2021/22	\$ 5.9 million
2022/23	\$ 5.9 million

Every year, all DCHL's subsidiary companies prepare a Statement of Intent (SOI). DCHL reviews each SOI and then makes recommendations to Council that they be accepted. It should be noted that each CCTO has financial, social, and environmental performance measures.



The following table lists DCHL's subsidiary and associated companies and outlines their main activities.

Nature and scope of activities	Objectives	Key performance measures*
Aurora Energy Limited		
The company undertakes activities related to the ownership, development and strategic management of electricity distribution network assets and other infrastructural assets	To support the future growth and wellbeing of communities in the Otago region by supplying electricity when and where it is needed – safely, reliably and efficiently.	<p>To deliver electricity supplies to consumers on the Aurora network of a reliability standard that meets the service level targets in the company's 2020-2030 Asset Management Plan.</p> <p>Contribute to Council's Strategic Framework and Climate Change and Carbon Neutrality initiatives.</p> <p>Engage with the Shareholder annually on opportunities for the Company to contribute, or assist where possible, with Council's community outcomes (as listed in the Annual Plan).</p>
City Forests Limited		
The Company's forests are principally located in the Coastal Otago Region while the products produced from its activities are sold on local and international markets. The Company's scope of activities includes expansion of opportunities in forest ownership and activities across the value chain.	Maintain and enhance the values of the Forest Estate investment, including economic, social and environmental values, through a strategy of sustainable forest management, sustainable harvest levels, fit for purpose asset maintenance, maintaining a safe and capable workforce of both staff and contract employees, and caring for and enhancing environmental values, particularly carbon sequestration, water quality and rare threatened and endangered species.	<p>The Company will achieve a 6% return (or greater) on Shareholders' funds measured on a post-tax 3 year rolling average basis.</p> <p>The Company will participate in the NZ ETS and may realise returns from the sales of carbon stored in the Company forests in compliance with its Carbon Policy.</p> <p>The company will meet its annual supply commitment to domestic customers taking into account any mutually agreed variations.</p> <p>Opportunities for expanding the Company's scale will continue to be investigated including joint ventures. The company will report annually on the hectares of land acquired / divested including joint ventures.</p>
Delta Utility Services Limited		
The principal activity of the Company is the provision of contracting services, which include the construction, operation and maintenance of essential energy and environmental infrastructure.	To deliver innovative, high quality infrastructure services, by providing smart, sustainable thinking to its customers and always working safe, therefore ensuring the vision of being a leading infrastructure specialist.	<p>Contribute to Council's Strategic Framework, Climate Change and Carbon Neutrality initiatives.</p> <p>Bring to the attention of the Shareholder any strategic or operational matters where there may be conflict between the Council's community outcomes and those of the Company and seek the Shareholder's view on these.</p>
Dunedin City Treasury Limited (DCTL)		
The company is responsible for managing the funding the Council and its CCOs, and includes cash and liquidity management, group banking and investment management.	Ensure adequate funds are available to meet ongoing obligations, minimising funding costs and maximising return on surplus funds, within acceptable levels of risk.	<p>Manage the liquidity risk of the DCC Group and use a variety of funding sources to achieve appropriate levels of funds as required by the DCC group.</p> <p>Securely invest surplus cash available from within the DCC Group, ensuring funds deposited outside the DCC Group are compliant with the DCC Treasury Risk Management Policy.</p> <p>Manage the 'Waipori Fund' fully in accordance with policy and objectives set by Council to achieve the investment objectives.</p>



Nature and scope of activities	Objectives	Key performance measures*
Dunedin International Airport Limited		
The primary activity of the company is to operate a safe and efficient airport utilising sound business principles, for the benefit of both commercial and non-commercial aviation users, and in accordance with the terms of its aerodrome certificate issued by the Civil Aviation Authority of NZ. The company is also responsible for managing assets not currently used for airport activities, but which may be used in the future, e.g., land held for airport expansion, environmental control purposes, or commercial operations inside the airport zone.	<p>To make safety and security first priority.</p> <p>To be environmentally responsible.</p> <p>To optimise commercial return to our shareholders.</p> <p>Increase passenger numbers on regular scheduled services.</p> <p>To develop and strengthen our partnerships.</p> <p>To provide the best customer service experience.</p>	<p>Work with staff and stakeholders to maximise safety on site for all staff, passengers and visitors.</p> <p>In a cost-effective manner, establish systems to measure and publicly report our environmental footprint from our waste, energy, fuel, water and noise by the end of 2021-22 financial year.</p> <p>Achieve increased non-aeronautical activities revenues from activities compared to the previous year.</p> <p>Produce quarterly reports from continuous customer satisfaction surveys.</p> <p>No delays to regular scheduled passenger operations are incurred as a result of airside infrastructure.</p>
Dunedin Stadium Property Limited		
The primary purpose is ownership of Forsyth Barf Stadium.	Ensure this asset remains a fit for purpose venue for public and private events.	<p>Asset maintenance is compliant with the Asset Management Plan schedules and principles, including condition based assessments.</p> <p>Ensure an appropriate debt repayment programme is in place.</p>
Dunedin Railways Limited		
The company previously operated tourist train services. The company is now in hibernation, maintaining assets pending evaluation and consideration of options for the Company and its assets.	Manage the Hibernation Plan to protect and maintain Dunedin Railways Limited's assets.	Hibernation Plan is prepared and reported on to the Board on a quarterly basis.
Dunedin Venues Management Limited (DVML)		
The principal activities of DVML are: source and secure appropriate events for all venues under its management; plan, host and deliver exceptional events; manage the assets and facilities for which it is responsible; facilitate community access to the venues for which it is responsible.	DVML will contribute to the growth and vitality of Dunedin City by driving strong and sustainable business performance, building a reputation for innovation and excellence in venue management and demonstrating our commitment to the delivery of outstanding event experiences.	<p>Achieve a 15:1 return on investment of the Event Attraction Fund.</p> <p>Achieve a minimum of \$5m visitor spend per each major event (>10,000 pax) for Dunedin City.</p> <p>Achieve minimum 80% satisfaction rating through surveys of all major events (>10,000 pax).</p> <p>60% of attendees of all major events (>10,000 pax) to come from outside of Dunedin City.</p>

* the key performance measures are from the 2020/21 Statement of Intent for each company and are reviewed annually.



Council controlled organisations (not for profit)

Not-for-profit organisations are also considered Council Controlled Organisations if the Council and other local authorities have the power to appoint 50% of the trustees to the Board.

Small organisations

Dunedin (New Zealand) Masters Games Trust

On 10 August 2011, the Council granted an exemption under section 7 of the Local Government Act 2002 after consideration of the size of the organisation and the nature and scope of the Trust activities. This exemption was reconfirmed on 24 November 2020.

Minority shareholdings

Golden Block Investments Limited

Golden Block Investments Limited owns and manages a retail property in central Dunedin with the Council being a 49% shareholder. Major tenants include Starbucks, Fisher and Paykel, Millers and Barkers.

