

INDEPENDENT AUDITOR'S REPORT
TO: CITY OF COCKBURN
AND
WESTERN AUSTRALIAN PLANNING COMMISSION

Report on the Audit of the Statements of Income and Expenditure

Opinion

We have audited the accompanying Statements of Income and Expenditure, (the "Statements") of the **City of Cockburn Scheme for Development Contribution Plan 1, 4 to 6 and 8 to 15** for the year ended 30 June 2024, which are stamped for identification purposes.

In our opinion:

- (i) The Statements of Income and Expenditure have been properly drawn up so as to present a true and fair view of the operations of the Scheme for Development Contribution Plan 1, 4 to 6, and 8 to 15 for the year ended 30 June 2024; and
- (ii) The City of Cockburn has administered the funds in accordance with the requirements of Clause 5.3.7 (i), (ii) and (iii) of the City of Cockburn Town Planning Scheme No.3.

Basis for Opinion

The Statements have been prepared to assist the City of Cockburn to meet the requirements of Western Australian Planning Commission. The Statements may not be suitable for another purpose. Our report is intended solely for the City of Cockburn and the Western Australian Planning Commission and should not be distributed to or used by parties other than the City of Cockburn or the Western Australian Planning Commission.

Our responsibilities are described in the *Auditor's Responsibilities for the Audit of the Statements of Income and Expenditure* section of our report. We are independent of the City of Cockburn in accordance with the auditor independence and ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110: *Code of Ethics for Professional Accountants* (the Code) that are relevant to our audit of the Statements in Australia. We have also fulfilled our other ethical responsibilities in accordance with the Code.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Responsibilities of the Management for the Statements of Income and Expenditure

Management is responsible for the preparation and fair presentation of the Statements and the information contained therein that gives a true and fair view and for such internal controls as management determines is necessary to enable the preparation of the Statements in accordance with the City of Cockburn Town Planning Scheme No.3.

INDEPENDENT AUDITOR'S REPORT (Cont'd)

Auditor's Responsibilities for the Audit of the Statements of Income and Expenditure

Our objectives are to obtain reasonable assurance about whether the Statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with the Australian Auditing Standards will always detect a material misstatement when it exists.

As part of an audit in accordance with the Australian Auditing Standards, we exercise professional judgement and maintain professional scepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the Statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control.
- Evaluate the appropriateness and the reasonableness of accounting estimates and related disclosures made by the management.
- Evaluate the overall presentation of the Statements, including the disclosures, and whether the Statements represent the underlying transactions and events in a manner that achieve fair presentation.

Macri Partners

**MACRI PARTNERS
CHARTERED ACCOUNTANTS
SUITE 2, 137 BURSWOOD ROAD
BURSWOOD WA 6100**

**PERTH
DATED THIS 16th DAY OF JANUARY 2025.**

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**A MACRI
PARTNER**



DCP 1 - SUCCESS NORTH
Statement of Income & Expenditure 2023/24

Income:		
<u>Owners Contributions:</u>		
Receipts		137,922.42
Interest		182,076.34
	Total Income:	\$ 319,998.76
Expenses:		
Administration (+ FY23 Adj)		14,831.00
Audit Fee		425.42
CW 3950 Hammond Road Project		5,600,000.00
Professional Services (+ FY22 adj)		4,500.00
	Total Expenses:	\$ 5,619,756.42
	Current Year Surplus/(Deficit):	-\$ 5,299,757.66
	Previous Year Balance Brought Forward:	\$5,366,713.93
	Balance Carried Forward:	\$ 66,956.27

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



 Authorised Signature
 Name: Carol Catherwood
 Designation: Head of Planning
 Dated: 16/01/2025



DCP 4 - YANGETUP WEST
Statement of Income & Expenditure 2023/24

Income:	<u>Owners Contributions:</u>	
	Receipts	86,264.10
	Interest	5,934.99
	Total Income:	\$ 92,199.09
Expenses:		
	Administration	1,500.00
	Audit Fee	425.42
	Total Expenses:	\$1,925.42
	Current Year Surplus/(Deficit):	\$ 90,273.67
	Previous Year Balance Brought Forward:	\$138,840.55
	Balance Carried Forward:	\$ 229,114.22

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



 Authorised Signature
 Name: Carol Catherwood
 Designation: Head of Planning
 Dated: 16/01/2025



DCP 5 - YANGETUP EAST
Statement of Income & Expenditure 2023/24

Income:			
	<u>Owners Contributions:</u>		
	Receipts		
	Interest Received		6,405.28
		Total Income:	\$ 6,405.28
Expenses:			
	Administration		1,500.00
	Audit Fee		425.42
		Total Expenses:	\$ 1,925.42
		Current Year Surplus/(Deficit):	\$ 4,479.86
		Previous Year Balance Brought Forward:	\$176,962.00
		Balance Carried Forward:	\$ 181,441.86

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



 Authorised Signature
 Name: Carol Catherwood
 Designation: Head of Planning



DCP 6 - MUNSTER
Statement of Income & Expenditure 2023/24

Income:		
<u>Owners Contributions:</u>		
Receipt		55,953.51
Interest		71,575.81
	Total Income:	\$ 127,529.32
Expenses:		
Administration (+ FY23 adj)		37,500.00
Audit Fee		425.42
Professional Services (+ FY22 adj)		18,177.00
	Total Expenses:	\$ 56,102.42
	Current Year Surplus/(Deficit):	\$ 71,426.90
	Previous Year Balance Brought Forward:	\$1,995,515.49
	Balance Carried Forward:	\$ 2,066,942.39

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



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DCP 8 - SOLOMON ROAD
Statement of Income & Expenditure 2023/24

Income:		
Owners Contribution		
Receipt		16,389.45
Interest Received		28,177.04
	Total Income:	\$ 44,566.49
Expenses:		
Administration (+FY23 adj)		21,308.50
Audit Fee		425.42
Professional Services (+ FY22 adj)		6,900.00
	Total Expenses:	\$ 28,633.92
	Current Year Surplus/(Deficit):	\$ 15,932.57
	Previous Year Balance Brought Forward:	\$768,143.97
	Balance Carried Forward:	\$ 784,076.54

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



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DCP 9 - HAMMOND PARK
Statement of Income & Expenditure 2023/24

Income:		
<u>Owners Contributions:</u>		
Receipts		295,997.62
Interest Received		145,739.66
Total Income:		\$ 441,737.28
Expenses:		
Administration (+ FY23 adj)		30,820.50
Audit Fee		425.42
Professional Services (+FY22 adj)		5,820.00
Total Expenses:		\$ 37,065.92
Current Year Surplus/(Deficit):		\$ 404,671.36
Previous Year Balance Brought Forward:		\$4,098,446.58
Balance Carried Forward:		\$ 4,503,117.94

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town No.3.



Authorised Signature
Name: Carol Catherwood
Designation: Head of Planning



DCP 10 - WATTLEUP
Statement of Income & Expenditure 2023/24

Income:		
	<u>Owners Contributions:</u>	
	Receipts	587,942.05
	Interest	30,826.69
	Total Income:	\$ 618,768.74
Expenses:		
	Administration (+ FY23 adj)	30,820.50
	Audit Fee	425.42
	Professional Services (+ FY22 adj)	3,630.00
	Total Expenses:	\$ 34,875.92
	Current Year Surplus/(Deficit):	\$ 583,892.82
	Previous Year Balance Brought Forward:	\$751,967.13
	Balance Carried Forward:	\$ 1,335,859.95

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



 Authorised Signature
 Name: Carol Catherwood
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 Dated: 16/01/2025



DCP 11 - MURIEL COURT
Statement of Income & Expenditure 2023/24

Income:		
<u>Owners Contributions:</u>		
Receipts		-
Interest		728.48
Total Income:	\$	728.48
Expenses:		
Administration (+FY23 adj)		17,417.50
Audit Fee		425.42
Professional Services (+FY22 adj)		24,750.00
Total Expenses:	\$	42,592.92
Current Year Surplus/(Deficit):	\$	(41,864.44)
Previous Year Balance Brought Forward:	\$	36,065.44
Balance Carried Forward:	\$	(5,799.00)

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



 Authorised Signature
 Name: Carol Catherwood
 Designation: Head of Planning



DCP 12 - PACKHAM NORTH
Statement of Income & Expenditure 2023/24

Income:		
	<u>Owners Contributions</u>	
	Receipts	244,515.87
	Interest	2,118.70
	Total Income:	\$ 246,634.57
Expenses:		
	Administration (+ FY23 adj)	18,617.50
	Audit Fee	425.42
	Professional Services (+FY22 adj)	6,100.00
	Total Expenses:	\$ 25,142.92
	Current Year Surplus/(Deficit):	\$ 221,491.65
	Previous Year Balance Brought Forward:	\$ 59,428.57
	Balance Carried Forward:	\$ 280,920.22

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



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 Designation: Head of Planning



**DCP 13 - Community Infrastructure
Statement of Income & Expenditure 2023/24**

Income:	<u>Owners Contributions:</u>	
	Receipts	3,558,783.68
	Interest Earnings	111,798.47
	Total Income:	\$ 3,670,582.15
Expenses:	Administration (+ FY23 adj)	115,224.38
	Audit Fee	425.42
	Professional Services (+ FY22 adj)	18,112.00
		2,730,000.00
	Total Expenses:	\$ 2,863,761.80
	Current Year Surplus/(Deficit):	\$ 806,820.35
	Previous Year Balance Brought Forward:	\$924,398.81
	Balance Carried Forward:	\$ 1,731,219.16

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



 Authorised Signature
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 Designation: Head of Planning
 Dated: 16/01/2025



**DCP 14 - Cockburn Coast
Statement of Income & Expenditure 2023/24**

Income:		
<u>Owners Contributions:</u>		
Receipts - Refund	-	178,659.52
Interest Earnings		15,108.36
	Total Income:	-\$ 163,551.16
Expenses:		
Administration (+ FY23 adj)		107,523.50
Audit Fee		425.40
Professional Services (+ FY22 adj)		39,550.00
	Total Expenses:	\$ 147,498.90
	Current Year Surplus/(Deficit):	\$ (311,050.06)
	Previous Year Balance Brought Forward:	\$ 863,939.00
	Balance Carried Forward:	\$ 552,888.94

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme. No.3.



 Authorised signature
 Name: Carol Catherwood
 Designation: Head of Planning
 Dated: 16/01/2025



DCP 15 - Treeby/Jandakot
Statement of Income & Expenditure 2023/24

Income:		
<u>Owners Contributions</u>		
Receipts		273,270.92
Interest Earnings		15,541.20
	Total Income:	\$ 288,812.12
Expenses:		
Administration (+ FY23 adj)		20,114.54
Audit		425.42
Professional Services (+ FY22 adj)		3,950.00
	Total Expenses:	\$ 24,489.96
	Current Year Surplus/(Deficit):	\$ 264,322.16
	Previous Year Balance Brought Forward:	\$ 396,301.44
	Balance Carried Forward:	\$ 660,623.60

This Statement is to be read in conjunction with the Independent Auditor's Report.

Management Declaration

I confirm to the best of my knowledge and belief that the information reported in the above Statement is a true statement of the Development Contribution Plan and the City has administered the funds in accordance with the requirements of Clause 5.3.16 of the City of Cockburn's Town Planning Scheme No.3.



 Authorised Signature
 Name: Carol Catherwood
 Designation: Head of Planning
 Dated: 16/01/2025

