

OUR ADELAIDE.
BOLD.
ASPIRATIONAL.
INNOVATIVE.



2024–2025 Annual Report





Acknowledgement of Country

City of Adelaide tampendi, ngadlu Kurna yertangga banbabanbalyarnendi (inbarendi). Kurna meyunna yaitya mattanya Womma Tarndanyako. Parnako yailtya, parnuko tappa purruna, parnuko yerta ngadlu tampendi. Yellaka Kurna meyunna itto yailtya, tappa purruna, yerta kuma burro martendi, burro warriappendi, burro tangka martulyaiendi. Kumarta yaitya miyurna iyangka yalaka ngadlu tampinthe.

City of Adelaide acknowledges the traditional Country of the Kurna people of the Adelaide Plains and pays respect to Elders past and present. We recognise and respect their cultural heritage, beliefs and relationship with the land. We acknowledge that they are of continuing importance to the Kurna people living today. And we also extend that respect to other Aboriginal Language Groups and other First Nations.

Contents

Acknowledgement of Country	3
Lord Mayor's Message	5
Council Members	6
CEO Message	7
City of Adelaide Profile	8
What We Delivered	9
Administration	13
Leadership	13
Employees	14
Administration Travel	16
Administration Gifts and Hospitality Register	17
Administration Credit Card Transactions	17
Legal Expenditure	17
Governance	18
Membership and Meetings	18
Structure	20
Other Council Committees	21
Policies and Procedures	26
Procurement	26
Contract Management	26
National Competition Policy	26
Significant Business Activities	27
Risk Management	27
Enterprise Risk Management	27
Internal Control Framework	28
Codes & Policies	28
Local Nuisance and Litter Control Act and Regulations	28
Freedom of Information Applications	28
Section 270 Internal Reviews of Council Actions	29
Attachment A.	30
Registers	30
Attachment B.	55
Financial	55
External Funding	56
Audited Financial Statements and Auditor Independence	57

Lord Mayor's Message



What do 273 new street trees, 79,000m² of upgraded roads, and 46,000 emptied bins add up to? In the City of Adelaide, they make streets that are safer, parks that are greener, and public spaces that feel cared for.

That's why I'm starting the 2024/25 Annual Report message with numbers that illustrate the scale of work happening behind the scenes to make Adelaide a better place to live, work and play.

As I always say: you cannot operate with audacity, aspiration and ambition until you get the basics right. By mastering the core responsibilities of local government, this Council has made strong inroads on key priorities, from housing to financial management, while also earning recognition along the way.

In the face of a national housing crisis, our Adaptive Reuse City Housing Initiative (ARCHI) was launched in July 2024 to incentivise the conversion of underused spaces into new homes.

Fourteen residences have been created so far, with a further 42 in the pipeline. While not huge figures, even small numbers matter in addressing the housing supply challenge.

Progress continued on major street upgrades, with revitalisation plans for Hindley and Gouger streets advancing to their next stages.

Paving began outside North Adelaide's new 88 O'Connell Street development, and a \$5 million makeover of Charles Street was unveiled, transforming it into a pedestrian-only zone with greenery, new stone paving, expanded dining space and improved lighting.

Council also completed two long-running projects: the final section of the Market to Riverbank link along Pitt Street and the North–South bikeway along Frome Street.

As caretakers of 7.6 million square metres of Park Lands, we continued maintaining 29 parks and six squares for their 10 million annual users. We also approved a long-awaited upgrade to the Adelaide Community Sports and Recreation Association (ACSARA) clubrooms at Golden Wattle Park/Mirnu Wirra (Park 21 West), after committing to revenue to improve Park Lands sporting clubs.

During the past 12 months, Council was recognised with multiple awards for work in climate strategy, tourism and landscape architecture. Most notably, we won gold at the Good Design Australia 2024 Awards for the City Plan: Adelaide 2036 urban design and strategic planning tool – recognition of our leadership in delivering evidence-based planning and tools for community progress.

None of this would be possible without the dedication of City of Adelaide staff, who work tirelessly to make our city a destination for 400,000 daily visitors. Whether planning safer streets, planting trees to cool our environment or collecting waste, their efforts are second to none.

As always, the job rolls on. I am proud of what we've achieved and look forward to building on this success in 2025/26.

A handwritten signature in blue ink, reading "Jane Lomax-Smith". The signature is written in a cursive, flowing style.

Dr Jane Lomax-Smith AM
Lord Mayor

Council Members



Dr Jane Lomax-Smith AM
Lord Mayor



Arman Abrahamzadeh OAM
Area Councillor



Janet Giles
Area Councillor



Phillip Martin
Deputy Lord Mayor (from 13/5/25)
North Ward Councillor



Mary Courous
North Ward Councillor



Carmel Noon*
Central Ward Councillor



Simon Hou*
Central Ward Councillor



David Elliott*
Central Ward Councillor



Jing Li*
Central Ward Councillor



Keiran Snape
Deputy Lord Mayor (1/7/24-11/1/25)
South Ward Councillor



Henry Davis
South Ward Councillor



Dr Mark Siebentritt
South Ward Councillor

* until 11 April 2025

CEO Message



2024/25 was a significant year for delivering on the City of Adelaide Strategic Plan 2024–2028.

With an approach that is **Bold. Aspirational. Innovative.** delivering on our Strategic Plan will create connected communities, build a resilient environment,

grow a responsive economy, shape interesting places, and deliver customer-centric services.

The 2024/25 Business Plan and Budget delivered on the first full year of the City of Adelaide Strategic Plan 2024–2028. Council identified nine annual priorities from the Strategic Plan to focus on in the year under the themes of Our Community, Our Environment, Our Economy, Our Places and Our Corporation. All priorities were completed or are on track to be completed.

The City of Adelaide advocated for **Our Community** by increasing housing supply in the city by supporting adaptive reuse and Council developments which include affordable housing. It also supported arts and culture with the development of the City of Adelaide Cultural Policy 2025–2036. Through numerous events and public art, city spaces were activated and celebrated including Aboriginal and Torres Strait Islander people and cultures.

Council continued to prioritise **Our Environment** with the rollout and commencement of the delivery of the Integrated Climate Strategy 2030, investing in the community to reduce greenhouse emissions through the Sustainability Incentives Scheme, planting over 270 street trees across Adelaide and North Adelaide increasing our tree canopy cover to 33 percent across the city, and reviewing the Adelaide Park Lands Management Strategy.

We supported **Our Economy** by progressing the Eighty-Eight O’Connell development, Central Market Arcade Redevelopment and master planning for the land acquisition at 218–232 Flinders Street (City East Project) in addition to implementing the Economic Development Strategy 2024–2028 which supports economic growth within the city and broader South

Australia. Through the work of the Adelaide Economic Development Agency, we are stimulating the visitor economy and delivering economic data and insights to our business community.

Council continues to focus on **Our Places** to ensure assets like our roads, footpaths, lighting and community buildings are well maintained, and to have a planned approach to our growth and public spaces through the City Plan – Adelaide 2036, masterplans and an Integrated Transport Strategy.

Across the organisation we delivered a \$101.115 million Capital Works Program with over 400 projects being undertaken. Highlights of the program include:

- Progressing key **Mainstreet Revitalisation projects** for Hindley Street, Gouger Street, O’Connell Street, Melbourne Street and Hutt Street, which will create active neighbourhoods that support business growth, visitation and residential amenities.
- Completion of the final connections of the **Market to Riverbank project** in Pitt Street, with support from the State Government.
- Undertaking the final stages of the **Adelaide Town Hall Façade Restoration project** ensuring the historic structure is preserved.
- Continuing the **Central Market Arcade Redevelopment project** with works across the site taking shape quickly, including the residential and hotel tower, commercial tower and the market expansion.

Our ongoing financial planning and management over the 2024/25 financial year has delivered an operating surplus that is favourable to budget.

Our great work was recognised throughout the year winning four awards for our work: City Plan – Adelaide 2036, Place of Reflection artwork, Project Night Life pilot with its focus on prioritising women’s safety, and for the iconic Adelaide Central Market.

All these achievements would not have been possible without the dedication and hard work of our over 850 staff, who ensure that our community and the greater state of South Australia have a capital city they can be proud of.


Michael Sedgman
Chief Executive Officer

City of Adelaide Profile

The City of Adelaide is a vibrant and dynamic city that consists of just over 29,000 residents and over 390,000 daily visitors. Our residents are diverse with 45% born overseas and 36% speaking a language other than English. Nearly half of our residents are aged 18 to 34 and one in five are 60 and over.

We have over 12,500 businesses contributing 18% of the state's economic value. Financial and insurance

services; professional, scientific and technical services; public administration and safety; and healthcare, form the city's largest industries in terms of economic contribution.

Our city is small, only 15.6km² in total land area, but almost half of our size is made up of the Adelaide Park Lands and the six city squares.



Sources:

Australian Bureau of Statistics, Census of Population and Housing 2021. Compiled and presented by .id (informed decisions); National Institute of Economic and Industry Research (NIEIR) 2024. Compiled and presented in economy.id by .id (informed decisions); Spendmapp by Geografia; Tourism Research Australian, unpublished data; City of Adelaide data.

What We Delivered

The 2024/25 financial year saw the first full year of delivery against the Strategic Plan 2024–2028. Council has also continued to deliver on the legislatively required suite of Strategic Management Plans as articulated in the City of Adelaide Strategic Plan 2024–2028 and summarised below:

Strategic Plan Community	Long term with a four year delivery focus. Planning for the vision and aspirations of the Adelaide Capital City.
Long Term Financial Plan Financial	Ten year plan, revised annually to ensure a ten year view is maintained. Planning for the long term financial sustainability of the City of Adelaide.
Asset Management Plans Infrastructure	Suite of ten year plans. Planning for the sustainable renewal and maintenance of Council assets.
City Plan Development/Built Form	Ten year Spatial Plan. Planning for the future land uses and built form of the Adelaide Capital City.

Our Annual Focus – Business Plan and Budget

To drive the delivery of our new Strategic Plan, Council continued to focus on repairing our budget after historical financial pressures associated with frozen rates and the COVID-19 pandemic impacting our ability to renew assets, upgrade infrastructure and provide core community services.

Our expenditure of \$291.842 million across operating and capital budgets focused on the prioritisation of community and civic services, activities that supported the city’s cultural and economic development, and projects that maintained and upgraded infrastructure within the city and the Adelaide Park Lands.

To show progress on how we delivered on the budget, quarterly reports were provided to Council and our community throughout the year. These reports showed how we delivered on our budget and priorities and are available online. Detailed financial statements are available in this document.

To further showcase our commitment to delivering on the 2024/25 Business Plan and Budget, Council articulated nine annual priorities to be delivered.

At the end of the financial year all nine annual priorities from the 2024/25 Business Plan and Budget have been completed or are on track to be completed.

Annual highlights against our 2024/25 priorities

Our Community:

Support increased residential growth and housing affordability through partnerships and advocacy.

Reduce rental pressures by increasing housing supply and unlocking properties for long-term tenants.

- Council and its stakeholders have progressed the Flinders Street Housing project, including engagement with State and Federal governments. This project will contribute towards increasing housing supply in the east of the city.
- A submission was made to the State Planning Commission to support changes to reduce barriers to adaptive reuse for housing. This would enable more certainty for developers and lending institutions, leading towards an increase in the City of Adelaide’s population, in line with the growth targets in the Strategic Plan 2024–2028 and City Plan – Adelaide 2036.
- In partnership with Renewal SA, progress was made on the Tapangka (Old Bus Station site) project. At the end of 2024/25, negotiations with the shortlisted parties for the development were being undertaken. The project has a commitment of delivering 35% affordable housing.

Support belonging through an inclusive and welcoming community that recognises diversity and enables people of all abilities living, working and visiting the city.

- Council adopted the new Cultural Policy on 10 June 2025. The policy guides Council’s approach to promote and support the city’s unique cultural identity and opportunities to strengthen Adelaide’s role as a global cultural capital.
- The City of Adelaide’s Access and Inclusion Advisory Panel provided feedback on a range of Council’s projects, policies and strategy developments, supporting inclusion and the objectives of the Disability Access and Inclusion Plan 2024–2028. This included input on the Draft Cultural Policy, Draft Integrated Transport Strategy, Hutt Street Mainstreet Revitalisation Consultation Options, and inclusive Council Meetings, amongst others.

Our Environment:

Work with our partners to plan for, lead and educate our community on a climate resilient future.

- 123 Sustainability Incentives Scheme applications were approved resulting in an estimated emissions reduction of over 12,000 tonnes of CO2 equivalent over the lifespan of the products and services provided.
- 273 new street trees planted across Adelaide and North Adelaide, exceeding the annual target of 200 new street trees planted annually.

Work with partners to create innovative ways to create or convert underutilised areas to green space.

- Council worked with the State Government on funding arrangements to enable master planning for Helen Mayo Park.

Our Economy:

Work with partners, universities and businesses to attract investment and improve employment opportunities.

- AEDA’s investment attraction program engaged with 86 businesses on relocation and investment opportunities in the City of Adelaide. Through this engagement, there is potential for an additional 3,850+ jobs to be brought into the city.

Our Places:

Encourage repurposing, adaptive reuse and improvement of buildings and facilities.

- Through the Adaptive Reuse City Housing Initiative (ARCHI), opportunities were identified and building

owners were supported in converting suitable spaces for reuse into residential dwellings. Incentive Agreements to deliver 14 dwellings were achieved in 2024/25, with a further 12 projects in the Incentives Scheme pipeline with the potential to deliver 42 dwellings.

Deliver quality street and laneway upgrades, mainstreets, precincts, and neighbourhood revitalisation and improvements that make Adelaide well-designed, safe and unique.

- The Hindley Street Revitalisation revised Concept Design was finalised and has now progressed to Detailed Design in preparation for stakeholder consultation.
- The Gouger Street Revitalisation Detailed Designs progressed.
- Paving upgrade works were undertaken, adjacent to the new 88 O’Connell Street development, in line with the completion of the development.
- An extensive stakeholder engagement process was undertaken to understand community aspirations for on-street parking.

Our Corporation:

Focus on budget repair and ensure responsible financial management through the principle of intergenerational equity while delivering quality services.

- The 2024/25 Business Plan and Budget was delivered within the adopted parameters, with a final end of year operating position of \$9.475 million, and a Capital Works program of \$101.115 million – consisting of an Asset Renewal program of \$53.606 million, and a New and Upgrade program of \$47.509 million.
- The Essential Services Commission of SA (ESCOSA) undertook a review of City of Adelaide’s financial performance, finding it to be mostly sustainable.
- At the end of the financial year, all of our nine Key Financial Indicators were on track, showing responsible management of community funds.

Recognition of our work in 2024/25

During 2024/25, we were recognised through the following awards:

- **City Plan** – Adelaide 2036: A Place-Based Blueprint for Growth awarded as a Gold Winner in the Good Design Australia 2024 Awards, in partnership with Arup – September 2024

- **Place of Reflection** won the Small Project category – Landscape Architecture Award at the Australian Institute of Landscape Architecture (AILA) National Awards – October 2024
- **Project Night Light** won the 2024 Minister for Health and Wellbeing's Excellence in Public Health Awards, for the pilot program that prioritises women's safety and aims to enhance Adelaide's status as a safer city for all to enjoy – November 2024
- **Adelaide Central Market** won the Silver Award in the Tourism Retail, Hire & Services category at the 2024 South Australian Tourism Awards – November 2024
- **The Integrated Climate Strategy** and **City Plan** received commendations at the Planning Institute of Australia, SA Division, Planning Awards – December 2024
- **Friday nights at the Adelaide Central Market** voted Australia's Favourite Food Experience in the 2025 delicious 100 Awards – March 2025
- Stimulating growth in the city's economy through the implementation of the Economic Development Strategy and the Adelaide Economic Development Agency's Strategic Plan.
- Improving active transport and safety with a pedestrian crossing being installed at Franklin Street, traffic signal upgrades on Morphett Street and cycling path improvements along Peacock Road and the Adelaide Park Lands Trail.
- Focusing on maintaining our open space and Park Lands with an investment of \$25.5 million on maintenance of open space and the Adelaide Park Lands.

Funding priorities, projects and services through responsible principles of financial sustainability reflecting a general rates revenue increase of 5.6%.

Our Strategic Focus – Strategic Plans

The Strategic Plan 2024–2028 presents a long-term vision of Our Adelaide. Bold. Aspirational. Innovative.

Delivery of the Strategic Plan 2024–2028 occurs via five aspirations:

- Our Community: Vibrant, connected and inclusive
- Our Environment: Resilient, protected and sustainable
- Our Economy: Growing, innovative and responsive
- Our Places: Interesting, purposeful and safe
- Our Corporation: High performing, customer-centric and bold.

Across all aspirations in the Strategic Plan, there are 102 Indicators of Success/ Measures/ Targets which we use to track our delivery. At the end of 2024/25, across the entire Strategic Plan, of the Indicators of Success/Measures/ Targets:

- 37 were achieved
- 52 were on track for delivery
- Nine were at risk, requiring further attention to deliver
- Four had no update, as there is no data currently available.

Further information on Council's Strategic and Business Planning can be found online: cityofadelaide.com.au/strategicplan cityofadelaide.com.au/budget

Our 2025/26 Business Plan and Budget

Towards the conclusion of the 2024/25 Business Plan and Budget, following a series of workshops, reports and community consultation, Council adopted the 2025/26 Business Plan and Budget, which will deliver on the second year of the Strategic Plan 2024–2028, and other key Council strategies and subsidiary plans.

Highlights include:

- Investing over \$46 million into capital new and upgrade projects including converting the previous Adelaide Aquatic Centre site into a community playing field, upgrading James Place, progressing the Central Market Arcade redevelopment and continuing greening through the city.
- Undertaking over \$67 million in asset renewal for the \$2 billion plus owned Council assets (roads, footpaths, parks, buildings etc).
- Continuing our commitment to upgrading Park Lands buildings ensuring that sporting clubs and our community have the facilities they need now and for future generations, with works commencing at the sporting clubs at Golden Wattle Park/Mirnu Wirra (Park 21 West) and Mary Lee Park/Tulya Wardli (Park 27B).
- Implementing the Mainstreet Revitalisation Program with construction works progressing in Gouger Street, Hindley Street, Hutt Street and Melbourne Street, and finalising the design of O'Connell Street.



Administration

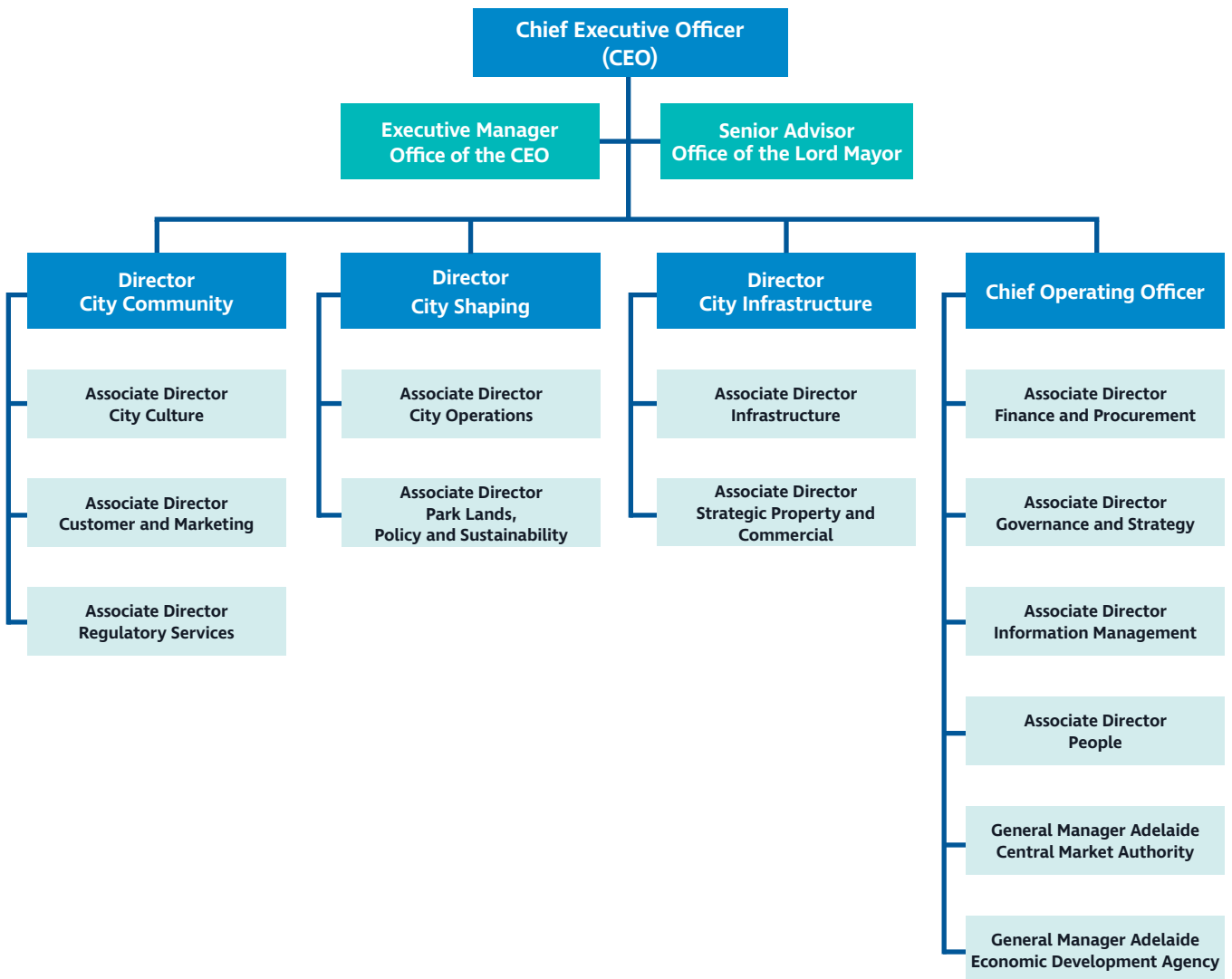
At the City of Adelaide, unique, knowledgeable and passionate people work together to deliver extraordinary experiences across the city and are integral to the successful delivery of services. They also work to create a welcoming, inclusive, and safe environment that celebrates difference. City of Adelaide values and embraces diverse perspectives and recognises the value diversity has in fuelling innovation and enabling brilliant experiences.

Leadership

As at 30 June 2025, the Executive team consisted of five Senior Executive Officer positions; Chief Executive Officer, Chief Operating Officer, Director City Community, Director City Shaping and Director City Infrastructure.

Members of Executive are responsible for leading and developing the City of Adelaide’s delivery program and supporting organisational and employee capabilities.

As at 30 June 2025 remuneration packages, comprising of salary and superannuation, for the members of Executive ranged from \$305,000 to \$425,000 per annum. In addition, Executive remuneration packages include a car park (where applicable), an allowance for membership fees for two relevant professional associations, and a professional development allowance of \$2,500 per member of Executive and \$5,000 for the Chief Executive Officer. For further detail, refer to the Audited Financial Statements.



Senior Leadership Team by gender

Representing the Chief Executive Officer, Chief Operating Officer, Directors, General Managers and Associate Directors.

Senior	Number	Percentage
Female employees	8	44%
Male employees	10	56%
TOTAL	18	100%

Employees

The table below provides the full time equivalent (FTE) and headcount figures for City of Adelaide employees, trainees/apprentices, and labour hire staff as at 30 June 2025.

	FTE as at 30 June 2025		Headcount		2024/25 Cost (million)
	FTE	Headcount	Female	Male	
Employees (Permanent)	641.5	685	311	374	\$63.839
Temporary employees (fixed term)	41.3	45	24	21	\$6.918
Common Law Contract	39.8	40	14	26	\$6.910
Casual employees	n/a	103	48	55	\$2.395
*Trainees/Apprentices	n/a	29	n/a	n/a	\$1.655
*Labour hire	n/a	38	n/a	n/a	\$6.101
TOTAL	722.6	940	397	476	\$87.818

*Resource provided by external provider and do not contribute to FTE count

During 2024/25 there was an average employee turnover of 34.4% (inclusive of casual staff). Of the 304 total leavers, 100 were voluntary and 204 were involuntary. Involuntary turnover includes end of contract, end of temporary contract, terminations, and redundancies.

The figure of 34.4% includes the turnover associated with the closure of Adelaide Aquatic Centre on 1 August 2024. Excluding the closure of Adelaide Aquatic Centre, in 2024/25 there was an average turnover of 15.0% (132 people) including casuals and 12.2% (95 people) excluding casuals.

The following tables provide the City of Adelaide's workforce diversity demographics as at 30 June 2025. This data captures permanent and fixed-term employees and includes casual employees.

Gender	Number *	Percentage
Female employees	397	45%
Male employees	476	55%
TOTAL	873	100%

* includes casuals

Years	Female	Male
Over 20 years	47	87
10–20 years	80	68
5–10 years	55	61
2–5 years	131	161
1–2 years	49	55
Less than 12 months	35	44
TOTAL	397	476

Age	Female	Male
65+	22	30
55–64	50	98
45–54	124	110
35–44	112	121
25–34	75	92
Under 25	14	25
TOTAL	397	476

Workforce	Female	Male
Indoor	379 (54%)	322 (46%)
Outdoor	18 (10%)	154 (90%)
TOTAL	397	476

Aboriginal and Torres Strait Islander employment

As at 30 June 2025, 1.1% of the workforce identified as Aboriginal and/or Torres Strait Islander. The City of Adelaide is committed to an Aboriginal and Torres Strait Islander employment target of 2%, as part of the City of Adelaide's Stretch Reconciliation Action Plan 2024–2027. The Aboriginal and Torres Strait Islander population in South Australia is 2.4% of the population, noting that for Adelaide it is 1.4%*.

The City of Adelaide's Reconciliation Officer collaborates closely with the People team in improving awareness of employment opportunities with the City of Adelaide among the Aboriginal and Torres Strait Islander communities. Connection is maintained with State and Federal agencies to undertake more targeted recruitment of Aboriginal and Torres Strait Islander candidates.

Administration Travel

Under Regulation 35(2), *Local Government (General) Regulations 2013 (SA)* the City of Adelaide is required to provide a summary of the details, including the cost, of any interstate and international travel, excluding prescribed interstate travel, undertaken by employees of the council during the relevant financial year funded in whole or part by the council. Cost of travel includes accommodation costs and other costs and expenses associated with the travel.

Date	Purpose	Total (excl GST)
Representing the Corporation – travel required to represent the City of Adelaide (CoA) at a meeting or networking event		
17/07/2024	Attendance x 1 Council of Capital City Lord Mayors meeting – Darwin	\$2,070.73
6/08/2024	Attendance x 1 George Town Sister City 50th anniversary	\$3,660.95
7/09/2024	Attendance x 1 Carbon Neutral Cities Alliance (CNCA) Annual Meeting	\$1,986.99
20/09/2024	Attendance x 3 2024 Australian Good Design Awards Ceremony	\$3,841.63
23/10/2024	Attendance x 1 Waste Expo Australia	\$379.44
23/10/2024	Attendance x 1 National Landscape Architecture Awards Announcement Event	\$1,950.89
13/02/2025	Attendance x 1 Workforce Planning Project Sponsors & Forum on Night Time Economy	\$1,513.59
18/03/2025	Attendance x 1 Tourism Australia's Destination Australia Conference and the Regional Tourism Organisation Forum	\$1,300.05
27/04/2025	Attendance x 2 Australian Tourism Expo	\$10,060.38
28/05/2025	Attendance x 1 2025 PIA Congress	\$3,747.60
Attending a Conference – travel required to attend a conference as part of an approved learning and development plan		
27/08/2024	Attendance x 2 Infor Public Sector User annual ANZ conference	\$2,591.18
2/09/2024	Attendance x 1 Irrigation Australia Conference and Exhibition	\$1,541.20
13/10/2024	Attendance x 1 National Economic Development Conference	\$6,188.06
20/10/2024	Attendance x 1 Public Venue Safety & Security 2024 Conference	\$1,145.66
29/10/2024	Attendance x 1 National Roads & Traffic Expo & Parking Australia Awards Dinner	\$2,069.49
11/11/2024	Attendance x 1 Cisco Technologies Conference	\$1,751.73
11/02/2025	Attendance x 2 City Nation Place Australasia 2025 Conference	\$3,583.67
19/02/2025	Attendance x 2 10th Annual Affordable Housing Development & Investment Summit	\$5,908.77
14/05/2025	Attendance x 2 Visitor Information Services Network conference	\$1,450.90
19/05/2025	Attendance x 1 2025 Australasian Fleet Management Association Fleet Education & Leadership Summit	\$1,540.17
16/06/2025	Attendance x 1 Hubspot Conference	\$1,009.98
16/06/2025	Attendance x 2 Gartner Data and Analytics Conference	\$8,913.43
Project and Research Related – travel required for CoA projects and/or research for upcoming work		
6/03/2025	Attendance x 1 2025 Melbourne Fashion Festival	\$1,633.36
15/05/2025	Attendance x 1 Australian Fashion Week	\$1,691.23
11/06/2025	Attendance x 1 REMIX Summit	\$1,518.57
Speaker at a conference – travel required to present at a forum or event		
26/08/2024	Attendance x 1 LGInfor2024 conference	\$669.01

Continues on next page

Date	Purpose	Total (excl GST)
Other		
27/03/2025	Attendance x 1 Information System hardware audit	\$947.73
28/05/2025	Attendance x 1 2025 PIA Congress	\$3,747.60
17/06/2025	Attendance x 1 Homelessness Australia Conference	\$1,401.50
TOTAL		\$79,815.49

Administration Gifts and Hospitality Register

Under Regulation 35(2), *Local Government (General) Regulations 2013(e)* the City of Adelaide is required to provide a summary of the details, including the cost, of any gifts or hospitality equal to or above the value of \$50 provided to employees of the council during the relevant financial year funded in whole or in part by the council.

Gifts and Hospitality	Value
Local Government Professionals Gala Dinner	\$3,900.00
Service Recognition Certificates	\$437.25
Annual Awards Trophies	\$1,228.60
Catering (staff induction and connection event)	\$605.40
TOTAL	\$6,071.25

Administration Credit Card Transactions

In accordance with the *Local Government Act 1999 (SA)* (the Act) and Regulation 35(2), *Local Government (General) Regulations 2013 (SA)*, Council advises the expenditure incurred from 1 July 2024 to 30 June 2025 on credit cards by its employees amounts to \$921,881.61 inclusive of GST.

Purchase types where a credit card was used for payment includes promotional activities, City of Adelaide events, advertising, catering, stationery, fleet management and maintenance, web hosting services, and training.

A detailed listing of the expenditures can be found on the City of Adelaide's website via the following link cityofadelaide.com.au/freedom-of-information

Legal Expenditure

Under Section 131, *Local Government Act 1999 (SA)* (1a) the City of Adelaide is required to report annually the total expenditure on legal costs by the council. The expenditure between 1 July 2024 to 30 June 2025 was \$1.449 million. This is included as a line item in the City of Adelaide Financial Statements.

Expenditure on legal costs across the organisation during 2024/25 consisted of: legislative obligations and compliance, commercial leasing and property development activities, management of employee relations requirements, management of Council requests and investigations, response to community member queries, intellectual property matters, local government election matters, and project related risks and contractual management.

Governance

Membership and Meetings

The Council is established to provide leadership, strategy, governance and management of the City of Adelaide area while meeting legislative responsibilities. Council's role is to:

- Act as a representative, and undertake informed and responsible decision-making in the interests of the City of Adelaide community, including ensuring financial sustainability
- Provide and coordinate various public services and facilities
- Develop its community and resources in a socially just and ecologically sustainable manner
- Encourage and develop initiatives within its community for improving the quality of life of the community
- Represent the interests of the community to the wider community
- Exercise, perform and discharge the powers, functions and duties of local government in relation to its area.

Council is accountable for city leadership, strategy development and delivery of efficient and effective

local government services. The Council comprises a Lord Mayor and 11 Councillors (two Area Councillors, three South Ward Councillors, four Central Ward Councillors, two North Ward Councillors) who have been elected by the community to represent the interests of Adelaide's residents, businesses and daily city users. Local Government elections in South Australia are conducted every four years in accordance with the legislative framework provided in the *Local Government (Elections) Act 1999 (SA)*. The most recent Local Government elections were held in November 2022.

Council representation quota

The total representation quota is the number of electors for each Council Member, including the Lord Mayor. At 30 June 2025, the total representation quota for the City of Adelaide was 1:2,547 and the total number of electors was 30,575 on the combined Council and State Roll.

Council's representation quota compares with other similar councils (using the Australian Classification of Local Governments and data sourced from the Electoral Commission SA) as set out in the following table:

Council	Number of Electors	Representation Quota
Adelaide	30,575	1:2,547
Charles Sturt	91,431	1:5,378
Marion	69,237	1:5,325
Port Adelaide Enfield	91,409	1:5,078
Salisbury	98,968	1:6,597

Council Membership

Presiding Member

Lord Mayor, Dr Jane Lomax-Smith AM

Deputy Lord Mayor

Councillor Keiran Snape appointment from 1 July 2024 to 11 January 2025

Councillor David Elliott appointed from 12 January 2025 to 11 April 2025

Councillor Phillip Martin appointed from 13 May 2025.

Area Councillors

Arman Abrahamzadeh OAM, Janet Giles

North Ward Councillors

Phillip Martin, Mary Couros

*Central Ward Councillors

Carmel Noon, Simon Hou, David Elliott, Jing Li

South Ward Councillors

Keiran Snape, Henry Davis, Dr Mark Siebentritt

*until 11 April 2025

On 11 April 2025 the Court of Disputed Returns ruled, in the matter of Alexander Hyde v Electoral Commissioner of South Australia & Jing Li (No 3) [2025], that the Central Ward result during the November 2022 City of Adelaide general election was affected by 'illegal practices'. As a result of this ruling, the election results for the Central Ward Councillors were declared void. This required a supplementary election to be undertaken, with results announced in September 2025.

Meetings

The City of Adelaide Council's responsibilities are derived from the *Local Government Act 1999* (SA) and the *City of Adelaide Act 1998*.

All meetings of the Council, Committees, Council Assessment Panel (CAP) and Kadaltilla/Adelaide Park Lands Authority are open to the public unless there is a resolution to exclude the public based on the relevant legislative provisions.

As part of its Strategic Plan 2024–2028, the City of Adelaide has committed to transparent decision-making based on data and evidence, and robust financial management as key enabling priorities. All Council items are assessed with the objective of ensuring transparency to ratepayers, while adhering to strict legislative provisions, such as those outlined

in Section 90(3) of the *Local Government Act 1999* (SA) and honouring all contractual requirements.

Documentation for each meeting (agenda with reports/attachments, minutes and meeting documents released from confidence) is available and accessible on the City of Adelaide's website cityofadelaide.com.au

Council met twice a month (the second Tuesday and fourth Tuesday of the month), except December and January, and Council's core committees (City Finance and Governance, Infrastructure and Public Works, City Community Services and Culture and City Planning, Development and Business Affairs) met monthly, except December and January. Additional special Council and core committee meetings were held as required.

Other Committee meetings: Kadaltilla/Adelaide Park Lands Authority met monthly, except December and January, the Audit and Risk Committee met eight times, the Council Assessment Panel (CAP) met six times, the Reconciliation Committee, and the CEO Performance Review Panel met quarterly.

Public Involvement at Meetings

Public are welcome to attend meetings of Council and Committees. Meetings live streamed to the City of Adelaide website are meetings of Council and Council's core committees (City Finance and Governance, Infrastructure and Public Works, City Community Services and Culture and City Planning, Development and Business Affairs). The meeting live stream is suspended for the duration of the item when the meeting is moved into confidence in accordance with the confidentiality provisions under the Act.

Members of the public can request to speak at a meeting of Council or Core Committee of Council (deputation) or Kadaltilla/Adelaide Park Lands Authority (representation). A deputation or representation must be on matters that are the subject of deliberation at the meeting, or over which Council or Kadaltilla/Adelaide Park Lands Authority has a direct interest or responsibility. Registration and conditions are available on the City of Adelaide's website cityofadelaide.com.au

Members of the public are welcome to attend meetings of the CAP. A member of the public who has lodged a representation regarding a development application and has indicated that they wish to be

heard regarding their representation, is able to appear before the CAP, either in person or by an agent.

City of Adelaide is fully committed to the principle of open and accountable government, a commitment that recognises that on some occasions it may be necessary to restrict public access to discussions or documents. Due diligence and professional consideration are applied to ensure compliance.

In accordance with Section 90(1) of the Act, all meetings held by Council are conducted in a place open to the public and operate in accordance with the provisions of the Act, Code of Practice and Parts 1, 2 and 4 in the *Local Government (Procedures at Meetings) Regulations 2013 (SA)*.

On every occasion that the provision to exclude the public within Sections 90(2) and (3) of the Act was exercised, the minutes of the meeting included proceedings making the order and the grounds on which the order was made in accordance with Section 90(7) of the Act.

The City of Adelaide considers that possible embarrassment, loss of confidence, discussion of a controversial matter or being susceptible to adverse criticism in the Council or a committee is irrelevant when considering whether to exclude the public from a meeting. On every occasion that a meeting used the provision contained in Section 91(7) of the Act to order that a document or part of it be kept confidential, each order contained an instruction on the requirements, namely the duration of the order, the review date and the delegation to review/revoke, as identified in Section 91(9) of the Act.

In addition to the *Local Government Act 1999 (SA)*, items discussed at a CAP meeting may be discussed in confidence under Regulation 13 of the *Planning, Development and Infrastructure (General) Regulations 2017 (SA)*.

Structure

Pursuant to Section 41 of the *Local Government Act 1999 (SA)*, Council may establish committees to:

- Assist it in the performance of its functions
- Inquire into, and report on, matters within the ambit of its responsibilities
- Provide advice
- Exercise, perform or discharge delegated powers, functions or duties.

Pursuant to Sections 42 and 43 of the Act, Council may establish subsidiaries to:

- Provide a specified service or services
- Manage or administer property, facilities or activities on behalf of the Council (Section 42 only)
- Perform a function of the Council under the Act (or another Act).

In summary, the structure of Council is:

- Council
- Council Committees
- Other Council Committees
- Council Assessment Panel
- Subsidiaries

Council Committees

- City Community Services and Culture Committee
- City Finance and Governance Committee
- City Planning, Development and Business Affairs Committee
- Infrastructure and Public Works Committee

Committees are formed under Section 41 of the Act as an advisory committee to Council and an informal discussion forum.

On 25 February 2025 Council resolved to continue with the Committee structure of the previous financial year, including the City Community Services and Culture Committee, the City Finance and Governance Committee, the City Planning, Development and Business Affairs Committee and the Infrastructure and Public Works Committee, until the conclusion of the 2022/26 Council Term.

These committees report directly to Council and provide recommendations. Each Committee meets monthly, on the first or third Tuesday of the month (excluding January or December). The purposes of these Committees are as follows:

- City Community Services and Culture Committee – To make recommendations to Council on strategies, services, policies, and programs that assist Council to create a thriving city that is welcoming and accessible to all and that supports and celebrates its natural and cultural heritage.
- City Finance and Governance Committee – To assist and guide Council in undertaking strategic planning, monitor the performance of Council's finances, programs, projects and services (including subsidiaries) and review and make recommendations on delegations, policies and Policy Framework.
- City Planning, Development and Business Affairs Committee – To provide advice to the Council in relation to strategic, planning and development policy issues (including city-wide economic development strategy and a local heritage strategy and policy), guide and oversee the implementation of major projects, review changes to the Planning and Design Code and advise on strategies regarding its strategic property holdings.
- Infrastructure and Public Works Committee – To guide the development of an asset management policy framework for the city, make

recommendations for consideration in forward financial estimates and to deal with matters in respect of Council's asset management program.

All committees operate in accordance with the provisions of the Act, its Terms of Reference and Parts 1, 3 and 4 in the *Local Government (Procedures at Meetings) Regulations 2013 (SA)*.

Other Council Committees

- Audit and Risk Committee
- CEO Performance Review Panel
- Chief Executive Officer Selection Panel
- Reconciliation Committee

Audit and Risk Committee

The Audit and Risk Committee is established pursuant to Section 41 and in accordance with Section 126 of the Act addressing legislative functions to provide independent assessment of Council and Corporation activities.

The Audit and Risk Committee conducted its business in accordance with the provisions of the Act, its Terms of Reference and the provisions of Parts 1, 3 and 4 in the *Local Government (Procedures at Meetings) Regulations 2013 (SA)* and is comprised of the Lord Mayor (ex officio), one City of Adelaide Councillor and four External Independent Members and one Proxy City of Adelaide Member.

Further information and details of committee membership including agendas and minutes of meetings is available online at cityofadelaide.com.au

CEO Performance Review Panel

The CEO Performance Review Panel (CEOPRP) is formed pursuant to Section 41 of the Act to develop, monitor and assess key performance indicators and establish a process by which CEO performance is measured. The CEOPRP operated in accordance with the provisions of the Act and Parts 1, 3 and 4 in the *Local Government (Procedures at Meetings) Regulations 2013 (SA)* and comprised of the Lord Mayor, the Deputy Lord Mayor, one Councillor and two independent Members, with support from a Human Resource Specialist.

Further information and details of committee membership including agendas and minutes of meetings is available online at cityofadelaide.com.au

Chief Executive Officer Selection Panel

The Chief Executive Officer Selection Panel is a formally appointed committee of Council pursuant to section 41 of the Act to undertake the appointment process of a Chief Executive Officer, when required.

Further information and details of committee membership including agendas and minutes of meetings is available online at cityofadelaide.com.au

Reconciliation Committee

The Reconciliation Committee is formed pursuant to Section 41 of the Act and works to advance reconciliation in the city and seek broad Aboriginal and Torres Strait Islander participation in activities and events of the City of Adelaide. The Reconciliation Committee operated in accordance with the provisions of the Act and Parts 1, 3 and 4 in the *Local Government (Procedures at Meetings) Regulations 2013 (SA)* and is comprised of the Lord Mayor (ex officio), three Council Members, three strategic agency representatives, three Aboriginal and/or Torres Strait Islander representatives, one Kurna specific (with one proxy) and two proxies.

Further information and details of committee membership including changes and current membership are available online at cityofadelaide.com.au/community/reconciliation/reconciliation-committee

Council Assessment Panel (CAP)

The CAP is established in accordance with Section 83 of the *Planning, Development and Infrastructure Act 2016 (SA)* as the relevant authority to exercise or perform its powers and functions. The role of the CAP is to facilitate the expeditious assessment of development applications made to the Council. All meetings of CAP are open to the public unless the meeting decides to exclude the public having considered the relevant requirements.

The CAP operates in accordance with the provisions of the *Development Act 1993 (SA)*, *Planning, Development and Infrastructure Act 2016 (SA)*, *Planning, Development and Infrastructure (General) (Assessment Panels) Variation Regulations 2017 (SA)*, its Terms of Reference, Code of Conduct, Meeting Procedures, Instrument of Delegation and a Policy for Applying Delegations.

It is comprised of one City of Adelaide Council Member and four independent members having qualifications and experience in one or more of the following disciplines: urban planning, architecture and/or urban design, environmental and/or heritage management, property management and/or development, planning law or environmental law and/or corporate governance and strategic, transport, infrastructure and/or social planning.

Further information and details of committee membership including agendas and minutes of meetings is available online at cityofadelaide.com.au

Subsidiaries and associated entities

The City of Adelaide manages our two wholly owned subsidiaries, the Adelaide Central Market Authority and the Adelaide Economic Development Agency, the Kadaltilla/Adelaide Park Lands Authority subsidiary – which is a partnership with the State Government, and supports the Brown Hill Keswick Creeks Stormwater Board.

Adelaide Central Market Authority

The Adelaide Central Market Authority (ACMA) is established pursuant to Section 42 of the *Local Government Act 1999 (SA)* and is a body corporate with the responsibility to manage the business and other affairs of the Authority ensuring that the Authority acts in accordance with the Act and its Charter.

The purpose of ACMA is to oversee the management and operation of the Adelaide Central Market (the Market) in accordance with the ACMA Charter.

ACMA's Strategic Plan and Headlease is to be responsible for maintaining and enhancing the iconic standing of the Market for the benefit of all stakeholders, and to be responsible for the Market being locally and internationally recognised as a leading, vibrant, diverse and unique fresh produce market community that is commercially sustainable for traders and the City of Adelaide and contributes to the development of the wider market district.

The Board comprised of up to seven Board Members including the Chairperson, appointed by the Council, who collectively have a range of knowledge, skills and experience across the following areas: retail, food supply chain (with retail emphasis), retail property management, marketing, board governance, business acumen, people leadership,

strategic management and knowledge of the Market. One Board Member must be a Council Member.

Further information and details of board membership including changes and current membership are available in the Subsidiary Annual Report.

Adelaide Economic Development Agency

The Adelaide Economic Development Agency (AEDA) is established under pursuant to Section 42 of the *Local Government Act 1999 (SA)* with activities undertaken in accordance with Schedule 2 (parts 1 and 3) of the *Local Government Act 1999 (SA)* and its Charter.

Working closely with businesses, industry groups, State Government agencies and other relevant organisations, AEDA delivers a range of programs designed to stimulate the city's economic growth with a focus on investment attraction, growing visitor economy, residential growth, marketing the city as a whole and promoting Rundle Mall as Adelaide's premier shopping destination.

Up to nine Board Members are appointed by the Council, including the Lord Mayor, and Chairperson, who collectively have a range of expertise across hospitality, property development, place making, business development, investment, events and tourism.

Further information and details of board membership including changes and current membership are available in the Subsidiary Annual Report.

Kadaltilla/Adelaide Park Lands Authority

Kadaltilla/Adelaide Park Lands Authority is a partnership between the State Government and the City of Adelaide to protect and foster the interests of the Adelaide Park Lands as set out in the Statutory Principles of the *Adelaide Park Lands Act 2005 (SA)*. Section 5 of the Act establishes the Kadaltilla/Adelaide Park Lands Authority as a subsidiary of the City of Adelaide under the provisions of the *Local Government Act 1999 (SA)*. The Authority is the principal advisor to both the City of Adelaide and the State Government on the protection, management, enhancement and promotion of the Adelaide Park Lands and is responsible for:

- Preparing and maintaining the Adelaide Park Lands Management Strategy (APLMS)
- Delivering the APLMS by providing policy advice on the full range of issues involving the Adelaide Park Lands
- Guiding the City of Adelaide and the State Government agencies in the management of the Adelaide Park Lands
- Ensuring that appropriate specialist expertise is brought to bear in advising on the Adelaide Park Lands.

Kadaltilla/Adelaide Park Lands Authority operates in accordance with legislative provisions, its Charter and Code of Practice.

Pursuant to legislation, membership of Kadaltilla/Adelaide Park Lands Authority comprises of the Lord Mayor or, if the Lord Mayor chooses not to be a member of Kadaltilla/Adelaide Park Lands Authority, a person appointed by Council; and five members appointed by the relevant State Government Minister responsible, one of whom will be the Deputy Presiding Member.

Further information and details of board membership including changes and current membership are available in the Subsidiary Annual Report.

Brown Hill and Keswick Creek Stormwater Board

The Brown Hill and Keswick Creek's Stormwater Board (the Board) was established in February 2018 as a regional subsidiary pursuant to Section 43 of and schedule 2 to the *Local Government Act 1999 (SA)*.

Participation is a joint effort between the Cities of Adelaide, Burnside, Mitcham, Unley and West Torrens.

The Board is responsible for the administration of the affairs of the Regional Subsidiary. It is responsible for ensuring 'the Regional Subsidiary observes the objectives set out in the Charter, that information provided to the Constituent Councils is accurate and that Constituent Councils are kept informed of the solvency of the Regional Subsidiary as well as any material developments which may affect the operating capacity and financial affairs of the Regional Subsidiary'.

Five independent members appointed following recommendations made by a Nominations Committee of representatives from each of the constituent councils. Each Board member contributes a unique set of skills and experience. Board members are appointed for a term of three years and are eligible for reappointment at the conclusion of their term.

Further information and details of board membership including changes and current membership are available in the Subsidiary Annual Report.

Member Behaviour

Under Regulation 35(a1), 35(2a) and 35 (2b) *Local Government (General) Regulations 2013* (SA) the City of Adelaide is required to provide a summary of the number of contraventions against the section of the *Local Government Act 1999* (SA) relating to Member behaviour (Chapter 5 Part 4 Division 2) and Health and Safety Duties (Chapter 5 Part 4 Division 3), and the total costs incurred by the council in relation to dealing with complaints alleging contraventions.

The total number of contraventions of Chapter 5 (Members of council) Part 4 (Member integrity and behaviour) Division 2 (Member behaviour) during the relevant financial year	Nil
Total costs incurred by the council in relation to dealing with complaints alleging contravention of Chapter 5 Part 4 Division 2	\$62,054.30
Referrals of complaints to the Behavioural Standards Panel during the relevant financial year (Chapter 5 Part 4 Division 2)	2
<hr/>	
The total number of contraventions of section 75G (Health and Safety duties) during the relevant financial year as it relates to Member behaviour	Nil
The total costs incurred by the council in relation to dealing with complaints alleging contravention or failure to comply with section 75G as it relates to Member behaviour	\$10,745.90
Referrals of such complaints to the Behavioural Standards Panel during the relevant financial year (section 75G)	1



12

Policies and Procedures

The City of Adelaide is required to provide information in relation to procurement, risk and controls, access to information and records on select policies, codes and procedures. This section outlines those requirements for:

- Procurement
- National Competition Policy
- Risk Management
- Codes of Conduct or Practice
- Local Nuisance and Litter Control Act and Regulations
- Freedom of Information applications
- Section 270 internal reviews of Council decisions

Procurement

The City of Adelaide's Procurement Policy is consistent with the requirements of the *Local Government Act 1999 (SA)* and ensures that all procurement activities deliver the following key objectives:

- Providing for equitable and ethical behaviour in all procurement activities and fair treatment of suppliers
- Obtaining value for money
- Negotiated outcomes
- Ensuring probity, accountability and transparency
- Effective management of the end-to-end procurement lifecycle
- Identification and management of risks
- Consideration of community impact, including social, environmental, aboriginal and cultural considerations and the use of local goods and services.

When the City of Adelaide is purchasing goods, works or services where the estimated level of expenditure is between \$10,000 and \$150,000, formal quotations will usually be obtained. Where the estimated level of expenditure exceeds \$150,000 City of Adelaide will usually call for formal tenders, however, the City of Adelaide reserves the right to undertake open or select tenders when it is considered appropriate. The City of Adelaide is committed to achieving value for money in the procurement of goods and services that provide benefit to the community, and to supporting

the economic, environmental, cultural, and social life of the city. The Procurement Policy includes a focus on social benefit and procurement outcomes, with the inclusion of Aboriginal, cultural, environmental, and local economic and social enterprise outcomes to deliver on Council's Strategic Plan 2024–2028.

The Procurement Policy allows for each procurement to be strategically planned to encompass weighted evaluation criteria, which ensures policy objectives are being achieved through successful procurement outcomes.

The Procurement Policy is designed to drive processes that are consistent, transparent and cultivate a competitive environment. The policy also seeks to advance good ethical practice and ensure an open, fair and competitive process that provides equal opportunities to participants.

The policy supports the Principles of the State Government's Industry Participation Policy through an employment contribution test that may be applied to tenders where appropriate and the Procurement Policy allows for the assigned weighting to be varied for each procurement.

Contract Management

The City of Adelaide is committed to high standards of corporate governance and accountability, and a central team provides support and advice across the City of Adelaide to promote a high standard of contract management to optimise contractor performance throughout the life of a contract and drive value for money.

National Competition Policy

Principles of competitive neutrality are designed to neutralise any net competitive advantage that a government or local government agency engaged in significant business activities would otherwise have, by virtue of its control by the government or local government, over private business operating in the same market. The City of Adelaide has a complaints mechanism in place and in 2024/25, no complaints were received with regard to competitive neutrality.

Significant Business Activities

The Adelaide Aquatic Centre closed on 1 August 2024, with the site being returned to open space, which includes a community playing field. A new aquatic centre is currently under construction, adjacent to the previous aquatic centre. This new facility is being built and will be operated by the Government of South Australia and due to open in 2025/26.

There have been no other changes in the significant business activities controlled by City of Adelaide and

competitive neutrality principles relevant to each significant business activity continue to apply. All City of Adelaide business activities include checks for competitive neutrality. In setting fees and charges, relevant government legislation and policies, market rates, community service obligations and impact on residents, ratepayers and visitors to the city, efficient allocation of resources and funds to reflect best value practices, impact on competitors—actual and potential—and local, state and national economies, and organisational policies are considered.

Business Activity	Type	Category*	Comments
UPark	Council	COM	Provision of off-street parking services across the city.
Adelaide Aquatic Centre*	Council	COM	Recreation, leisure and aquatic sports facility.
North Adelaide Golf Course	Council	COM	Three golf courses (two 18-hole and one par 3) and clubhouse.
Adelaide Town Hall	Council	COM	Venue hire for a range of events and catered functions.
Adelaide Central Market	Subsidiary	COM	A world-renowned food market with over 70 stalls and ancillary car parking.

* Until 1 August 2024 | COM = Commercialisation

Risk Management

The Audit and Risk Committee was established pursuant to Section 126 of the *Local Government Act 1999 (SA)*, to assist the Council discharge its responsibilities. Reporting to City of Adelaide, the Audit and Risk Committee provides advice and recommendations on matters relevant to its Terms of Reference in order to facilitate decision making by Council in regard to financial reporting, internal controls, risk management, management plans and business plans, service planning and performance, internal audit and external audit.

The City of Adelaide maintains an Internal Audit function which reports to Management and the Audit and Risk Committee. The role of the Internal Auditor is to identify more efficient and effective processes and to assist Council and the Chief Executive Officer meet their assurance obligations. The Internal Audit function was contracted to KPMG and this contract concluded on 30 June 2025. The Internal Audit plan is reviewed and endorsed by the Audit and Risk Committee which also reviews internal audit report findings on a quarterly basis.

Pursuant to Section 128 of the *Local Government Act 1999 (SA)*, the External Auditors appointed by Council are BDO Audit Partnership (SA). To maintain the highest standards of corporate governance in relation to auditor independence, the External Auditors are excluded from providing non-audit services to Council. Non-audit services are defined as any service provided by the External Auditors under engagement with the Council outside the scope of the external audit. The Audit and Risk Committee reviews the scope and progress of the annual audit in accordance with its Terms of Reference.

Enterprise Risk Management

City of Adelaide manages strategic, emerging, project, operational, and financial risks through its Enterprise Risk Management Framework which has been developed in accordance with International Standard ISO 31000:2018.

The framework ensures risks are identified, assessed and properly managed and reported on. Such a process supports Council to achieve its strategic goals and that the Lord Mayor and Councillors fulfil their legislative roles.

The success of the Enterprise Risk Management model is a result of strong Executive involvement through monthly reporting of risk and internal audit matters to the Strategic Risk and Internal Audit Group, and quarterly reporting to the Audit and Risk Committee.

Internal Control Framework

Pursuant to Section 125 of the *Local Government Act 1999 (SA)*, the City of Adelaide must ensure that appropriate policies and procedures of internal controls are implemented and reviewed to assist Council to carry out its activities in an efficient manner to achieve its strategic objectives. The City of Adelaide's Internal Controls are essentially processes for assuring its achievement of objectives in operational effectiveness and efficiency, reliable financial reporting, and compliance with laws, regulations and policies. Internal Controls include a range of activities such as approvals, delegations, security of assets and segregation of duties.

Codes & Policies

Available online at cityofadelaide.com.au, codes of Conduct or Practice required to be kept under the *Local Government Act 1999 (SA)*, *Local Government (Elections) Act 1999 (SA)*, and the *City of Adelaide Act 1998 (SA)* are:

- Code of Practice for Access to Council and Committee Meetings and Documents
- Code of Practice for Meeting Procedures
- Council Member Behavioural Support Policy
- Council Member Complaints Policy
- Employee Behavioural Standards

Local Nuisance and Litter Control Act and Regulations

During 2024/25 Council investigated 363 reports of local nuisance and 666 reports of littering under the *Local Nuisance and Litter Control Act 2016 (SA)* (the Act). One expiation notice was issued for local nuisance pursuant to Section 18(2) – (person who carries on an activity resulting in a local nuisance) and six expiation notices were issued for Litter pursuant to Section 22(1) – (that a person must not dispose of litter only any land or into any waters). 43 Local Nuisance Exemptions were issued under Section 19 of the Act. No Nuisance Abatement Notices were issued. No Litter Abatement Notices were issued and no civil penalties were negotiated under Section 34 of the Act.

Freedom of Information Applications

Type of requests made under the <i>Freedom of Information Act 1991 (SA)</i>	Number
New applications	24
Applications brought forward from previous year	1
Access granted in full	2
Access granted in part	10
Access refused (includes records which do not exist)	-
Transferred	4
Closed/withdrawn	6
Undetermined as at 30 June 2025	3
Internal review – decision confirmed	-
Internal review – decision varied	1

The Freedom of Information Statement is available online at cityofadelaide.com.au. Enquiries or requests for information under the *Freedom of Information Act 1991 (SA)* should be forwarded to the Freedom of Information Officer, City of Adelaide, GPO Box 2252, Adelaide SA 5001 or FOI@cityofadelaide.com.au

Section 270 Internal Reviews of Council Actions

During 2024/25, the City of Adelaide managed three applications under Section 270 of the *Local Government Act 1999 (SA)*, for the review of decisions made by the Council, its employees, and persons acting on Council's behalf. The details of these reviews are as follows:

Matter	Outcome
19/08/2024 – Review of the decision regarding damage to a car following a tree branch fall	Decision Affirmed
19/08/2024 – Review of the decision by Council in relation to the Boer War Memorial	Ongoing – not yet resolved
13/12/2024 – Review of a decision regarding Pay by Plate metered parking system	Ongoing – not yet resolved
01/03/2025 – Review of a decision regarding 'prescribed works' under section 29(6) of the <i>Strata Titles Act 1968 (SA)</i>	Not Accepted

Attachment A.

Registers

Council is legislatively required to maintain a list of registers, as articulated in table below:

Register	Access
Members Register of Allowances and Benefits	Available online – Council Member allowances and benefits City of Adelaide
Members Register of Training and Development	Available on page 32
Members Register of Gifts and Benefits	Available online – Council Member gifts and benefits City of Adelaide
Members Register of Interests	Available online – Register of interests City of Adelaide
Officers Register of Remuneration, Salaries and Benefits	Available online – Register of salaries City of Adelaide
Officers Register of Gifts and Benefits	Available online – Employee gifts and benefits register City of Adelaide
Register of Community Land	Available online – Adelaide Park Lands Community Land Register
Register of Public Roads	Available online – City of Adelaide Public Road Register
By-Laws and Certified Copies	Available online – City of Adelaide By-laws City of Adelaide
Register of Delegations	Available online – Delegations register City of Adelaide
Campaign Donations and Expenses Returns	Available online – ecsa.sa.gov.au
Officers Register of Interests	Available upon request
Register of building upgrade agreements	Available upon request

Council also provides in this section the legislatively required information on:

- Members Register of Gifts and Hospitality
- Remuneration amounts per Council Committee or Subsidiary
- Lord Mayor and Council Members Credit Card Transactions
- Overseas and Interstate Travel Activities for Council Members
- Community Land and Council Facilities
- Confidentiality Provisions

Members Register of Allowances

Council Member allowances were set by the Remuneration Tribunal in its Determination 7 of 2018 and adjusted in accordance with provisions set out in the *City of Adelaide Act 1998* (SA). These allowances are set as an annual allowance and are paid to Council Members on a monthly basis and are inclusive of Council, Committee or Subsidiary board position. There is a base allowance for the Lord Mayor and Councillors, and a higher allowance for Councillors appointed to the role of Deputy Lord Mayor. The table on page 33 outlines the additional remuneration amounts for the membership/attendance for committee meetings. Panel meetings and Subsidiary board positions, which are included in the figures below.

Council Member	Allowance received for 2024–2025
Lord Mayor Dr Jane Lomax-Smith AM	\$223,289.59
Councillor Keiran Snape (Deputy Lord Mayor from 1 July 2024 – 11 January 2025)	\$46,383.74
Councillor Philip Martin (Deputy Lord Mayor from 14 May 2025)	\$39,935.08
Councillor Arman Abrahamzadeh OAM	\$32,103.26
Councillor Janet Giles	\$36,794.27
Councillor Mary Couros	\$31,003.26
Councillor Carmel Noon	\$39,088.02
Councillor Simon Hou	\$25,777.10
Councillor David Elliott (Deputy Lord Mayor from 12 January 2025 – 11 April 2025)	\$34,581.62
Councillor Jing Li	\$25,777.10
Councillor Henry Davis	\$31,003.26
Councillor Dr Mark Siebentritt	\$38,754.08
TOTAL	\$604,490.38

Members Register of Training and Development

Section 80A of the *Local Government Act 1999* (SA) and *Regulation 8AA of the Local Government (General) Regulations 2013* (SA) (the General Regulations), sets out the legal requirements for training and development for Council Members. In

addition to the mandatory training required under legislation, Council Members undertake training based on Council business and their own professional development requirements.

Council Member	Training
Simon Hou	University of Adelaide – MBA (contribution to course fees)
David Elliott	LGA Deputy Mayor’s Forum 2025
Dr Jane Lomax-Smith	LGA Mayor’s Forum 2024
Dr Jane Lomax-Smith, Janet Giles, Philip Martin, Dr Mark Siebentritt (offered to all Council Members)	Social Media Training
Philip Martin, Carmel Noon	Commonwealth Club – A Crisis in Leadership, Martin Hamilton-Smith
Philip Martin	Commonwealth Club – One Curious Doctor, Milton Koppe MBBS
Philip Martin	Commonwealth Club – Life of a Diplomat, Mr Rod Bunten

Members Register of Gifts and Hospitality

In accordance with *Regulation 35(2), Local Government (General) Regulations 2013(e)* the City of Adelaide is required to provide a summary of the details, including the cost, of any gifts and hospitality

equal to or above the value of \$50 provided to Council Members during the relevant financial year funded in whole or in part by the council.

Gifts and Hospitality	Value
Meals and catering for members post Council and Committee meetings	\$8,514.16
TOTAL	\$8,514.16



Remuneration Amounts Per Council Committee or Subsidiary

Committee/ Subsidiary	Role	Allowance
City Community Services and Culture Committee	Chair, Councillor Giles to 31 March 2025, Councillor Snape from 1 April 2025	\$633.02 per month, from 1 July 2024 to 11 November 2024 \$653.27 per month, in addition to the Council Allowance, from 12 November 2024
City Finance and Governance Committee	Chair, Councillor Siebentritt	\$633.02 per month, from 1 July 2024 to 11 November 2024 \$653.27 per month, in addition to the Council Allowance, from 12 November 2024
City Planning, Development and Business Affairs Committee	Chair, Councillor Noon to 11 April 2025, position vacant from 12 April to 12 May 2025, Councillor Martin from 13 May 2025	\$633.02 per month, from 1 July 2024 to 11 November 2024 \$653.27 per month, in addition to the Council Allowance, from 12 November 2024
Infrastructure and Public Works Committee	Chair, Councillor Elliott to 11 April 2025, position vacant from 12 April to 12 May 2025, Councillor Martin from 13 May 2025	\$633.02 per month, from 1 July 2024 to 11 November 2024 \$653.27 per month, in addition to the Council Allowance, from 12 November 2024
Audit and Risk Committee	Chair Independent Members Council Members	\$600.00 per meeting; \$100 when required to attend Council or Committee meetings \$500.00 per meeting \$Nil
CEO Performance Review Panel	Chair Deputy Chair Independent Members Council Member	\$Nil \$Nil \$500.00 per meeting \$Nil
Chief Executive Officer Selection Panel	Chair Independent Members Council Member	\$Nil \$500.00 per meeting \$Nil
Reconciliation Committee	Dual Chair Committee Member Council Member	\$650.00 per meeting \$550.00 per meeting \$Nil
Kadaltilla/Adelaide Park Lands Authority	All Members	\$82.72 per hour + \$249.08 meeting preparation fee per meeting
Adelaide Central Market Authority	Chair Board Member Council Member	\$25,750 per annum \$15,450 per annum \$15,450 per annum
Adelaide Economic Development Agency	Chair Deputy Chair Board Member Council Member	\$25,000.00 annually \$1,150.00 per meeting \$950.00 per meeting \$950.00 per meeting
Council Assessment Panel	Chair Independent Member Deputy Independent Member Council Member Deputy Council Member	\$650.00 per meeting \$550.00 per meeting \$550.00 per meeting (only if attendance required) \$550.00 per meeting \$550.00 per meeting (only if attendance required)

Meeting fees are only paid if attendance is recorded for the meeting.

Lord Mayor and Council Members Credit Card Transactions

In accordance with the *Local Government Act* and Regulation 35(2), *Local Government (General) Regulations 2013 (SA)*, the expenditure incurred from 1 July 2023 to 30 June 2024 on credit cards by Council Members was \$0. The Lord Mayor and Members do not have delegation to receive credit cards.

Overseas and Interstate Travel Activities for Council Members

Under Regulation 35(2), *Local Government (General) Regulations 2013* the City of Adelaide is required to provide details, including the cost, of any interstate and international travel, excluding prescribed interstate travel, undertaken by members of the council during the relevant financial year funded in whole or in part by the council. Cost of travel includes accommodation costs and other costs and expenses associated with the travel.

Date	Council Member	Description	Value
July 2024	Dr Jane Lomax-Smith, Lord Mayor	Council of Capital City Lord Mayors Meeting – Darwin	\$2,346.50
July 2024	Councillor Janet Giles	Representing City of Adelaide at the Australian Local Government Association National General Assembly 2024 – Accommodation	\$756.00
August 2024	Dr Jane Lomax-Smith, Lord Mayor	Penang Sister City Outbound Delegation	\$3,553.86
February 2025	Dr Jane Lomax-Smith, Lord Mayor	Night Time Economy Meeting – Melbourne	\$204.17
March 2025	Councillor Janet Giles	Representing City of Adelaide at the Australian Local Government Association National General Assembly 2025 – Flights	\$1,146.86
TOTAL			\$8,007.39

Community Land and Council Facilities

Under the *Local Government Act 1999 (SA)*, Council is required to appropriately manage its property and infrastructure assets. The City of Adelaide primarily does so through Community Land Management Plans (CLMP) and Asset Management Plans and coordinates these efforts through infrastructure, facilities management, property management and policy coordination.

In 2024/25, the City of Adelaide continued to undertake a review and seek community input into key strategic and legislatively required documents for community land and assets, including:

- Community Land Management Plan – Adelaide Central Market, Adelaide Town Hall Complex, Community (Social) Housing, Gawler Place Car Park and Parc Arcade, North Adelaide Library and North Adelaide Community Centre, North Adelaide Post Office Complex

- Adelaide Park Lands Community Buildings (Sport and Recreation) Policy and Investment Plan
- Adelaide Park Lands Management Strategy – Towards 2036

Planning, expenditure and works to be undertaken in the public realm were considered through the development of the Annual Business Plan and Budget process. A range of activities in the public realm were also engaged on throughout the year:

- Community Facilities Policy
- Gouger Street Main Street Revitalisation
- Hutt Street Main Street Revitalisation
- Light Square Masterplan Design
- O'Connell Street Main Street Revitalisation
- Park Lands Community Buildings Policy
- Street tree planting

All local government land (except roads) that is owned by a council or under a council's care, control and management, is classified as community land, unless the council resolves to exclude the land from

classification as community land. The City of Adelaide keeps a record of all CLMPs and a Community Land Register for the Adelaide Park Lands online at cityofadelaide.com.au

Confidentiality Provisions

Section 90(2) of the *Local Government Act 1999 (SA)* (the Act) enables a meeting of Council or a committee to determine an order that the public be excluded from attendance at so much of a meeting as is necessary to receive and discuss, or consider in confidence, any information or matter as prescribed in Section 90(3) of the Act, this is an 'Order to exclude'.

Section 91(7) of the Act enables a meeting of Council, or a committee, having considered a matter on a confidential basis to determine an order that the

document of part be kept confidential, these are 'Confidentiality orders'.

Section 13(2) of the Planning, Development & Infrastructure (General) Regulations 2017 (PDI Regs) enables a meeting of the Council Assessment Panel committee to determine an order that the public be excluded from attendance at so much of a meeting as is necessary to receive and discuss, or consider in confidence, any information or matter as prescribed in Section 13(2) of the PDI Regs.

The table below identifies the total number of these provisions being used in 2024/25:

Meeting	Section 90(2) Order to Exclude	Section 91(7) Confidentiality Order	Section 13 (2) PDI Regs
Council	39	39	-
City Finance & Governance Committee	8	8	-
City Planning, Development & Business Affairs Committee	8	8	-
Audit & Risk Committee	6	6	-
Infrastructure & Public Works Committee	3	3	-
City Community Services & Culture Committee	3	3	-
CEO Performance Review Panel	1	1	-
Reconciliation Committee	1	1	-
Kadaltilla/Adelaide Park Lands Authority	1	1	-
Council Assessment Panel	-	-	1
TOTAL	70	70	1

Availability of Items held in Confidence 2024/25	Number
Items Retained in Confidence	34
Items Revoked in Full	15
Items Revoked in Part/Retained in Part	22
TOTAL	71

The table below identifies the number of times a provision under Section 90(3) of the *Local Government Act 1999* (SA) was utilised to exclude the public:

Provision	Number
(a) Information, the disclosure of which would involve the unreasonable disclosure of information concerning the personal affairs of any person (living or dead)	11
(b) Information, the disclosure of which (i) Could reasonably be expected to confer a commercial advantage on a person with whom the Council is conducting, or proposing to conduct, business, or to prejudice the commercial position of the Council and (ii) would, on balance, be contrary to the public interest	4
(c) Information, the disclosure of which would reveal a trade secret	-
(d) Commercial information of a confidential nature (not being a trade secret) the disclosure of which (i) could reasonably be expected to prejudice the commercial position of the person who supplied the information, or to confer a commercial advantage on a third party and (ii) would, on balance, be contrary to the public interest	5
(e) Matters affecting the security of the Council, members or employees of the Council, or Council property, or the safety of any person	1
(f) Information, the disclosure of which, could reasonably be expected to prejudice the maintenance of law, including by affecting (or potentially affecting) the prevention, detection or investigation of a criminal offence, or the right to a fair trial	-
(g) Matters that must be considered in confidence in order to ensure that the Council does not breach any law, order or direction of a court or tribunal constituted by law, any duty of confidence, or other legal obligation or duty	1
(h) Legal advice	-
(i) Information relating to actual litigation, or litigation that the Council or Council committee believes on reasonable grounds will take place, involving the Council or an employee of the Council	6
(j) Information, the disclosure of which would (i) divulge information provided on a confidential basis by or to a Minister of the Crown, or another public authority or official (not being an employee of the Council, or a person engaged by the Council), and (ii) would on balance, be contrary to the public interest	6
(k) Tenders for the supply of goods, the provision of services or the carrying out of works	1
(m) Information relating to a proposal to prepare or amend a designated instrument under Part 5 Division 2 of the Planning, Development and Infrastructure Act 2016 before the draft instrument or amendment is released for public consultation under that Act;	7
(n) Information relevant to the review of a determination of a Council under the Freedom of Information Act 1991	-
(o) Information relating to a proposed award recipient before the presentation of the award	2
(b) & (d) Combination of provisions above	20
(b), (d) & (j) Combination of provisions above	2
(b), (d) & (m) Combination of provisions above	1
(g) & (j) Combination of provisions above	4
TOTAL	71

Use of these provisions is provided in the following tables including where any remain operative in part or in full dated from 15 November 2010 to 30 June 2024.

Provisions utilised from 01 July 2024 to 30 June 2025:				
Date	Meeting	Order to Exclude	Confidentiality	Availability
9/07/2024	Council	Harvest Rock III Update – Item 21.1 Section 90(3) (d)	*	Revoked
16/07/2024	City Finance and Governance Committee	Capital City Committee Update – Item 10.1 Section 90(3) (j) (g)	*	Revoked in part/ Retained in part
16/07/2024	Council	Harvest Rock 2024 – Item 5.1 Section 90(3) (d)	*	Revoked
23/07/2024	Council	Confidential Recommendation of the City Finance and Governance Committee – 16 July 2024 – Item 21 Section 90(3) (j) (g)	*	Revoked in part/ Retained in part
13/08/2024	Council	Appointment of Adelaide Economic Development Agency Board Member – Item 21 Section 90(3) (a)	*	Revoked
27/08/2024	City Finance and Governance Committee	Delegation to Award Contract – Item 10.1 Section 90(3) (b) (d)	*	Retained
27/08/2024	Council	Confidential Recommendation of the City Finance and Governance Committee – 27 August 2024 – Item 23. Section 90(3) (b) (d)	*	Retained
3/09/2024	City Community Services and Culture Committee	Adelaide Park Lands Community Buildings (Sport and Recreation) Policy and Investment Plan – Item 10.1. Section 90(3) (b)	*	Revoked in part/ Retain in part
3/09/2024	City Planning Development and Business Affairs Committee	Code Amendment – Historic Area Statement Update – Item 10.1 Section 90(3) (m)	*	Revoked
10/09/2024	Council	Confidential Recommendation of the City Community Services and Culture Committee – 3 September 2024 – Item 21 Section 90(3) (b)	*	Revoked
10/09/2024	Council	Confidential Recommendation of the City Planning, Development and Business Affairs Committee – 3 September 2024 – Item 22 Section 90(3) (m)	*	Revoked in part/ Retain in part
17/09/2024	City Finance and Governance Committee	Capital City Committee Update – Item 10.1 Section 90(3) (g) (j)	*	Revoked in part/ Retained in part
24/09/2024	Council	Confidential Recommendation of the City Finance and Governance Committee – 17 September 2024 – Item 23 Section 90(3) (g) (j)	*	Revoked in part/ Retained in part
27/09/2024	Audit and Risk Committee	Confidential Meeting with External Auditors – Item 7.1 Section 90(3) (b)	*	Revoked in part/ Retained in part
27/09/2024	Audit and Risk Committee	Confidential Meeting with Internal Auditors – Item 7.2. Section 90(3) (b)	*	Revoked in part/ Retained in part
8/10/2024	Council	Civic recognition – Item 23.1 Section 90(3) (a)	*	Retained
15/10/2024	City Finance and Governance Committee	Delegation to Award Contract – Electric Vehicle (EV) Charging Station Network – Item 10.1 Section 90(3) (b) (d)	*	Retained
15/10/2024	City Finance and Governance Committee	Delegation to Award Contract – Item 10.2 Section 90(3) (b) (d)	*	Retained
22/10/2024	Council	Delegation to Award Contract – Electric Vehicle (EV) Charging Station Network – Item 21 Section 90(3) (b) (d)	*	Retained
22/10/2024	Council	Leasing Matter Rundle Street – Item 22.1 Section 90(3) (b) (d)	*	Retained
5/11/2024	City Planning Development and Business Affairs Committee	Proposal to Initiate Waste Code Amendment – Item 10.1 Section 90(3) (m)	*	Revoked

Provisions utilised from 01 July 2024 to 30 June 2025:

Date	Meeting	Order to Exclude	Confidentiality	Availability
5/11/2024	City Planning Development and Business Affairs Committee	City of Adelaide Property Strategy – Item 10.2 Section 90(3) (b) (d)	*	Retained
8/11/2024	Audit and Risk Committee	Strategic Risk & Internal Audit Update – Item 11.1 Section 90(3) (i)	*	Revoked in part/ Retained in part
12/11/2024	Council	Confidential Recommendations of the City Planning, Development and Business Affairs Committee – Item 22 Section 90(3) (b) (d) (m)	*	Revoked in part/ Retained in part
12/11/2024	Council	Adelaide Central Market Authority Appointment of Board Members – Item 23.1 Section 90(3) (a)	*	Revoked
26/11/2024	Council	Confidential Audit and Risk Committee Report – 8 November 2024 – Item 22 Section 90(3) (i)	*	Revoked in part/ Retained in part
26/11/2024	Council	Appointment of Adelaide Economic Development Agency Board Member – Item 23.1 Section 90(3) (a)	*	Revoked
10/12/2024	Council	Leasing Matter – Item 24.1 Section 90(3) (i)	*	Retained
10/12/2024	Council	Adelaide Aquatic Centre Redevelopment Update – Item 24.2 Section 90(3) (b) (d) (j)	*	Retained
3/12/2024	City Community Services and Culture Committee	Citizen of the Year Awards – Item 7.1 Section 90(3) (o)	*	Revoked
10/12/2024	Council	Confidential Recommendation of the City Community Services and Culture Committee – 3 December 2024 – Item 23 Section 90(3) (o)	*	Revoked
10/12/2024	Council	Leasing Matter – Item 24.1 Section 90(3) (i)	*	Retained
10/12/2024	Council	Adelaide Aquatic Centre Redevelopment Update – Item 24.2 Section 90(3) (b) (d) (j)	*	Revoked
28/01/2025	Council	Delegation to Award Contract – Item 20.2 Section 90(3) (b) (d)	*	Retained
28/01/2025	Council	Capital City Committee Annual Report and Update – Item 20.1 Section 90(3) (g)	*	Revoked in part/ Retained in part
29/01/2025	Council Assessment Panel	108 Gilbert Street Adelaide – Item 8.1 Section 13(2) (a) (xi)	*	Revoked
25/02/2025	Council	Park Lands Licence Request – Item 21.1 section 90(3) (j)	*	Revoked
25/02/2025	Council	Update from Lord Mayor – Verbal – Item 21.2 Section 90(3) (j)	*	Revoked in part/ Retained in part
4/03/2025	City Planning Development and Business Affairs Committee	Confidential Workshop: New Historic Areas in City Living Zone Section 90(3) (m)	*	Retained
5/03/2025	Reconciliation Committee	Statues Commemorating South Australian Aboriginal Leaders Proposal – Item 9.1 Section 90(3) (j)	*	Retained
11/03/2025	Council	Capital City Committee Update – Item 25.1 Section 90(3) (j)	*	Revoked in part/ Retained in part
18/03/2025	Infrastructure and Public Works Committee	Confidential Workshop – Library Services Section 90(3) (b) (d)	*	Retained

Provisions utilised from 01 July 2024 to 30 June 2025:				
Date	Meeting	Order to Exclude	Confidentiality	Availability
27/03/2025	Kadaltilla	Statues Commemorating South Australian Aboriginal Leaders Proposal – Item 10.1 Section 90(3) (j)	*	Retained
1/04/2025	City Community Services and Culture Committee	Arts and Culture Music Festival 2025, Bartels Road Closure – Item 10.1 Section 90(3) (d)	*	Revoked in part/ Retain in part
1/04/2025	City Planning Development and Business Affairs Committee	New Historic Areas (City Living Zone) Code Amendment Proposal to Initiate – Item 10.1 Section 90(3) (m)	*	Retained
8/04/2025	Council	Confidential Recommendation of the City Community Services and Culture Committee – 1 April 2025 – Item 21 Section 90(3) (d)	*	Revoked in part/ Retain in part
8/04/2025	Council	Confidential Recommendation of the City Planning, Development and Business Affairs Committee – 1 April 2025 – Item 22 Section 90(3) (m)	*	Retained
11/04/2025	Audit and Risk Committee	Strategic Risk and Internal Audit Update – Item 12.1 Section 90(3) (i)	*	Revoked in part/ Retain in part
15/04/2025	Infrastructure and Public Works Committee	Assignment of Lease and Sublease – Item 10.1 Section 90(3) (b) (d)	*	Retained
22/04/2025	Council	Confidential Audit and Risk Committee Report – 11 April 2025 – Item 22 Section 90(3) (i)	*	Revoked in part/ Retain in part
22/04/2025	Council	Confidential Recommendation of the Infrastructure and Public Works Committee – 15 April 2024 – Item 23 Section 90(3) (b) (d)	*	Retained
6/05/2025	City Planning Development and Business Affairs Committee	Strategic Property Matter – Rundle Street Upark – Item 10.1 Section 90(3) (b) (d)	*	Retained
13/05/2025	Council	Confidential Recommendation of the City Planning, Development and Business Affairs Committee – 6 April 2025 – Item 23 Section 90(3) (b) (d)	*	Retained
13/05/2025	Council	Confidential Complaint – Item 24.1 Section 90(3) (a)	*	Retained
20/05/2025	City Finance and Governance Committee	Delegation to Award Contract (Traffic Signals Maintenance) – Item 10.1 Section 90(3) (b) (d)	*	Retained
20/05/2025	Infrastructure and Public Works Committee	Library Lease Update – Item 10.1 Section 90(3) (d)	*	Retained
27/05/2025	Council	Confidential Recommendation of the Infrastructure and Public Works Committee – 20 May 2025 – Item 23 Section 90(3) (b) (d)	*	Retained
27/05/2025	Council	Confidential Recommendations of the City Finance and Governance Committee – 20 May 2025 – Item 24 Section 90(3) (b) (d)	*	Retained
27/05/2025	Council	Adelaide Central Market Authority Appointment of Board Members – Item 25.1 Section 90(3) (a)	*	Revoked
27/05/2025	Council	Adelaide Economic Development Agency Appointment of Board Members – Item 25.2 Section 90(3) (a)	*	Revoked
2/06/2025	CEO Performance Review Panel	2024/25 Q3 KPI Progress Report – Item 4.1 Section 90(3) (a)	*	Retained

Provisions utilised from 01 July 2024 to 30 June 2025:

Date	Meeting	Order to Exclude	Confidentiality	Availability
3/06/2025	City Planning Development and Business Affairs Committee	20th Century Local Heritage Listing Code Amendment – Item 10.1 Section 90(3) (m)	*	Retained
3/06/2025	City Planning Development and Business Affairs Committee	Leasing Matter – Sydney Place – Item 11.1 Section 90(3) (b) (d)	*	Revoked in part/ Retain in part
10/06/2025	City Finance and Governance Committee	Precinct Review – Item 10.2 Section 90(3) (a)	*	Retained
10/06/2025	Council	Confidential Recommendation of the City Planning, Development and Business Affairs Committee – 3 June 2025 – Item 24 Section 90(3) (b) (d)	*	Revoked in part/ Retain in part
10/06/2025	Council	Capital City Committee Update – Item 25.1 Section 90(3) (j)	*	Revoked in part/ Retain in part
13/06/2025	Audit and Risk Committee	Confidential – Payment Card Industry (PCI) Compliance Review – Item 11.11 Section 90(3) (e)	*	Retained
13/06/2025	Audit and Risk Committee	Confidential – Appointment of Internal Auditor – Item 11.2 Section 90(3) (k)	*	Revoked in part/ Retain in part
24/06/2025	City Finance and Governance Committee	Delegation to Award Contract (Legal Services Panel) – Item 10.1 Section 90(3) (b) (d)	*	Retained
24/06/2025	Council	Confidential Recommendation of the Reconvened City Finance and Governance Committee – 10 June 2025 – Item 22 Section 90(3) (a)	*	Retained
24/06/2025	Council	Confidential Recommendation of the Reconvened City Finance and Governance Committee – 24 June 2025 – Item 22 Section 90(3) (b) (d)	*	Retained

*Same as order to exclude

Previous orders still in operation		
Date	Subject matter and basis	
Operative Confidentiality Orders 2010/2011		
1	19/1/2011	India Pty Ltd–Legal Dispute [Item 9] (b), (d), (h) & (i)
2	31/1/2011	India Pty Ltd–Legal Dispute [Item 13.3] (b), (d), (h), & (i)
3	15/3/2011	India Pty Ltd Legal Dispute [Item 2] (b), (d), (h) & (i)
Operative Confidentiality Orders 2011/2012		
1	26/07/2011	City Development & Sustainability Committee Meeting Recommendation – Balfours Bus Station Redevelopment Project Progress Report [s90(3) (b) & (d)]
2	6/12/2011	Balfours Update [s90(3) (b) & (d)]
3	20/12/2011	City Development & Sustainability Committee Meeting Recommendation – Balfours Update [s90(3) (b) & (d)]
4	14/02/2012	Balfours Update [s90(3) (b) & (d)]
5	21/03/2012	Structure Planning and Development Policy [s90(3) (j)]
6	27/03/2012	Appointment of Board Members for the Adelaide Central Market Authority [s90(3) (a)]
7	1/05/2012	Development Policy Considerations [s90(3) (m)]
8	8/05/2012	Waste Management Service Obligations [s90(3) (h)]
9	22/05/2012	Community Services, Events & Facilities Committee Meeting Recommendation – Waste Management Service Obligations [s90(3) (h)]
10	5/06/2012	Shop WR7 – Adelaide Central Market [s90(3) (b) & (d)]
11	6/06/2012	Shop WR7 – Adelaide Central Market [Item 6] [s90(3) (b) & (d)]
12	26/06/2012	Balfours / Bus Station Site Update – Re-presented from City Development & Sustainability Committee 5 June 2012 [s90(3) (b) & (d)]
Operative Confidentiality Orders 2012/2013		
1	18/09/2012	Appointment of Chair for the Rundle Mall Management Authority [s90(3) (a)]
2	16/10/2012	Appointment of Board Members for the Rundle Mall Management Authority [s90(3) (a)]
3	23/10/2012	Appointment of Board Members for the Rundle Mall Management Authority [s90(3) (a)]
4	23/01/2013	To close and transfer Fenn Place to University of South Australia and to close the northern portion of Fenn Place to traffic [s90(3) (h)]
5	29/01/2013	City Infrastructure & Public Works Committee Meeting Recommendation – To close and transfer Fenn Place to University of South Australia and to close the northern portion of Fenn Place to traffic [s90(3) (b) & (h)]
6	16/04/2013	Urgent Business – Confidential Report Tabled by the Lord Mayor – Presiding Members Report – Capital City Committee Update [s90(3) (j)]
Operative Confidentiality Orders 2013/2014		
1	9/07/2013	Confidential Report tabled by the Lord Mayor – Capital City Committee [s90(3) (j)]
2	20/08/2013	Determination of the Issues for Resolution – 17–19 Gawler Place, Adelaide City Council [s90(3) (d), (h) & (i)]
3	27/08/2013	City Infrastructure & Public Works Committee Meeting Recommendation – Determination of the Issues for Resolution – 17–19 Gawler Place, Adelaide City Council [s90(3) (d), (h) & (i)]
4	12/11/2013	Capital City Committee [s90(3) (j)]
5	21/01/2014	Lease Agreement for 165–171 Rundle Street, Adelaide [s90(3) (b) & (d)]
6	28/01/2014	City Infrastructure & Public Works Committee Meeting Recommendation – Lease Agreement for 165–171 Rundle Street, Adelaide [s90(3) (b) & (d)]
7	18/03/2014	Assignment of Lease 86 Grote Street, Adelaide [s90(3) (b) & (d)]
8	18/03/2014	Leasing Arrangements – 235 Hutt Street, Adelaide – Hutt Street Library [s90(3) (b) & (d)]

Previous orders still in operation

Date		Subject matter and basis
9	15/04/2014	Capital City Committee [s90(3) (j)]
10	22/04/2014	Lease Agreement for a Stall in the Adelaide Central Market [s90(3) (b) & (d)]
11	20/05/2014	Capital City Committee Update [s90(3) (j)]
Operative Confidentiality Orders 2014/2015		
1	15/07/2014	Franklin Street Site Activation [s90(3) (b) & (d)]
2	22/07/2014	Confidential Report – Capital City Committee Update [s90(3) (j)]
3	5/08/2014	Balfours Update [s90(3) (b) & (d)]
4	12/08/2014	City Planning and Development Committee Recommendation – Balfours Update [s90(3) (b) & (d)]
5	19/08/2014	Lease Agreement for 110 Pirie Street, Adelaide [s90(3) (b) & (d)]
6	26/08/2014	Capital City Committee Update [s90(3) (j)]
7	2/09/2014	Property Investigation [s90(3) (d)]
8	9/09/2014	City Planning & Development Committee Recommendation – Property Investigation – Dunn Street Car Park Investigation [s90(3) (b) & (d)]
9	16/09/2014	Out of Session Information Papers to Note – Attachment 1 – Legal Advice – Clipsal and trade during event [s90(3) (h)]
10	23/09/2014	Confidential Report tabled by the Lord Mayor – Capital City Committee Update [s90(3) (j)]
11	25/09/2014	Construction of the Convention Centre – Stage 2 – lease for works compound [s90(3) (b) & (d)]
12	14/10/2014	Adelaide Park Lands Authority Advice – Construction of the Convention Centre – Stage 2 – lease for works compound [s90(3) (b) & (d)]
13	21/10/2014	Out of Session Information Papers to Note – Education Adelaide – Lease Proposal [s90(3) (d)]
14	16/12/2014	Tabled Presiding Member's Report – Property Purchase Opportunity [s90(3) (b)]
15	20/01/2015	Audit Committee Appointment of Independent Members [s90(3) (a)]
16	10/02/2015	Capital City Committee [s90(3) (j)]
17	7/04/2015	Confidential Report of the ACEO Selection Panel – Process for the Selection and Appointment of ACEO [s90(3) (a)]
18	7/04/2015	Out of Session Information Paper to Note – DAP – Appointment of Independent Members for the Next Term [s90(3) (a)]
19	28/04/2015	Commercial Property Investigation [s90(3) (d)]
20	9/06/2015	Property Lease Registers [s90(3) (b) & (d)]
Operative Confidentiality Orders 2015/2016		
1	21/07/2015	Amendment to Adshel Advertising Contract [s90(3) (b) & (d)]
2	28/07/2015	FBS Ctee Recommendation – Amendment to Adshel Advertising Contract [s90(3) (b) & (d)]
3	18/08/2015	Public Art Round Table – Interim Composition [s90(3) (a)]
4	1/09/2015	Lease Agreement for Hungry Jacks [s90(3) (b) & (d)]
5	7/09/2015	IPS Committee recommendation – Lease Agreement for Hungry Jacks [s90(3) (b) & (d)]
6	15/09/2015	Capital City Committee Update [s90(3) (j)]
7	3/11/2015	Telstra Lease Agreement [s90(3) (b) & (d)]
8	10/11/2015	IPS Ctee Recommendation – Telstra Lease Agreement [s90(3) (b) & (d)]
9	15/03/2016	Central Market Arcade Redevelopment [s90(3) (b)]
10	22/03/2016	FBS Committee Recommendation – Central Market Arcade Redevelopment [s90(3) (b)]

Previous orders still in operation		
Date	Subject matter and basis	
11	26/04/2016	FBS Committee Recommendation – Options for the Community Land at 159–161 O'Connell Street, North Adelaide [s90(3) (b) & (d)]
12	10/05/2016	Capital City Committee Update [s90(3) (g)]
13	17/05/2016	Confidential Workshop Adelaide Town Hall Business Operations [s90(3) (b) & (d)]
14	14/06/2016	Capital City Committee Update [s90(3) (g)]
Operative Confidentiality Orders 2016/2017		
1	20/09/2016	Central Market Arcade Interim Leasing and Management [s90(3) (b) & (d)]
2	27/09/2016	Progress on Confidential Motions by Elected Members [s90(3) (b) & (d)]
3	27/09/2016	FBS Committee Recommendations – Central Market Arcade Interim Leasing and Management [s90(3) (d) & (j)]
4	18/10/2016	Review of Off-Street Parking Initiatives [s90(3) (b) & (d)]
5	18/10/2016	Town Hall Cafe [s90(3) (d) & (i)]
6	25/10/2016	Capital City Committee Update [s90(3) (g)]
7	25/11/2016	Update on Activities of the Strategic Risk & Internal Audit Group Meetings [s90(3) (i)]
8	29/11/2016	Legal Matter [s90(3) (a), (h) & (i)]
9	29/11/2016	Advice of the Adelaide City Council Audit Committee meeting held in confidence on 25 November 2016 [s90(3) (d) & (i)]
10	12/12/2016	Strategic Property Investigations [s90(3) (b) & (d)]
11	13/12/2016	Capital City Committee Update [s90(3) (g)]
12	31/01/2017	Assignment of Lease – 110 Pirie Street [s90(3) (b) & (d)]
13	28/02/2017	Lease Renewal Star Car Park [s90(3) (d)]
14	14/03/2017	Capital City Committee Update [s90(3) (g)]
15	15/03/2017	Update on Activities of the Strategic Risk & Internal Audit Group [s90(3) (i)]
16	28/03/2017	Lease – Town Hall Court Yard [s90(3) (d)]
17	28/03/2017	Audit Committee Report – 15/3/2017 [s90(3) (i)]
18	21/04/2017	Approach to Managing Vexatious Activity [s90(3) (a) & (h)]
19	21/04/2017	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
20	26/04/2017	Councillor Martin – Question on Notice – Capital City Committee [s90(3) (g)]
21	16/05/2017	Lease Vodafone Rundle Street [s90(3) (d)]
22	27/06/2017	Prudential Issues Report – Bikeways Project [s90(3) (b)]
23	27/06/2017	Capital City Committee Update [s90(3) (g)]
Operative Confidentiality Orders 2017/2018		
1	15/08/2017	Electric Vehicle Charging Stations – Off-street [s90(3) (b), (d) & (j)]
2	18/08/2017	Leasing Review – Council Property [s90(3) (i)]
3	18/08/2017	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
4	22/08/2017	Electric Vehicle Charging Stations – Off-street [s90(3) (b), (d) & (j)]
5	22/08/2017	Legal Matter [s90(3) (h) & (i)]
6	22/08/2017	Quarterly Open Confidential Council Decision Update [s90(3) (g)]
7	22/08/2017	Advice of the Adelaide City Council Audit Committee – 18 August 2017 [s90(3) (i)]
8	5/09/2017	O-Bahn City Access Project – Bus Stop Changes [s90(3) (j)]

Previous orders still in operation

Date		Subject matter and basis
9	19/09/2017	Ten Gigabit Adelaide Update [s90(3) (d)]
10	26/09/2017	Progress of Confidential Motions by Elected Members [s90(3) (b) & (d)]
11	5/10/2017	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
12	10/10/2017	Audit Committee Report – 5 October 2017 [s90(3) (d) & (i)]
13	10/10/2017	Capital City Committee Update [s90(3) (g)]
14	24/10/2017	Progress of Confidential Motions by Elected Members [s90(3) (b) & (d)]
15	24/10/2017	Strategic Property Matter [s90(3) (d)]
16	25/10/2017	Ten Gigabit Adelaide Update [s90(3) (d)]
17	1/11/2017	Ten Gigabit Adelaide Update [s90(3) (d)]
18	28/11/2017	Strategic Property Investigation [s90(3) (b) & (d)]
19	28/11/2017	Ten Gigabit Adelaide Update [s90(3) (d)]
20	28/11/2017	Quarterly Open Confidential Council Decision Update [s90(3) (g)]
21	5/12/2017	Ten Gigabit Adelaide Project [s90(3) (d)]
22	30/01/2018	Legal Matter [s90(3) (h) & (i)]
23	6/02/2018	Transport Matter [s90(3) (b) & (d)]
24	6/02/2018	City Safety Briefing [s90(3) (e) & (g)]
25	20/02/2018	Central Market Arcade Redevelopment Retail Study [s90(3) (b) & (d)]
26	20/02/2018	Strategic Property Investigation [s90(3) (b) & (d)]
27	23/02/2018	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
28	27/02/2018	Quarterly Open Confidential Council Decision Update [s90(3) (g)]
29	27/02/2018	Audit Committee Report – 23/2/2018 [s90(3) (i)]
30	6/03/2018	Confidential CEO Update – Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
31	13/03/2018	Central Market Arcade Redevelopment Retail Study [s90(3) (b) & (d)]
32	13/03/2018	Strategic Property Matter [s90(3) (d)]
33	20/03/2018	Strategic Partnership Opportunity [s90(3) (b) & (d)]
34	20/03/2018	Strategic Review of UPark – Part 1 [s90(3) (b) & (d)]
35	27/03/2018	Delegation of Authority – Award of Contract – Market to Riverbank Stage 2 [s90(3) (b)]
36	27/03/2018	Strategic Property Matter [s90(3) (d)]
37	3/04/2018	Strategic Procurement Matter [s90(3) (b)]
38	17/04/2018	CEO Update [s90(3) (g)]
39	20/04/2018	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
40	24/04/2018	Adelaide City Council Audit Committee – 20/4/2018 [s90(3) (d) & (i)]
41	24/04/2018	Strategic Procurement Matter [s90(3) (b)]
42	24/04/2018	Lease Rundle Street [s90(3) (d)]
43	1/05/2018	Central Market Arcade Redevelopment [s90(3) (b) & (d)]
44	22/05/2018	UPark Business Initiative Update [s90(3) (b) & (d)]
45	22/05/2018	Quarterly Confidential Council Decision Update [s90(3) (g)]
46	24/05/2018	Tennis SA Landlord Consent [s90(3) (b), (d) & (h)]
47	5/06/2018	Event Request [s90(3) (d), (h) & (j)]

Previous orders still in operation		
	Date	Subject matter and basis
48	12/06/2018	APLA Advice – 24/5/2018 [s90(3) (b), (d) & (h)]
49	12/06/2018	Tennis SA Leasing Matters [s90(3) (b), (d) & (h)]
50	12/06/2018	Open Space Development Opportunity [s90(3) (b) & (d)]
51	16/06/2018	Strategic Property Matter [s90(3) (b) & (d)]
52	19/06/2018	Golf Course Masterplan [s90(3) (b) & (d)]
53	26/06/2018	Open Space Development Opportunity [s90(3) (b) & (d)]
54	26/06/2018	Strategic Procurement Matter [s90(3) (b)]
Operative Confidentiality Orders 2018/2019		
1	10/07/2018	Open Space Development Opportunity [s90(3) (b) & (d)]
2	19/07/2018	Strategic Property Matter [s90(3) (b) & (d)]
3	24/07/2018	APLA Advice – 19/7/2018 [s90(3) (b) & (d)]
4	24/07/2018	Strategic Property Investigation [s90(3) (b) & (d)]
5	24/07/2018	Draft North Adelaide Golf Course Master Plan for Public Consultation [s90(3) (b)]
6	24/07/2018	Bonython Park EOI Results [s90(3) (d)]
7	7/08/2018	CEO Update – Central Market Arcade Redevelopment [s90(3) (b) & (d)]
8	14/08/2018	Adelaide City Council Audit Committee – 27 July 2018 [s90(3) (b) & (i)]
9	21/08/2018	Strategic Procurement Matter [s90(3) (b)]
10	21/08/2018	Strategic Property Matter [s90(3) (d)]
11	23/08/2018	Torrens Water Licence EOI Results [s90(3) (d)]
12	28/08/2018	APLA Advice – 23/8/2018 [s90(3) (d)]
13	28/08/2018	Torrens Water Licence EOI Results [s90(3) (d)]
14	28/08/2018	Quarterly Open Confidential Council Decision Update [s90(3) (g)]
15	4/09/2018	Strategic Property Matter [s90(3) (b) & (d)]
16	4/09/2018	CEO Update – Telstra Smart Phone Booths [s90(3) (d) & (h)]
17	11/09/2018	Open Space Development Opportunity [s90(3) (b) & (d)]
18	11/09/2018	Strategic Property Matter [s90(3) (b) & (h)]
19	11/09/2018	CEO Performance Report [s90(3) (a)]
20	11/09/2018	Extension of Licence and Permit Department of Planning, Transport and Infrastructure [s90(3) (d)]
21	11/09/2018	Leasing Matter [s90(3) (d)]
22	20/09/2018	EOI Results for Mary Lee Park (Park 27B) [s90(3) (d)]
23	25/09/2018	Advice 1 – EOI Results for Mary Lee Park (Park 27B) [s90(3) (d)]
24	25/09/2018	EOI Results for Mary Lee Park (Park 27B) [s90(3) (d)]
25	9/10/2018	Capital City Committee Update [s90(3) (g)]
26	18/10/2018	Strategic Licence Request [s90(3) (d) & (d)]
27	23/10/2018	APLA Advice 18/10/2018 [s90(3) (d)]
28	23/10/2018	Strategic Licence Matter [s90(3) (d)]
29	26/10/2018	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
30	27/11/2018	Audit Committee – Special Meeting 26/10/2018 [s90(3) (b), (e) & (i)]

Previous orders still in operation

Date		Subject matter and basis
31	11/12/2018	UPark Refurbishment and Façade Remediation Gawler Place – Prudential and Award of Contract Report [s90(3) (b), (d) & (h)]
32	21/01/2019	Various Locations throughout Adelaide and North Adelaide [s90(3) (h)]
33	24/01/2019	Strategic Lease Matter [s90(3) (d)]
34	29/01/2019	Advice of the Adelaide Park Lands Authority in Confidence – Advice 1 to Note – Strategic Lease Matter [s90(3) (d)]
35	29/01/2019	Strategic Lease Matter [s90(3) (d)]
36	4/02/2019	Strategic Property Development [s90(3) (b) & (d)]
37	19/02/2019	Strategic Property Development [s90(3) (b) & (d)]
38	19/02/2019	Strategic Property Matter [s90(3) (d)]
39	22/02/2019	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
40	23/02/2019	Strategic Property Matter [s90(3) (b) & (d)]
41	26/02/2019	Strategic Property Matter [s90(3) (b) & (d)]
42	26/02/2019	Advice/Recommendation of the Audit Committee in Confidence – 22/1/2019 – Advice 1 – Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
43	5/03/2019	City of Music Laneway Naming [s90(3) (a) & (b)]
44	5/03/2019	Strategic Property Matter [s90(3) (b) & (d)]
45	5/03/2019	Funding Submissions [s90(3) (b)]
46	12/03/2019	Strategic Property Matter [s90(3) (g)]
47	12/03/2019	Strategic Property Matter [s90(3) (g)]
48	12/03/2019	City of Music Laneway Naming [s90(3) (g)]
49	19/03/2019	Capital City Committee Update [s90(3) (g)]
50	16/04/2019	Adelaide Town Hall [s90(3) (b) & (d)]
51	3/05/2019	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
52	7/05/2019	City of Music Laneway Naming [s90(3) (a) & (b)]
53	14/05/2019	Recommendation of The Committee in Confidence – 7/5/2019 [s90(3) (a) & (b)]
54	14/05/2019	Recommendation/Advice of the Audit Committee – 3/5/2019 [s90(3) (i)]
55	4/06/2019	Strategic Property Matter [s90(3) (b) & (d)]
56	11/06/2019	Capital City Committee update [s90(3) (g)]
Operative Confidentiality Orders 2019/2020		
1	19/07/2019	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
2	23/07/2019	Strategic Property Review [s90(3) (b) & (d)]
3	23/07/2019	Strategic Event Matter [s90(3) (j)]
4	25/07/2019	EOI Results – Pelzer Park / Pityarilla (Park 19) & Peppermint Park / Wita Wirra (Park 18) [s90(3) (d)]
5	30/07/2019	Recommendation of the Audit Committee in Confidence – 19/7/2019 [s90(3) (b) & (d)]
6	30/07/2019	Advice of the Adelaide Park Lands Authority in Confidence – 25/7/2019 [s90(3) (d)]
7	30/07/2019	Recommendation of The Committee in Confidence – 23/7/2019 [s90(3) (j)]
8	6/08/2019	Strategic Property Investigations [s90(3) (b) & (d)]
9	6/08/2019	Property Matter [s90(3) (b)]
10	6/08/2019	Rymill Park Kiosk EOI Results [s90(3) (d)]

Previous orders still in operation		
	Date	Subject matter and basis
11	13/08/2019	Property Matter [s90(3) (b)]
12	20/08/2019	Strategic Procurement Matter [s90(3) (b) & (d)]
13	20/08/2019	Capital City Committee Update [s90(3) (g)]
14	27/08/2019	Strategic Procurement Matter [s90(3) (b) & (d)]
15	3/09/2019	Strategic Property Matter Update [s90(3) (b) & (d)]
16	3/09/2019	Strategic Property Matter [s90(3) (b) & (d)]
17	24/09/2019	Appointment of Independent Council Assessment Panel Members [s90(3) (a)]
18	24/09/2019	CEO Performance Review [s90(3) (a)]
19	1/10/2019	Strategic Property Matter [s90(3) (b) & (d)]
20	8/10/2019	Strategic Procurement Matter [s90(3) (b) & (d)]
21	15/10/2019	Expression of Interest – Activating Eighty-Eight O’Connell [s90(3) (d)]
22	22/10/2019	Advice of the Audit Committee in Confidence – 22/10/2019 [s90(3) (i) & (k)]
23	22/10/2019	Expression of Interest – Activating Eighty-Eight O’Connell [s90(3) (d)]
24	22/10/2019	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
25	22/10/2019	Appointment of Internal Auditor [s90(3) (k)]
26	24/10/2019	Additional Information – EOI Pelzer Park / Pityarilla (Park 19) & Peppermint Park / Wita Wirra (Park 18) [s90(3) (d)]
27	7/11/2019	Eighty-Eight O’Connell [s90(3) (b) & (d)]
28	12/11/2019	EOI Results – Pelzer Park / Pityarilla (Park 19) & Peppermint Park / Wita Wirra (Park 18) [s90(3) (d)]
29	18/11/2019	Eighty-Eight O’Connell [s90(3) (b) & (d)]
30	19/11/2019	Audit Committee Appointment of Independent Members [s90(3) (a)]
31	19/11/2019	Advice of the Adelaide Park Lands Authority in Confidence – 24/10/2019, Advice 1 – EOI Results – Pelzer Park / Pityarilla (Park 19) & Peppermint Park / Wita Wirra (Park 18) [s90(3) (d)]
32	19/11/2019	Access Indenture Topham Mall 2019 [s90(3) (d)]
33	26/11/2019	Moonta Street Funding [s90(3) (a)]
34	28/11/2019	Central Market Arcade Redevelopment [s90(3) (b) & (d)]
35	10/12/2019	Confidential Recommendation of The Committee – Recommendation 1 – Moonta Street Funding [s90(3) (j)]
36	28/01/2020	E-Scooter Mobility Services Update – Legal Advice [s90(3) (h)]
37	28/01/2020	Rundle Street U-Park Remediation Award of Contract [s90(3) (k)]
38	4/02/2020	2019–20 Planning and Development Fund Projects [s90(3) (b)]
39	6/02/2020	Adelaide High School – Expansion of Teaching Facilities [s90(3) (d) & (j)]
40	7/02/2020	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
41	11/02/2020	Audit Committee Report – 7/2/2020 [s90(3) (b) & (i)]
42	11/02/2020	Advice of the Adelaide Park Lands Authority in Confidence – 6/2/2020 [s90(3) (d) & (j)]
43	11/02/2020	Capital City Committee Update [s90(3) (g) & (j)]
44	11/02/2020	2019–20 Planning and Development Fund Projects [s90(3) (b)]
45	3/03/2020	Strategic Leasing Matter [s90(3) (d)]
46	5/03/2020	Bonython Park Kiosk EOI Results [s90(3) (d)]
47	5/03/2020	Jolley’s Boathouse – Lease & Capital Works Project [s90(3) (d)]

Previous orders still in operation

Date		Subject matter and basis
48	10/03/2020	Advice of the Adelaide Park Lands Authority in Confidence – 5/3/2020, Advice 1 – Bonython Park Kiosk EOI Results [s90(3) (d)]
49	10/03/2020	Advice of the Adelaide Park Lands Authority in Confidence – 5/3/2020, Advice 2 – Jolley's Boathouse – Lease & Capital Works Project [s90(3) (d)]
50	10/03/2020	Strategic Leasing Matter [s90(3) (d)]
51	17/03/2020	Workshop – Telecommunications Smarthub [s90(3) (h)]
52	27/03/2020	CEO Update – Financial Impact COVID-19 [s90(3) (b)]
53	7/04/2020	Strategic Property Review [s90(3) (b) & (d)]
54	7/04/2020	Bonython Park Kiosk EOI Results [s90(3) (d)]
55	7/04/2020	Telstra SmartHub Telephones [s90(3) (h)]
56	14/04/2020	Strategic Property Review [s90(3) (b) & (d)]
57	14/04/2020	Advice/Recommendation of the Audit Committee – 27/3/2020 [s90(3) (b)]
58	14/04/2020	Bonython Park Kiosk EOI Results [s90(3) (d)]
59	14/04/2020	Telstra SmartHub Telephones [s90(3) (h)]
60	1/05/2020	Strategic Property Review [s90(3) (i)]
61	1/05/2020	Update on Activities of the Strategic Risk & Internal Audit Group [s90(3) (i)]
62	5/05/2020	2019–20 Quarter 3 Commercial Operations Report [s90(3) (b)]
63	12/05/2020	Advice/Recommendation of the Audit Committee – 17/4/2020 & 1/5/2020 [s90(3) (b)]
64	12/05/2020	2019–20 Quarter 3 Commercial Operations Report [s90(3) (b)]
65	2/06/2020	Strategic Property Matter [s90(3) (b) & (d)]
66	2/06/2020	City of Music Laneway Naming [s90(3) (a)]
67	9/06/2020	Strategic Property Matter [s90(3) (b) & (d)]
68	9/06/2020	City of Music Laneway Naming [s90(3) (a)]
69	9/06/2020	Capital City Committee Update [s90(3) (g)]
70	16/06/2020	Workshop – Ongoing Commercial Service Provision [s90(3) (b) & (d)]
71	16/06/2020	CEO Update – Litigation Update [s90(3) (h) & (i)]
72	19/06/2020	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
73	19/06/2020	Litigation Update [s90(3) (i)]
Operative Confidentiality Orders 2020/2021		
1	7/07/2020	Whitmore Square Apartments [s90(3) (b) & (d)]
2	7/07/2020	Review of E-Scooter Permit Decisions [s90(3) (h)]
3	9/07/2020	Presiding Members Report – Contract Matter [s90(3) (a)]
4	14/07/2020	Whitmore Square Apartments [s90(3) (b) & (d)]
5	14/07/2020	City Connector Deed of Agreement [s90(3) (d)]
6	14/07/2020	Review of E-Scooter Permit Decisions [s90(3) (h)]
7	14/07/2020	Advice/Recommendation of the Audit Committee – 19/6/2020 [s90(3) (i)]
8	4/08/2020	Lounders Boatshed Café [s90(3) (d)]
9	4/08/2020	E – Scooter Mobility Services [s90(3) (d)]
10	6/08/2020	Lounders Boatshed Café [s90(3) (d)]
11	7/08/2020	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]

Previous orders still in operation		
	Date	Subject matter and basis
12	7/08/2020	Provision of External Audit Services [s90(3) (k)]
13	11/08/2020	Advice/Recommendations of the Audit Committee in Confidence – 7/8/2020 [s90(3) (b), (d), (i) & (k)]
14	11/08/2020	E – Scooter Mobility Services [s90(3) (d) & (h)]
15	11/08/2020	Capital City Committee Update [s90(3) (g) & (j)]
16	11/08/2020	Brown Hill and Keswick Creeks Stormwater Board – Board Member Appointments [s90(3) (a)]
17	11/08/2020	Advice of the Adelaide Park Lands Authority – 6/8/2020 [s90(3) (d)]
18	11/08/2020	Lounders Boatshed Cafe [s90(3) (d)]
19	25/08/2020	Central Market Arcade Redevelopment [s90(3) (b) & (d)]
20	3/10/2020	Corporate Complaint Preliminary Assessment [s90(3) (h)]
21	6/10/2020	Renewal of Recycled Water Service – Award of Contract [s90(3) (d)]
22	9/10/2020	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
23	13/10/2020	Audit Committee Report – 9 October 2020 [s90(3) (b) & (i)]
24	13/10/2020	Adelaide Park Lands Authority – membership appointments [s90(3) (a)]
25	13/10/2020	Renewal of Recycled Water Service [s90(3) (d)]
26	13/10/2020	Initiating the Representation Review [s90(3) (k)]
27	3/11/2020	Traffic Signal Maintenance Contract Extension [s90(3) (b)]
28	3/11/2020	The Stables of Victoria Park – Leasing Matter [s90(3) (d)]
29	3/11/2020	Central Market Arcade Redevelopment Project Update [s90(3) (d)]
30	3/11/2020	Coring Works [s90(3) (i)]
31	5/11/2020	Presentation – Tennis SA [s90(3) (d)]
32	6/11/2020	Appointment of External Auditor [s90(3) (k)]
33	10/11/2020	Assignment of Lease [s90(3) (b) & (d)]
34	10/11/2020	Traffic Signal Maintenance Contract Extension [s90(3) (b)]
35	10/11/2020	The Stables of Victoria Park – Leasing Matter [s90(3) (d)]
36	10/11/2020	Capital City Committee update [s90(3) (j)]
37	10/11/2020	Advice/Recommendation/s of the Audit Committee in Confidence – 6/11/2020 [s90(3) (k)]
38	17/11/2020	Workshop – A Place of Courage [s90(3) (d)]
39	24/11/2020	Appointment of External Auditor [s90(3) (k)]
40	8/12/2020	Eighty Eight O’Connell [s90(3) (b) & (d)]
41	8/12/2020	Activating Eighty-Eight O’Connell [s90(3) (d)]
42	8/12/2020	Unnamed public road off Tom’s Court [s90(3) (d)]
43	8/12/2020	Strategic Property Action Plan [s90(3) (d)]
44	15/12/2020	Strategic Property Action Plan [s90(3) (b) & (d)]
45	15/12/2020	Activating Eighty-Eight O’Connell [s90(3) (d)]
46	15/12/2020	Contract Award Report – Moonta Street Construction [s90(3) (d)]
47	15/12/2020	Unnamed public road off Tom’s Court [s90(3) (h)]
48	15/12/2020	Audit Committee Report – 24 November 2020 [s90(3) (k)]
49	28/01/2021	Contract Award Report – Supply of Sweepers [s90(3) (d)]
50	5/02/2021	Update on Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]

Previous orders still in operation		
	Date	Subject matter and basis
51	9/02/2021	Advice/Recommendations of the Audit Committee in Confidence – 5 February 2021 [s90(3) (i)]
52	9/02/2021	Capital City Committee Update [s90(3) (j)]
53	23/03/2021	Legal Advice Discussion in relation to East-West Bikeway [s90(3) (h)]
54	30/04/2021	Workshop – Service Contestability [s90(3) (e)]
55	30/04/2021	Service Planning and Performance Workshop: Service Contestability Update and Approach [s90(3) (e)]
56	30/04/2021	Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
57	4/05/2021	Physical Security Contract Extension [s90(3) (b)]
58	4/05/2021	2020–21 Quarter 3 Confidential Commercial Operations Report [s90(3) (b)]
59	4/05/2021	City Connector Deed of Agreement [s90(3) (d)]
60	11/05/2021	Audit Committee Report in Confidence – 30 April 2021 [s90(3) (e) & (i)]
61	11/05/2021	Physical Security Contract Extension [s90(3) (b)]
62	11/05/2021	2020–21 Quarter 3 Confidential Commercial Operations Report [s90(3) (b)]
63	11/05/2021	City Connector Deed of Agreement [s90(3) (d)]
64	1/06/2021	Cycling Infrastructure Opportunities [s90(3) (g)]
65	1/06/2021	Gawler Place Upark – Priority Works [s90(3) (i)]
66	8/06/2021	Cycling Infrastructure Opportunities [s90(3) (g)]
67	8/06/2021	Gawler Place Upark – Priority Works [s90(3) (i)]
68	29/06/2021	Central Market Arcade Redevelopment/ Market Square [s90(3) (b), (d) & (h)]
Operative Confidentiality Orders 2021/2022		
1	6/07/2021	Whitmore Square Tenancy [s90(3) (b) & (d)]
2	6/07/2021	Gawler UPark Priority Works [s90(3) (i)]
3	13/07/2021	Whitmore Square Tenancy [s90(3) (b) & (d)]
4	13/07/2021	Brown Hill and Keswick Creeks Stormwater Board – Board Member Appointments [s90(3) (a)]
5	13/07/2021	Gawler UPark Priority Works [s90(3) (i)]
6	30/07/2021	Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
7	3/08/2021	Open Space and Places for People Grants Submission [s90(3) (b)]
8	10/08/2021	Cultural Investigation [s90(3) (a), (g) & (h)]
9	10/08/2021	Audit Committee Report – 30 July 2021 [s90(3) (b) & (i)]
10	10/08/2021	Open Space and Places for People Grants Submission [s90(3) (b)]
11	11/08/2021	Cultural Investigation [s90(3) (a), (g) & (h)]
12	26/08/2021	Riverbank Precinct Code Amendment [s90(3) (j)]
13	7/09/2021	Strategic Property Review and Investigations (Status Update) [s90(3) (b) & (d)]
14	7/09/2021	Advocacy and Funding Opportunities [s90(3) (b)]
15	7/09/2021	2020–21 Quarter 4 Confidential Commercial Operations Report [s90(3) (b)]
16	14/09/2021	Strategic Property Review and Investigations (Status Update) [s90(3) (b) & (d)]
17	14/09/2021	Advocacy and Funding Opportunities [s90(3) (b) & (j)]
18	14/09/2021	2020–21 Quarter 4 Confidential Commercial Operations Report [s90(3) (b)]
19	5/10/2021	Contract Award – Adelaide Free Wi-Fi [s90(3) (d)]
20	12/10/2021	Contract Award – Adelaide Free Wi-Fi [s90(3) (d)]

Previous orders still in operation		
	Date	Subject matter and basis
21	19/10/2021	Park Lands License Request [s90(3) (j)]
22	29/10/2021	Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
23	2/11/2021	Residential Housing Strategic Review [s90(3) (b) & (d)]
24	2/11/2021	Telecommunications SmartHub [s90(3) (b) & (h)]
25	2/11/2021	2021–22 Quarter 1 Confidential Commercial Operations Report [s90(3) (b)]
26	9/11/2021	Residential Housing Strategic Review [s90(3) (b) & (d)]
27	9/11/2021	Telecommunications SmartHub [s90(3) (b) & (h)]
28	9/11/2021	Appointment of Board Members to Adelaide Central Market Authority [s90(3) (a)]
29	9/11/2021	Audit and Risk Committee in Confidence – 29 October 2021 [s90(3) (b)]
30	9/11/2021	2021–22 Quarter 1 Confidential Commercial Operations Report [s90(3) (b)]
31	25/11/2021	Expression of Interest Process [s90(3) (b) & (d)]
32	7/12/2021	Strategic Property Matter [s90(3) (b) & (d)]
33	14/12/2021	Strategic Property Matter [s90(3) (b) & (d)]
34	14/12/2021	Appointment of Council Assessment Panel Members [s90(3) (a)]
35	14/12/2021	Capital City Committee Update [s90(3) (j)]
36	17/01/2022	Park Lands License Request [s90(3) (j)]
37	27/01/2022	Bus Station Site – Development Options [s90(3) (b) & (d)]
38	27/01/2022	Gawler Place Upark Façade [s90(3) (i)]
39	1/02/2022	2021–2022 Quarter 2 Commercial Operations Report [s90(3) (b)]
40	4/02/2022	Activities of the Strategic Risk and Internal Audit Group Meetings [s90(3) (i)]
41	8/02/2022	2021–2022 Quarter 2 Confidential Commercial Operations Report [s90(3) (b)]
42	8/02/2022	Confidential Report of the Audit and Risk Committee – 4 February 2022 [s90(3) (i)]
43	1/03/2022	Upark Leasing Matter [s90(3) (b), (d) & (i)]
44	1/03/2022	Assignment of Lease [s90(3) (b) & (d)]
45	8/03/2022	Upark Leasing Matter [s90(3) (b), (d) & (i)]
46	8/03/2022	Assignment of Lease [s90(3) (b) & (d)]
47	5/04/2022	Unnamed public road off Tom’s Court [s90(3) (d) & (j)]
48	12/04/2022	Unnamed public road off Tom’s Court [s90(3) (d) & (j)]
49	10/05/2022	West Franklin Stage 2 – Update [s90(3) (h)]
50	14/06/2022	West Franklin Stage 2 – Update [s90(3) (h)]
51	17/06/2022	Major Project – Accounting Treatment [s90(3) (b) & (d)]
52	17/06/2022	Activity of Strategic Risk & Internal Audit Group [s90(3) (i)]
53	21/06/2022	Adelaide Botanic High School Expansion [s90(3) (b)]
Operative Confidentiality Orders 2022/2023		
1	5/07/2022	Rymill Park Kiosk – Enhancement and Lease Proposal [s90(3) (b) & (d)]
2	5/07/2022	Advertising Contract within City of Adelaide [s90(3) (b) & (d)]
3	12/07/2022	Councillor Couros – MoN – Cultural Investigation [s90(3) (a), (g) & (h)]
4	12/07/2022	Confidential Audit and Risk Committee Report – 17 June 2022 [s90(3) (b), (d) & (i)]
5	12/07/2022	Confidential Advice of Kadatilla / Park Lands Authority – 23 June 2022 [s90(3) (b) & (d)]

Previous orders still in operation

Date		Subject matter and basis
6	12/07/2022	Advertising Contract within City of Adelaide [s90(3) (b) & (d)]
7	12/07/2022	Award of Contract [s90(3) (b) & (d)]
8	12/07/2022	Councillor Martin – MoN – Development at 62 to 100 O'Connell Street [s90(3) (b) & (d)]
9	12/07/2022	Appointment of Member to the Brown Hill and Keswick Creeks Stormwater Board [s90(3) (a)]
10	28/07/2022	North Adelaide Railway Station – EOI Results [s90(3) (b) & (d)]
11	2/08/2022	North Adelaide Railway Station – EOI Results [s90(3) (b) & (d)]
12	2/08/2022	Award of Contract (August) [s90(3) (b) & (d)]
13	2/08/2022	Expression of Interest Process [s90(3) (b) & (d)]
14	9/08/2022	Advice of Kadaltilla / Park Lands Authority in Confidence to Note – 28 July 2022 [s90(3) (b) & (d)]
15	9/08/2022	North Adelaide Railway Station – Expression of Interest Results [s90(3) (b) & (d)]
16	9/08/2022	Award of Contract (August) [s90(3) (b) & (d)]
17	9/08/2022	Expression of Interest Process [s90(3) (b) & (d)]
18	9/08/2022	Confidential Audit and Risk Committee Report – 4 August 2022 [s90(3) (b) & (j)]
19	27/09/2022	CEO Strategic Priorities and Organisational Scorecard update [s90(3) (a)]
20	30/09/2022	Confidential Meeting with External Auditors [s90(3) (b)]
21	28/10/2022	Activity of Strategic Risk & Internal Audit Group [s90(3) (i)]
22	13/12/2022	Confidential Audit and Risk Committee Report – 28 October 2022 [s90(3) (i)]
23	3/02/2023	Strategic Risk and Internal Audit Update [s90(3) (i)]
24	7/02/2023	Unnamed public road off Tom's Court [s90(3) (h)]
25	14/02/2023	Unnamed public road off Tom's Court [s90(3) (h)]
26	14/02/2023	Strategic Risk and Internal Audit Update [s90(3) (i)]
27	7/03/2023	Former Bus Station Site – Expression of Interest Process [s90(3) (b) & (d)]
28	7/03/2023	Market Square and Central Market Expansion [s90(3) (b) & (d)]
29	14/03/2023	Market Square and Central Market Expansion [s90(3) (b) & (d)]
30	4/04/2023	Former Bus Station Site – Expression of Interest Process [s90(3) (b) & (d)]
31	4/04/2023	Commercial Offer – Telecommunications Smart Hub [s90(3) (h)]
32	11/04/2023	Former Bus Station Site – Expression of Interest Process [s90(3) (b) & (d)]
33	11/04/2023	Commercial Offer – Telecommunications Smart Hub [s90(3) (h)]
34	26/04/2023	Confirmation of Confidential Minute 32 – Item 18.1 – Council Meeting – 11 April 2023 [s90(3) (b) & (d)]
35	10/05/2023	Strategic Risk and Internal Audit Update [s90(3) (i)]
36	23/05/2023	Strategic Risk and Internal Audit Update [s90(3) (i)]
37	5/06/2023	2021/2022 CEO Performance Review Evaluation – Decision 1 [s90(3) (a)]
38	5/06/2023	2021/2022 CEO Performance Review Evaluation – Decision 2 [s90(3) (a)]
39	6/06/2023	Strategic Property Matter [s90(3) (b) & (d)]
40	13/06/2023	Confidential Recommendation of the City Planning, Development and Business Affairs Committee – 6 June 2023 [s90(3) (b) & (d)]
41	13/06/2023	Confidential Recommendation of the CEO Performance Review Panel – 5 June 2023 [s90(3) (a)]
42	20/06/2023	Capital City Committee Update [s90(3) (j)]
43	27/06/2023	Commercial Opportunity [s90(3) (d)]

Previous orders still in operation

	Date	Subject matter and basis
44	27/06/2023	Capital City Committee Update [s90(3) (j)]
Operative Confidentiality Orders 2023/2024		
1	04/07/2023	Leasing Matter [s90(3) (b) (d)]
2	11/07/2023	Leasing Matter [s90(3) (b) (d)]
3	11/07/2023	Strategic Property Matter [s90(3) (b) (d)]
4	25/07/2023	Capital City Committee Update [s90(3) (j) (g)]
5	25/07/2023	Capital City Committee Update [s90(3) (j) (g)]
6	31/07/2023	Commercial Opportunity [s90(3) (d)]
7	01/08/2023	Former Bus Station City Redevelopment [s90(3) (b) (d)]
8	04/08/2023	Strategic Risk and Internal Audit Update [s90(3) (j)]
9	08/08/2023	Confidential Recommendations of the City Planning, Development and Business Affairs Committee – 1 August 2023 – Recommendation 1 – Item 7.1 – Former Bus Station Site Redevelopment [s90(3) (b) (d)]
10	08/08/2023	Confidential Audit and Risk Committee Report – 4 August 2023 [s90(3) (j)]
11	08/08/2023	Strategic Property Matter [s90(3) (b) (d)]
12	15/08/2023	Delegation to Award Contract [s90(3) (b) (d)]
13	16/08/2023	2022/23 CEO Performance Review [s90(3) (a)]
14	22/08/2023	Confidential Recommendation of the City Finance and Governance Committee – 15 August 2023 [s90(3) (b) (d)]
15	22/08/2023	Strategic Property Matter – Prudential Report [s90(3) (b) (d)]
16	12/09/2023	Confidential Audit and Risk Report – 1 September 2023 [s90(3) (b) (d)]
17	18/09/2023	Lord Mayor Report [s90(3) (a) (g) (h)]
18	19/09/2023	Capital City Committee Update [s90(3) (j) (g)]
19	26/09/2023	CEO Performance Review [s90(3) (a)]
20	26/09/2023	Capital City Committee Update [s90(3) (g) (j)]
21	03/10/2023	Hilton Leasing Matter [s90(3) (b) (d)]
22	06/10/2023	Confidential Meeting with Internal Auditors [s90(3) (b)]
23	06/10/2023	Confidential Meeting with Internal Auditors [s90(3) (b)]
24	31/10/2023	Lord Mayor Report [s90(3) (a) (g) (h)]
25	07/11/2023	Hilton Leasing Matter [s90(3) (b) (d)]
26	10/11/2023	Voters Roll Review [s90(3) (h)]
27	10/11/2023	Strategic Risk and Internal Audit Update [s90(3) (i)]
28	14/11/2023	Recommendation of the CPDBA Committee – 7 November 2023 [s90(3) (b) (d)]
29	16/11/2023	Lord Mayor Report [s90(3) (a) (g) (h)]
30	21/11/2023	Delegation to Award Contract [s90(3) (b) (d)]
31	21/11/2023	Charles Street Update [s90(3) (d)]
32	28/11/2023	Audit and Risk Committee – 10 November 2023 [s90(3) (h) (i)]
33	28/11/2023	Delegation to Award Contract [s90(3) (b) (d)]
34	12/12/2023	Hilton Leasing Matter [s90(3) (b) (d)]
35	12/12/2023	Capital City Committee Update [s90(3) (g) (j)]

Previous orders still in operation

Date	Subject matter and basis	
36	12/12/2023	Confidential Lord Mayor Update [s90(3) (a) (g) (h)]
37	06/02/2024	Assignment of Lease [s90(3) (d)]
38	08/02/2024	Selection Report – Recruitment Consultant [s90(3) (k)]
39	13/02/2024	Confidential Recommendation of the City Planning, Development and Business Affairs Committee – 6 February 2024 – Recommendation 1 – Item 10.1 – Assignment of Lease [s90(3) (d)]
40	16/02/2024	Strategic Risk and Internal Audit Update [s90(3) (i)]
41	20/02/2024	Recruitment Company Presentations [s90(3) (k)]
42	20/02/2024	Selection – Recruitment Consultant [s90(3) (k)]
43	20/02/2024	Visitor Experience Centre [s90(3) (b)]
44	20/02/2024	Capital City Committee Update [s90(3) (j)]
45	22/02/2024	Draft Adelaide Park Lands Management Strategy (APLMS) [s90(3) (j)]
46	22/02/2024	Carriageway Park / Tuthangga (Park 17) Earthen Levee Stormwater Management [s90(3) (i)]
47	27/02/2024	Selection – Recruitment Consultant [s90(3) (k)]
48	27/02/2024	Confidential Audit and Risk Committee Report – 16 February 2024 [s90(3) (i)]
49	27/02/2024	Recommendation 1 – Item 10.1 – Visitor Experience Centre [s90(3) (b)]
50	27/02/2024	Recommendation 2 – Item 10.2 – Capital City Committee Update [s90(3) (j)]
51	05/03/2024	Library Leases [s90(3) (b)]
52	12/03/2024	Library Leases [s90(3) (b)]
53	19/03/2024	Visitor Experience Centre [s90(3) (b)]
54	19/03/2024	Adelaide City Connector Deed of Agreement [s90(3) (d)]
55	21/03/2024	Draft APLMS [s90(3) (j)]
56	21/03/2024	Future Living Code Amendment [s90(3) (m)]
57	26/03/2024	Recommendation 1 – Adelaide City Connector Bus Deed of Agreement [s90(3) (d)]
58	26/03/2024	Recommendation 1 – Item 6.1 – Draft Adelaide Park Lands Management Strategy (APLMS) [s90(3) (j)]
59	28/03/2024	Adelaide Aquatic Centre Redevelopment – Return to Park Lands Proposed Design [s90(3) (b)]
60	09/04/2024	Draft APLMS [s90(3) (j)]
61	16/04/2024	Adelaide Visitor Experience Centre [s90(3) (b)]
62	23/04/2024	Adelaide Visitor Experience Centre [s90(3) (b)]
63	21/05/2024	External Presentation – Aquatic Centre Return to Park Lands Zone [s90(3) (b)]
64	28/05/2024	Confidential Audit and Risk Committee Report – 15 May 2024 [s90(3) (e) (i)]
65	28/05/2024	Councillor Martin – QoN – Court of Disputed Return Costs [s90(3) (d)]
66	29/05/2024	CEO Recruitment – Applicant Update [s90(3) (a)]
67	04/06/2024	Place of Courage [s90(3) (d)]
68	11/06/2024	Place of Courage [s90(3) (d)]
69	11/06/2024	Appointment of Members to the Brown Hill and Keswick Creeks Stormwater Board [s90(3) (a)]
70	14/06/2024	Strategic Property Review Internal Audit [s90(3) (b) (d)]
71	19/06/2024	Appointment of the Chief Executive Officer [s90(3) (a)]
72	25/06/2024	Recommendations of the Chief Executive Officer Selection Panel – 19 June 2024 [s90(3) (a)]

Attachment B.

Financial

Further to the information contained in this Annual Report, Council is legislatively required to provide the following information:

- External Funding
- Audited Financial Statements and Auditor Independence

Council also provides the associated annual reports for Subsidiaries and entities to which Council has an interest in, which are separate to this Annual Report:

- Adelaide Central Market Authority
- Adelaide Economic Development Agency
- Kadaltilla/Adelaide Park Lands Authority
- Brown Hill Keswick Creek Stormwater Board
- City of Adelaide's Audit and Risk Committee



External Funding

The City of Adelaide works collaboratively with many partners. This strong partnership network will enable a far greater impact than working alone. Key to these partnerships are grants and subsidies that are received from the Australian Government and South Australian Government.

Description	Services (\$'000)	Capital (\$'000)
Federal Funding		
Community Home Support Program	322	-
Roads to Recovery	-	169
State Government Funding		
Automated External Defibrillators Installation on Designated Council Buildings	-	29
Belair-City Bikeway/Adelaide Park Lands Trail – Glen Osmond*	-	1,300
Blackspot Funding – Hutt Street and South Terrace Intersection	-	135
Charles Street Upgrade Project	-	1,000
Hindley Street Revitalisation – Cooler, Greener Wilder*	-	50
Melbourne Street Wombat Crossing*	-	600
Peacock Road Cycle Route*	-	500
Sir Donald Bradman Drive BPAC*	-	1,200
State Bicycle Fund	-	140
Local Government Financial Assistance Grants 25/26	1,099	679
Library Operating Grant	219	-
Library Materials Grant	-	274
Park Lands Activity Grant	1,946	-
School Immunisation Program	106	-
Urban River Torrens Recovery Program	20	-
Vulnerable and Homeless	45	-
Welcome Home Event	22	-
Workers Compensation Scheme Application	92	-
Bystander Intervention Training	3	-
Delivery of SA Cricket Team Celebrations	29	-
EV Smart Charging UPark Trial	15	-
Adaptive Re-use Housing Initiative – Engagement of Resource	250	-
Community and Neighbourhood Development Program (DHS)	102	-
Social Work in Libraries Evaluation	25	-
Trader Sustainability Program	50	-
Volunteers Connectors Program	30	-
Other Funding Sources		
Bus Station glass Panel Replacement*	-	8
Charles Street Upgrade Project – Adelaide Central Plaza Contribution*	-	500
City East Precinct*	-	455
Other Sponsorship	52	-
TOTAL	4,427	7,039

* Funding received but project to be completed in future years

Audited Financial Statements and Auditor Independence

City of Adelaide

GENERAL PURPOSE FINANCIAL STATEMENTS

for the year ended 30 June 2025

Adelaide. Designed for Life.



City of Adelaide

General Purpose Financial Statements

for the year ended 30 June 2025

Contents	Page
Council certificate	2
Principal Financial Statements	
Statement of Comprehensive Income	3
Statement of Financial Position	4
Statement of Changes in Equity	5
Statement of Cash Flows	6
Notes to and forming part of the Financial Statements	7
Independent Auditor's Report – Financial Statements	50
Independent Auditor's Report – Internal Controls	51
Certificates of Audit Independence	
Council Certificate of Audit Independence	52
Audit Certificate of Audit Independence	53


General Purpose Financial Statements
for the year ended 30 June 2025

Certification of Financial Statements

We have been authorised by the Council to certify the financial statements in their final form.

In our opinion:

- the accompanying financial statements comply with the *Local Government Act 1999, Local Government (Financial Management) Regulations 2011* and Australian Accounting Standards,
- the financial statements present a true and fair view of the Council's financial position at 30 June 2025 and the results of its operations and cash flows for the financial year,
- internal controls implemented by the Council provide a reasonable assurance that the Council's financial records are complete, accurate and reliable and were effective throughout the financial year,
- the financial statements accurately reflect the Council's accounting and other records.



Michael Sedgman
Chief Executive Officer

Date: 24.09.2025



Keiran Snape
Acting Lord Mayor

Date:

City of Adelaide

Statement of Comprehensive Income

for the year ended 30 June 2025

\$ '000	Notes	2025	2024
Income			
Rates	2a	144,084	135,538
Statutory charges	2b	17,193	15,598
User charges	2c	71,385	74,435
Grants, subsidies and contributions - operating	2g	6,820	8,638
Investment income	2d	1,048	1,265
Reimbursements	2e	1,659	1,639
Other income	2f	988	1,292
Net gain - equity accounted council businesses	17(a)	13	3
Total income		243,190	238,408
Expenses			
Employee costs	3a	80,062	77,786
Materials, contracts and other expenses	3b	92,246	96,247
Depreciation, amortisation and impairment	3c	60,332	55,008
Finance costs	3d	1,075	891
Total expenses		233,715	229,932
Operating surplus / (deficit)		9,475	8,476
Physical resources received free of charge	2i	1,262	464
Asset disposal and fair value adjustments	4	(11,547)	(6,160)
Amounts received specifically for new or upgraded assets	2g	4,703	5,521
Net surplus / (deficit)		3,893	8,301
Other comprehensive income			
Amounts which will not be reclassified subsequently to operating result			
Changes in revaluation surplus - I,PP&E	9a	124,105	158,673
Share of other comprehensive income - equity accounted council businesses	17(a)i	666	2,125
Impairment (expense) / recoupments offset to asset revaluation reserve	9a	(11,424)	-
Rehabilitation Provision recognised directly in the asset revaluation reserve	9a	-	(4,950)
Total amounts which will not be reclassified subsequently to operating result		113,347	155,848
Total other comprehensive income		113,347	155,848
Total comprehensive income		117,240	164,149

The above Statement of Comprehensive Income should be read in conjunction with the accompanying notes.

City of Adelaide

Statement of Financial Position

as at 30 June 2025

\$ '000	Notes	2025	2024
ASSETS			
Current assets			
Cash and cash equivalent assets	5a	2,288	2,077
Trade and other receivables	5b	29,860	38,314
Inventories	5c	749	804
Other current assets	5d	45,500	18,500
Total current assets		78,397	59,695
Non-current assets			
Trade and other receivables	6a	812	932
Equity accounted investments in council businesses	6b	5,065	4,066
Other non-current assets	6c	87	26,153
Infrastructure, property, plant and equipment	7	2,159,705	2,009,872
Investment property	7	4,705	3,065
Total non-current assets		2,170,374	2,044,088
TOTAL ASSETS		2,248,771	2,103,783
LIABILITIES			
Current liabilities			
Trade and other payables	8a	32,916	30,087
Borrowings	8b	3,314	5,077
Provisions	8c	13,877	18,858
Total current liabilities		50,107	54,022
Non-current liabilities			
Trade and other payables	8a	16,063	16,232
Borrowings	8b	71,072	39,318
Provisions	8c	2,076	1,998
Total non-current liabilities		89,211	57,548
TOTAL LIABILITIES		139,318	111,570
Net assets		2,109,453	1,992,213
EQUITY			
Accumulated surplus		810,417	783,588
Asset revaluation reserves	9a	1,284,676	1,171,995
Other reserves	9b	14,360	36,630
Total equity		2,109,453	1,992,213

The above Statement of Financial Position should be read in conjunction with the accompanying notes.

City of Adelaide

Statement of Changes in Equity for the year ended 30 June 2025

\$ '000	Notes	Accumulated surplus	Asset revaluation reserve	Other reserves	Total equity
2025					
Balance at the end of previous reporting period		783,588	1,171,995	36,630	1,992,213
Net surplus / (deficit) for year		3,893	–	–	3,893
Other comprehensive income					
- Gain (Loss) on Revaluation of I,PP&E	7a	–	124,105	–	124,105
- IPP&E impairment (expense) / recoupments offset to asset revaluation reserve	7a	–	(11,424)	–	(11,424)
- Rehabilitation Provision recognised directly in asset revaluation reserve	8c	–	–	–	–
- Share of OCI - equity accounted council businesses		666	–	–	666
Other comprehensive income		666	112,681	–	113,347
Total comprehensive income		4,559	112,681	–	117,240
Transfers between reserves		22,270	–	(22,270)	–
Balance at the end of period		810,417	1,284,676	14,360	2,109,453
2024					
Balance at the end of previous reporting period		781,667	1,018,226	28,171	1,828,064
Restated opening balance		781,667	1,018,226	28,171	1,828,064
Net surplus / (deficit) for year		8,301	–	–	8,301
Other comprehensive income					
- Gain (Loss) on Revaluation of I,PP&E	7a	–	158,673	–	158,673
- IPP&E impairment (expense) / recoupments offset to asset revaluation reserve	7a	–	–	–	–
- Rehabilitation Provision recognised directly in asset revaluation reserve	8c	–	(4,950)	–	(4,950)
- Share of OCI - equity accounted council businesses		2,079	46	–	2,125
Other comprehensive income		2,079	153,769	–	155,848
Total comprehensive income		10,380	153,769	–	164,149
Transfers between reserves		(8,459)	–	8,459	–
Balance at the end of period		783,588	1,171,995	36,630	1,992,213

The above Statement of Changes in Equity should be read in conjunction with the accompanying notes.

City of Adelaide

Statement of Cash Flows

for the year ended 30 June 2025

\$ '000	Notes	2025	2024
Cash flows from operating activities			
<u>Receipts</u>			
Operating receipts		249,117	233,628
Investment receipts		1,048	1,265
<u>Payments</u>			
Operating payments to suppliers and employees		(175,367)	(172,057)
Net cash provided by (or used in) operating activities	10b	<u>74,798</u>	<u>62,836</u>
Cash flows from investing activities			
<u>Receipts</u>			
Amounts received specifically for new or upgraded assets		6,360	4,951
Sale of replaced assets		603	495
Sale of surplus assets		3	-
Sale of non current assets "held for sale"		-	27,100
<u>Payments</u>			
Expenditure on renewal/replacement of assets		(51,655)	(52,667)
Expenditure on new/upgraded assets		(47,059)	(37,844)
Net return of / (payment for) investment securities		-	10,633
Capital contributed to equity accounted Council businesses		(320)	(320)
Net cash provided (or used in) investing activities		<u>(92,068)</u>	<u>(47,652)</u>
Cash flows from financing activities			
<u>Receipts</u>			
Proceeds from borrowings		53,221	63,920
Proceeds from bonds and deposits		148	-
<u>Payments</u>			
Repayments of borrowings		(29,401)	(71,439)
Repayment of lease liabilities		(6,487)	(6,336)
Repayment of bonds and deposits		-	(123)
Net cash provided by (or used in) financing activities		<u>17,481</u>	<u>(13,978)</u>
Net increase (decrease) in cash held		211	1,206
plus: cash & cash equivalents at beginning of period		<u>2,077</u>	<u>871</u>
Cash and cash equivalents held at end of period	10a	<u>2,288</u>	<u>2,077</u>

The above Statement of Cash Flows should be read in conjunction with the accompanying notes.

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Contents of the Notes accompanying the General Purpose Financial Statements

Note	Details	Page
1	Summary of Material Accounting Policy Information	8
2	Income	16
3	Expenses	20
4	Asset disposal and fair value adjustments	23
5	Current assets	24
6	Non-current assets	25
7	Infrastructure, property, plant & equipment and investment property	26
8	Liabilities	31
9	Reserves	32
10	Reconciliation to Statement of Cash Flows	33
11	Financial instruments	35
12	Capital expenditure and investment property commitments	38
13	Financial indicators	39
14	Uniform presentation of finances	41
15	Leases	42
16	Superannuation	44
17(a)	Interests in other entities	45
17(b)	Controlled entities	46
18	Contingencies & Assets / Liabilities Not Recognised in the Statement of Financial Position	48
19	Events after the Reporting Date	49
20	Related party transactions	49
 Additional Council disclosures (unaudited)		
21	Capital City Development and Economic Development	49

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information

The principal accounting policies adopted by Council in the preparation of these consolidated financial statements are set out below.

These policies have been consistently applied to all the years presented, unless otherwise stated.

(1) Basis of preparation

1.1 Compliance with Australian Accounting Standards

This general purpose financial report has been prepared on a going concern basis using the historical cost convention in accordance with Australian Accounting Standards as they apply to not-for-profit entities, other authoritative pronouncements of the Australian Accounting Standards Board, Interpretations and relevant South Australian legislation.

The financial report was authorised for issue by certificate under regulation 14 of the *Local Government (Financial Management) Regulations 2011* dated 24 September 2025.

1.2 Critical accounting estimates

The preparation of financial statements in conformity with Australian Accounting Standards requires the use of certain critical accounting estimates and requires management to exercise its judgement in applying Council's accounting policies.

The areas involving a higher degree of judgement or complexity, or areas where assumptions and estimates are significant to the financial statements are specifically referred to in the relevant sections of these Notes.

1.3 Rounding

All amounts in the financial statements have been rounded to the nearest thousand dollars (\$'000).

1.4 Estimates and assumptions

There are no material estimate or assumptions made in these financial statement that would impact the users understanding of the financial position of Council.

(2) The local government reporting entity

The City of Adelaide is incorporated under the South Australian *Local Government Act 1999* and has its principal place of business at 25 Pirie Street, Adelaide. These financial statements include the Council's direct operations and all entities through which Council controls resources to carry on its functions. In the process of reporting on the Council as a single unit, all transactions and balances between activity areas and controlled entities have been eliminated.

The principal activities and entities conducted other than in the Council's own name that have been included in these consolidated financial statements are:

1. Adelaide Central Market Authority
2. Adelaide Economic Development Agency
3. Adelaide Park Lands Authority

Other entities in which Council has an interest but does not control are reported in Note 17.

(3) Income recognition

Council recognises revenue under *AASB 1058 Income of Not-for-Profit Entities (AASB 1058)* or *AASB 15 Revenue from Contracts with Customers (AASB 15)* when appropriate.

In cases where there is an 'enforceable' contract with a customer with 'sufficiently specific' performance obligations, the transaction is accounted for under AASB 15 where income is recognised when (or as) the performance obligations are satisfied (i.e. when it transfers control of a product or service to a customer). Revenue is measured based on the consideration to which Council expects to be entitled in a contract with a customer.

In other cases, AASB 1058 applies when Council enters into transactions where the consideration to acquire an asset is significantly less than the fair value of the asset principally to enable the entity to further its objectives. The excess of the asset recognised (at fair value) over any 'related amounts' is recognised as income immediately, except in the case where a financial

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

asset has been received to enable Council to acquire or construct a recognisable non-financial asset that is to be controlled by Council. In this case, Council recognises the excess as a liability that is recognised over time in surplus and deficit when (or as) the entity satisfies its obligations under the transfer.

Rates and utility charges

Rates and utility charges are recognised as revenue when Council obtains control over these receipts which is the beginning of the rating period to which they relate. Prepaid rates and utility charges are recognised as a financial liability until the beginning of the rating period. Discounts given and rebates are recognised in the same period as the rates and utility charges to which they relate.

Fee & statutory charges

Revenue arising from fees and charges are recognised at a point in time when the performance obligation is completed, and the customer receives the benefits of the goods/services being provided.

Licences and permits granted by Council are either short-term or low value. Revenue is recognised at the time the licence or permit is granted.

Leases in which Council does not transfer substantially all the risks and rewards incidental to ownership of an asset are classified as operating leases. Rental income arising is accounted for on a straight-line basis over the lease term and is included in revenue in the Statement of Comprehensive Income due to its operating nature. Contingent rents are recognised as revenue in the period in which they are earned.

Expiations

Expiation fees are recognised as income when control over the expiation fee is obtained. Accordingly, uncollected expiation fees are not recognised as income until payment is received. This recognises that Council does not have control over the assets comprising the expiation fees until payment is received or awarded to Council by the judicial system.

Grant income

Where Council receives an asset for significantly below fair value, the asset is recognised at fair value, related liability (or equity items) are recorded and income then is recognised for any remaining asset value at the time that the asset is received. Where Council receive funding under an enforceable contract to acquire or construct a specified item of property, plant and equipment which will be under Council's control on completion, revenue is recognised as and when the obligation to construct or purchase is completed. For construction projects, this is generally as the construction progresses in accordance with costs incurred.

Physical assets contributed to Council are recognised as revenue when Council obtains control of the asset and there is sufficient data in the form of drawings and plans to determine the approximate specifications and values of such assets.

Where grant income arises from an agreement which is enforceable and contains sufficiently specific performance obligations, revenue is recognised when control of each performance obligation is satisfied. Performance obligations vary in each agreement and payment terms vary depending on terms of the grant. Cash is received upfront for some grants and on the achievement of certain payment milestones for others.

(4) Cash, cash equivalents and other financial instruments

Cash assets include all amounts readily convertible to cash on hand at Council's option with an insignificant risk of changes in value with a maturity of three months or less from the date of acquisition.

Receivables for rates and annual charges are secured over the subject land, and bear interest at rates determined in accordance with the *Local Government Act 1999*. Other receivables are generally unsecured and do not bear interest.

All receivables are reviewed as at the reporting date and adequate allowance made for amounts the receipt of which is considered doubtful.

All financial instruments are recognised at fair value at the date of recognition. A detailed statement of the accounting policies applied to financial instruments forms part of Note 11.

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

(5) Inventories

Inventories held in respect of business undertakings have been valued at the lower of cost and net realisable value.

(6) Infrastructure, property, plant and equipment

6.1 Initial recognition

All assets are initially recognised at cost. For assets acquired at no cost or for nominal consideration, cost is determined as fair value at the date of acquisition.

All non-current assets purchased or constructed are capitalised as the expenditure is incurred and depreciated as soon as the asset is held "ready for use". Cost is determined as the fair value of the assets given as consideration plus costs incidental to the acquisition, including architects' fees and engineering design fees and all other costs incurred. The cost of non-current assets constructed by the Council includes the cost of all materials used in construction, direct labour on the project and an appropriate proportion of variable and fixed overhead.

Capital works still in progress at reporting date are included in Infrastructure, Property, Plant and Equipment as part of Note 7.

6.2 Materiality

Assets with an economic life in excess of one year are only capitalised where the cost of acquisition exceeds materiality thresholds established by Council. Items of property, plant and equipment with a total value less than \$5,000 are treated as an expense in the year of acquisition. All other items of property, plant and equipment are capitalised.

6.3 Subsequent recognition

All material asset classes are revalued on a regular basis such that the carrying values are not materially different from fair value. Significant uncertainties exist in the estimation of fair value of a number of asset classes including land, buildings and associated structures and infrastructure. Further detail of these uncertainties, and of existing valuations, methods and valuers are provided at Note 7.

6.4 Depreciation of non-current assets

The majority of infrastructure, property, plant and equipment assets recognised are systematically depreciated over their useful lives on a straight-line basis which, in the opinion of Council, best reflects the consumption of the service potential embodied in those assets.

Assets that have an indefinite useful life are land, the formation components of footpaths, bikeways and roads, statues and monuments and the civic collection.

Depreciation methods, useful lives and residual values of classes of assets are reviewed annually.

Major depreciation periods for each class of asset are listed below. Depreciation periods for infrastructure assets have been estimated based on the best information available to Council, but appropriate records covering the entire life cycle of these assets are not available, and extreme care should be used in interpreting financial information based on these estimates.

Plant, Furniture & Equipment

Office Furniture & Equipment	3 to 25 years
Vehicles and Road-making Equipment	2 to 20 years
Other Plant & Equipment	3 to 30 years

Buildings

Structure – Other	30 to 150 years
Structure – Heritage	250 years
Other Building Components	10 to 100 years

Infrastructure

Sealed Roads – Surface	15 to 25 years
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City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

Sealed Roads – Structure	30 to 80 years
Sealed Roads - Formation	Indefinite
Bridges – Major	20 to 100 years
Bridges – Minor	25 to 75 years
Footpaths and Bikeways - Surface	20 to 50 years
Footpaths and Bikeways - Pavement	30 to 100 years
Footpaths and Bikeways - Formation	Indefinite
Kerb and Water Table	60 to 120 years
Stormwater Drainage Networks	50 to 125 years
Culverts	80 years
Weir Components	25 to 100 years
Basins	50 to 80 years
Earth Retaining Structures	30 to 80 years
Gross Pollutant Traps	80 years
Irrigation	10 to 30 years
Traffic Signals	10 to 40 years
Lighting and Electricals	10 to 60 years
Electrical Switch Boards	30 years
Ticket Machines	10 years
CCTV	5 to 10 years
Sports Fields	15 to 50 years
Park Land and Open Space Assets	5 to 80 years
Statues & Monuments	Indefinite
Urban Elements	5 to 80 years
Public Art	5 to 15 years
<i>Other Assets</i>	
Civic Collection	Indefinite
Right-of-Use Assets	3 to 15 years

6.5 Impairment

Assets whose future economic benefits are not dependent on the ability to generate cash flows, and where the future economic benefits would be replaced if Council were deprived thereof, are not subject to impairment testing.

Other assets that are subject to depreciation are reviewed for impairment whenever events or changes in circumstances indicate that the carrying amount may not be recoverable. An impairment loss is recognised for the amount by which the asset's carrying amount exceeds its recoverable amount (which is the higher of the present value of future cash inflows or value in use).

Where an asset that has been revalued is subsequently impaired, the impairment is first offset against such amount of credit available in the Asset Revaluation Reserve for that class of asset, with any excess being recognised as an expense.

6.6 Borrowing costs

Borrowing costs in relation to qualifying assets (net of offsetting investment revenue) have been capitalised in accordance with AASB 123 *Borrowing Costs*. The amounts of borrowing costs recognised as an expense or as part of the carrying amount of qualifying assets are disclosed in Note 3, and the amount (if any) of interest revenue offset against borrowing costs in Note 2.

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

(7) Investment property

Investment property comprises land and/or buildings that are principally held for long-term rental yields, capital gains or both that is not occupied by Council.

Investment property is carried at fair value, representing an external valuation based on a capitalised method

Annual changes in the fair value of Investment Properties are recorded in the Statement of Comprehensive Income as part of "Investment Income".

Revaluations are undertaken on an annual basis by external valuers.

(8) Payables

8.1 Goods and services

Creditors are amounts due to external parties for the supply of goods and services and are recognised as liabilities when the goods and services are received. Creditors are normally paid 30 days after the month of invoice. No interest is payable on these amounts.

8.2 Payments received in advance and deposits

Amounts other than grants received from external parties in advance of service delivery, and security deposits held against possible damage to Council assets, are recognised as liabilities until the service is delivered or damage reinstated, or the amount is refunded as the case may be.

(9) Borrowings

Borrowings are initially recognised at fair value, net of transaction costs incurred and are subsequently measured at amortised cost. Any difference between the proceeds (net of transaction costs) and the redemption amount is recognised in the Statement of Comprehensive Income over the period of the borrowings using the effective interest method.

Borrowings are carried at their principal amounts which represent the present value of future cash flows associated with servicing the debt. Interest is accrued over the period to which it relates, and is recorded as part of "Payables".

(10) Employee benefits

10.1 Salaries, wages and compensated absences

Liabilities for employees' entitlements to salaries, wages and compensated absences expected to be paid or settled within 12 months of reporting date are accrued at nominal amounts (including payroll based oncosts) measured in accordance with AASB 119.

Liabilities for employee benefits not expected to be paid or settled within 12 months are measured as the present value of the estimated future cash outflows (including payroll based oncosts) to be made in respect of services provided by employees up to the reporting date. Present values are calculated using government guaranteed securities rates with similar maturity terms.

Weighted average discount rate 4.21% (2024, 4.24%)

Weighted average settlement period 10 years (2024, 10 years)

No accrual is made for sick leave as Council experience indicates that, on average, sick leave taken in each reporting period is less than the entitlement accruing in that period, and this experience is expected to recur in future reporting periods. Council does not make payment for untaken sick leave.

10.2 Superannuation

The Council makes employer superannuation contributions in respect of its employees to the Hostplus Superannuation Scheme. The Scheme has two types of membership, each of which is funded differently. Details of the accounting policies applied and Council's involvement with the schemes are reported in Note 16.

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

(11) Provisions for reinstatement, restoration and rehabilitation

Close down and restoration costs include the dismantling and demolition of infrastructure and the removal of residual materials and remediation and rehabilitation of disturbed areas. Estimated close down and restoration costs are provided for in the accounting period when the obligation arising from the related disturbance occurs and are carried at the net present value of estimated future costs.

Although estimated future costs are based on a closure plan, such plans are based on current environmental requirements which may change. Council's policy to maximise recycling is extending the operational life of these facilities, and significant uncertainty exists in the estimation of the future closure date.

(12) Leases

Council assesses at contract inception whether a contract is, or contains, a lease. That is, if the contract conveys the right to control the use of an identified asset for a period of time in exchange for consideration.

12.1 Council as a lessee

Council recognises lease liabilities to make lease payments and right-of-use assets representing the right to use the underlying assets.

i) Right-of-Use-Assets

Council recognises right-of-use assets at the commencement date of the lease. Right-of-use assets are measured at cost, less any accumulated depreciation and impairment losses, and adjusted for any remeasurement of lease liabilities. The cost of right-of-use assets includes the amount of lease liabilities recognised, initial direct costs incurred, lease payments made at or before the commencement date less any lease incentives received and the estimate of costs to be incurred to restore the leased asset. Right-of-use assets are depreciated on a straight-line basis over the shorter of the lease term and the estimated useful lives of the assets.

The right-of-use assets are also subject to impairment.

ii) Lease Liabilities

At the commencement date of the lease, Council recognises lease liabilities measured at the present value of lease payments to be made over the lease term. In calculating the present value of lease payments, Council uses its incremental borrowing rate or the interest rate implicit in the lease.

iii) Short-term leases and leases of low-value assets

Council applies the short-term lease recognition exemption to its short-term leases of machinery and equipment (i.e., those leases that have a lease term of 12 months or less from the commencement date). It also applies the low-value assets recognition exemption to leases of office equipment that are considered to be low value. Lease payments on short-term leases and leases of low-value assets are recognised as an expense on a straight-line basis over the lease term.

iv) Leases with variable payments

Council leases the Light Square Car Park from the Department of Further Education Employment, Science and Technology under a lease which commenced 9 January 1983 for a period of 60 years. This lease contains variable payment terms that are linked to the car park's net profit at the reporting date.

Additionally, Council also leases the Vaughan Place car park under a lease which expires 31 January 2030. The lease contains variable payment terms that are linked to the car park's net profit at the reporting date.

Variable lease payments for these leases are recognised in the Statement of Comprehensive Income in the period in which the condition that triggers those payments occurs.

12.2 Council as a lessor

Leases in which Council does not transfer substantially all the risks and rewards incidental to ownership of an asset are classified as operating leases. Rental income arising is accounted for on a straight-line basis over the lease term and is included in revenue in the Statement of Comprehensive Income due to its operating nature. Initial direct costs incurred in negotiating

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

and arranging an operating lease are added to the carrying amount of the leased asset and recognised over the lease term on the same basis as rental income. Contingent rents are recognised as revenue in the period in which they are earned.

(13) Equity accounted Council businesses

Council participates in cooperative arrangements with other councils for the provision of services and facilities. Council's interests in cooperative arrangements, which are only recognised if material, are accounted for in accordance with AASB 128 and set out in detail in Note 17.

(14) Non-Current Assets Held for Sale

Non-Current Assets which Council has decided to sell as surplus to requirements, are recognised at the carrying value at the time of that decision.

(15) GST implications

In accordance with Interpretation 1031 "Accounting for the Goods & Services Tax"

- Receivables and creditors include GST receivable and payable.
- Except in relation to input taxed activities, revenues and operating expenditures exclude GST receivable and payable.
- Non-current assets and capital expenditures include GST net of any recoupment.
- Amounts included in the Statement of Cash Flows are disclosed on a gross basis.

(16) New accounting standards

The Adelaide City Council adopted all standards which became mandatorily effective for annual reporting periods beginning on 1 July 2024, none of the standards had an impact on the reported position, performance and cash flows.

The relevant standards for Adelaide City Council were:

- AASB 101 Presentation of Financial Statements (amended by AASB 2020-1, AASB 2020-6, AASB 2022-6, AASB 2023-3) relating to current / non-current classification of liabilities
- AASB 13 Fair Value Measurement (amended by AASB 2022-10)

The AASB has issued Australian Accounting Standards and Interpretations which are not mandatorily effective at 30 June 2025, these standards have not been adopted by Council and will be included in the financial statements on their effective date. Where the standard is expected to have a significant impact for Council then further information has been provided in this note.

The following list identifies all the new and amended Australian Accounting Standards, and Interpretation, that were issued but not yet effective at the time of compiling these statements that could be applicable to Councils.

Effective for NFP annual reporting periods beginning on or after 1 January 2025

- AASB 2023-5 Amendments to Australian Accounting Standards - Lack of Exchangeability

Effective for NFP annual reporting periods beginning on or after 1 January 2026

- AASB 2024-2 Amendments to Australian Accounting Standards - Classification and Measurement of Financial Instruments

Effective for NFP annual reporting periods beginning on or after 1 January 2026 for public sector

- AASB 17 Insurance Contracts (amended by AASB 2020-5, AASB 2023-1, AASB 2023-8 and AASB 2023-9 Insurance Contracts in the Public Sector)

Effective for NFP annual reporting periods beginning on or after 1 January 2028

- AASB 2014-10 Sale or Contribution of Assets between an Investor and its Associate or Joint Venture (amended by AASB 2015-10, AASB 2017-5, AASB 2023-7 and AASB 2024-4)
- AASB 18 Presentation and Disclosure in Financial Statements

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

(17) Comparative figures

To ensure comparability with the current reporting period's figures, some comparative period line items and amounts may have been reclassified or individually reported for the first time within these financial statements and/or the notes.

(18) Disclaimer

Nothing contained within these statements may be taken to be an admission of any liability to any person under any circumstance.

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 2. Income

\$ '000	2025	2024
(a) Rates		
General rates		
General rates	147,269	137,630
Less: mandatory rebates	(6,241)	(6,050)
Less: discretionary rebates, remissions and write-offs	(4,131)	(2,768)
Total general rates	136,897	128,812
Other rates (including service charges)		
Landscape levy	1,966	1,866
Rundle Mall Separate Rate	4,076	3,936
Building Upgrade Finance	41	41
Total other rates (including service charges)	6,083	5,843
Other charges		
Penalties for late payment	1,104	883
Total other charges	1,104	883
Total rates	144,084	135,538
(b) Statutory charges		
Planning, Development and Infrastructure Act fees	2,054	2,134
Animal registration fees and fines	43	36
Parking fines / expiation fees	12,687	10,846
Other Fees, Fines, Penalties and Expiations	649	696
Encroachments Fees	274	488
Food Inspections Fees / Fines	141	88
Outdoor Dining Fees	567	526
Residential Parking Permits	59	54
Section 7 Searches	120	115
Temporary Parking Control Permits	591	608
Water Systems Fees	8	7
Total statutory charges	17,193	15,598

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 2. Income (continued)

\$ '000	2025	2024
(c) User charges		
Parking fees	13,370	12,913
Property lease	11,824	11,002
Sundry	101	119
Adelaide Aquatic Centre Charges	169	6,701
Adelaide Golf Links Charges	4,940	4,679
Adelaide Town Hall Charges	2,330	2,367
Compost Sales	982	881
Event Fees	1,011	1,013
Library Centre	2	1
Off-Street Parking	33,639	31,784
Park Lands Events Fees	294	184
Property Recovery	2,149	2,259
Rundle Mall	574	532
<u>Total user charges</u>	<u>71,385</u>	<u>74,435</u>
(d) Investment income		
Interest on investments		
- Local Government Finance Authority	715	82
- Banks and other	84	275
Investment property rental income	225	208
Unwinding of premiums and discounts	-	584
Financial Instrument - Fair Value Increase / (Decrease)	14	106
Interest on Finance Leases	10	10
<u>Total investment income</u>	<u>1,048</u>	<u>1,265</u>
(e) Reimbursements		
Private works	1,428	1,275
Other	231	364
<u>Total reimbursements</u>	<u>1,659</u>	<u>1,639</u>
(f) Other income		
Insurance & Other Recoupments	503	322
Sundry	16	23
Merchandise Sales	78	63
Commission	289	403
Other	102	481
<u>Total other income</u>	<u>988</u>	<u>1,292</u>

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 2. Income (continued)

\$ '000	2025	2024
(g) Grants, subsidies and contributions		
Capital grants, subsidies and contributions		
Amounts received specifically for new or upgraded assets	4,703	5,521
Total amounts received for new or upgraded assets	4,703	5,521
Operating grants, subsidies and contributions		
Other grants, subsidies and contributions	3,996	7,195
Untied - Financial Assistance Grant	1,778	174
Home and Community Care Grant	322	268
Library and communications	493	489
Roads to Recovery	169	511
Sundry	62	1
Other grants, subsidies and contributions - operating	6,820	8,638
Total other grants, subsidies and contributions - operating	6,820	8,638
Total grants, subsidies and contributions	11,523	14,159
(i) Sources of grants		
Commonwealth Government	1,893	5,468
State Government	9,568	8,670
Other	62	21
Total	11,523	14,159

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 2. Income (continued)

\$ '000	2025	2024
(h) Conditions over grants and contributions		
Grants and contributions which were obtained on the condition that they be expended for specified purposes or in a future period, but which are not yet expended in accordance with those conditions, and are required to be repaid to the funding body if not expended, are as follows:		
Unexpended at the close of the previous reporting period	269	55
Less:		
<i>Expended during the current period from revenues recognised in previous reporting periods</i>		
Heritage and cultural services	(130)	–
Parks and Gardens	(50)	–
City Activation	(51)	–
Subtotal	(231)	–
Plus:		
<i>Amounts recognised as revenues in this reporting period but not yet expended in accordance with the conditions</i>		
Heritage and cultural services	–	75
Parks and Gardens	–	50
City Activation	–	89
Administration activities	40	–
Subtotal	40	214
Unexpended at the close of this reporting period	78	269
Net increase (decrease) in assets subject to conditions in the current reporting period	(191)	214
(i) Physical resources received free of charge		
Land and improvements	3	–
Public Lighting	59	19
Urban Elements	17	121
Transportation	1,183	143
Stormwater drainage	–	181
Total physical resources received free of charge	1,262	464

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 3. Expenses

\$ '000	Notes	2025	2024
(a) Employee costs			
Salaries and wages		70,107	68,238
Employee leave expense		8,855	9,288
Superannuation - defined contribution plan contributions	16	8,482	7,972
Workers' compensation insurance		1,746	2,145
Income Protection Insurance		404	378
Less: capitalised and distributed costs		(9,532)	(10,235)
Total operating employee costs		80,062	77,786
Number of Employees (full time equivalent at end of reporting period)		627	597
Number of Employees (temporary full time equivalent at end of reporting period)		89	119

(b) Materials, contracts and other expenses

(i) Prescribed expenses

Auditor's Remuneration		116	88
- Other services - Internal audit		234	314
Bad and doubtful debts		117	882
Elected members' expenses		688	573
Election expenses		53	-
Lease expense - low value assets / short term leases		395	186
Lease expense - variable payments		777	746
Other		71	101
Subtotal - prescribed expenses		2,451	2,890

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 3. Expenses (continued)

\$ '000	2025	2024
(ii) Other materials, contracts and expenses		
Contractors	22,409	24,701
Energy	6,416	6,699
Maintenance	10,616	9,267
Legal expenses	1,449	1,716
Levies Paid to Government - including NRM levy	3,117	2,317
Levies - other	65	41
Parts, accessories and consumables	4,376	5,354
Professional services	6,009	6,348
Advertising and Promotion	3,655	3,786
Bank Charges and Cash Collection	865	971
Catering	941	1,334
Cleaning	2,457	2,848
Communications	570	542
Contractual Expenses	1,178	980
Water	2,884	2,616
Entertainment - Council and Civic Events	40	113
External Plant Hire	1,203	1,519
Insurance	2,681	2,897
Investment Property Expenses	66	55
Minor Plant and Equipment	601	707
Printing, Freight and Postage	772	672
Rates and Taxes	291	346
Registrations	203	214
Searches	652	456
Security	2,273	2,452
Sponsorships, Contributions and Donations	7,324	8,238
Subscriptions	2,371	1,697
Training and Development	607	570
Waste Services	3,592	3,742
Other	112	159
Subtotal - Other material, contracts and expenses	89,795	93,357
Total materials, contracts and other expenses	92,246	96,247

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 3. Expenses (continued)

\$ '000	2025	2024
(c) Depreciation, amortisation and impairment		
(i) Depreciation and amortisation		
Buildings	9,175	10,024
Infrastructure		
- Stormwater and Drainage	3,808	2,923
- Public Art	59	48
- Bridges	2,913	2,107
- Footpaths	8,956	7,911
- Kerb & Water Table	1,876	1,461
- Public Lighting	5,243	5,233
- Roads	8,609	7,248
- Ticket Machines	151	169
- Traffic Signals	2,783	2,846
- Urban Elements	3,436	3,591
Right-of-use assets	5,521	5,569
Plant and equipment	1,921	1,967
Furniture and fittings	1,846	1,686
Library books	345	347
Park Land Improvements	1,867	1,842
Subtotal	58,509	54,972
(ii) Impairment		
Office, Furniture and Equipment	-	36
Park Land Improvements	1,823	-
Subtotal	1,823	36
Total depreciation, amortisation and impairment	60,332	55,008
(d) Finance costs		
Interest on loans	121	190
Interest on leases	1,075	891
Less: capitalised and distributed costs	(121)	(190)
Total finance costs	1,075	891

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 4. Asset disposal and fair value adjustments

\$ '000	2025	2024
Infrastructure, property, plant and equipment		
(i) Assets renewed or directly replaced		
Proceeds from disposal	603	495
Less: carrying amount of assets sold	(14,133)	(7,687)
Gain (loss) on disposal	(13,530)	(7,192)
(ii) Assets surplus to requirements		
Proceeds from disposal	3	27,100
Less: carrying amount of assets sold	(874)	(26,223)
Gain (loss) on disposal	(871)	877
Right-of-Use Assets		
Carrying amount of lease liability on disposal of right-of-use asset	10,866	–
Less: Carrying amount of right-of-use asset on disposal	(9,369)	–
Gain (loss) on disposal	1,497	–
Fair value adjustments		
Investment property - fair value increase / (decrease)	1,357	155
Total fair value adjustments	1,357	155
Net gain (loss) on disposal or revaluation of assets	(11,547)	(6,160)

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 5. Current assets

\$ '000	2025	2024
(a) Cash and cash equivalent assets		
Cash on hand and at bank	1,823	1,635
Deposits at call	465	442
Total cash and cash equivalent assets	2,288	2,077
(b) Trade and other receivables		
Rates - general and other	10,972	8,872
Accrued revenues	2,202	3,137
Debtors - general	11,496	23,801
GST recoupment	2,745	207
Prepayments	3,677	3,437
Deferred Rent	15	41
Finance Lease Receivable	10	10
Subtotal	31,117	39,505
Less: provision for expected credit losses	(1,257)	(1,191)
Total trade and other receivables	29,860	38,314
(c) Inventories		
Stores and materials	548	602
Trading stock	152	147
Other	49	55
Total inventories	749	804
(d) Other current assets		
Other financial asset at cost	18,500	18,500
Prepayment for development contract	27,000	-
Total other current assets	45,500	18,500

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 6. Non-current assets

\$ '000	Notes	2025	2024
(a) Trade and other receivables			
Receivables			
Finance Lease Receivable		452	462
Total receivables		452	462
Other financial assets (investments)			
Ergo Apartments - Shared Equity Loans at Fair Value through Surplus/(Deficit)		360	470
Total other financial assets (investments)		360	470
Total financial assets		812	932
(b) Equity accounted investments in council businesses			
The Brown Hill and Keswick Creeks Stormwater Board	17(a)i	5,065	4,066
Total equity accounted investments in Council businesses		5,065	4,066
(c) Other non-current assets			
Deferred rent		87	53
Prepayment for development contract		—	26,100
Total other non-current assets		87	26,153

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 7. Infrastructure, property, plant & equipment and investment property

Infrastructure, property, plant and equipment

S.209	Particulars	Actual movements during the reporting period										as at 30/06/25					
		At 01/07/24	Accumulated Depreciation	Carrying Amount	Asset Additions	Asset Dispositions	WOP of Asset	Depreciation Expense	Impairment	Loss on Disposal	Adjustments & Transfers	Revalued	Revaluation	Revaluation	At 30/06/25	At 30/06/25	
	Capital work in progress	-	-	76,382	47,509	53,605	-	-	-	(85,700)	(1,181)	(1,511)	-	-	89,106	-	89,106
	Land																
	Land - other	152,592	-	152,592	-	-	-	-	-	472	-	-	-	-	153,064	-	153,064
	Community Land	13,680	-	13,680	-	-	-	-	-	-	-	-	-	-	13,680	-	13,680
	Land - Crown	-	388,400	388,400	-	-	-	-	-	-	-	-	-	388,400	-	388,400	
	Buildings																
	Buildings	300,060	(172,889)	127,171	-	(260)	(5,210)	(2,580)	(3,266)	3,266	-	-	-	302,462	(180,077)	122,385	
	Buildings	212,015	(112,486)	99,529	-	(653)	(3,965)	(3,485)	9,235	(3,485)	-	-	-	180,910	(60,249)	100,661	
	Park Land & Open Space Assets	48,899	(22,561)	26,338	-	(876)	(1,867)	(1,823)	9,953	(826)	-	3	-	53,614	(22,673)	30,941	
	Infrastructure																
	- Stormwater and Drainage	349,573	(184,253)	165,320	-	(388)	(3,808)	(9)	6,400	(9)	-	-	-	385,017	(202,189)	182,828	
	- Bridges	247,816	(169,839)	77,977	-	-	(2,813)	-	118	-	-	-	-	263,880	(177,000)	76,880	
	- Footpaths	543,741	(236,108)	307,633	-	(3,036)	(8,956)	(2,707)	11,487	-	1,033	-	-	570,872	(253,687)	316,985	
	- Kerb & Water Table	148,881	(83,975)	65,006	-	(183)	(1,876)	(95)	1,591	-	54	-	-	159,669	(87,657)	69,002	
	- Public Lighting	147,493	(87,166)	60,327	-	(1,573)	(5,243)	(118)	9,959	(1,720)	-	-	-	206,771	(76,661)	130,110	
	- Roads	442,568	(155,878)	286,690	-	(4,180)	(8,608)	(258)	11,990	-	64	-	-	458,877	(164,549)	292,328	
	- Ticket Machines	1,693	(842)	1,041	-	(867)	(151)	-	1,825	-	-	-	-	1,825	22	1,847	
	- Traffic Signals	59,824	(38,645)	21,179	-	(118)	(2,783)	-	4,519	23	32	-	-	67,902	(25,236)	41,666	
	- Urban Elements	62,419	(34,335)	28,084	-	(597)	(3,436)	(1,346)	2,994	-	17	-	-	62,315	(36,589)	25,716	
	- Public Art	40,077	(492)	39,585	-	(564)	(58)	-	872	-	-	-	-	40,321	(484)	39,837	
	Other																
	Right-of-use assets	69,033	(27,384)	41,649	75	(9,389)	(5,521)	-	-	22,374	-	-	-	76,986	(27,778)	49,208	
	Library books	-	2,578	1,212	13	-	(345)	-	274	-	-	-	-	2,432	(1,278)	1,154	
	Equipment, Furniture and Fittings	-	18,060	8,122	-	(1,159)	(1,846)	-	8,669	-	1,697	-	-	25,776	(10,284)	15,482	
	Plant and equipment	-	21,149	10,636	-	(430)	(1,821)	-	1,702	-	-	-	-	21,253	(11,266)	9,987	
	Civic Collection	-	11,419	11,419	-	(23)	-	-	41	-	-	-	-	11,438	(1,389,85)	11,438	
	Total Infrastructure, property, plant and equipment	2,840,455	516,118	1,824,337	47,597	53,605	(24,376)	(58,509)	(1,823)	(11,424)	(283)	21,193	(1,511)	2,980,155	538,405	2,441,750	
	Comparatives	2,465,653	480,280	1,824,373	37,145	54,134	(7,910)	(54,972)	(36)	(2)	(337)	(1,860)	464	2,840,455	516,118	2,009,872	

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 7. Infrastructure, property, plant & equipment and investment property (continued)

Investment property

	Fair Value Level	Asset movements during the reporting period											as at 30/06/25				
		as at 30/06/24	At Fair Value	At Cost	Accumulated Depreciation	Carrying amount	Asset Additions New / Upgrade	Asset Additions Renewals	WDV of Asset Disposals	WIP Transfers	Revaluation Increments/ Decrements to P&L - Investment Properties (Note 4)	Revaluation Increments to Equity (ARR) (Note 5)	Revaluation Increments to Equity (ARR) (Note 5)	At Fair Value	At Cost	Accumulated Depreciation	Carrying amount
Buildings and structures	2		3,065	-	-	3,065	-	-	-	283	1,357	-	-	4,705	-	-	4,705
Total investment property			3,065	-	-	3,065	-	-	283	1,357	-	-	4,705	-	-	4,705	
Comparatives			2,910	-	-	2,910	-	-	-	155	-	-	3,065	-	-	3,065	

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 7. Infrastructure, property, plant & equipment and investment property (continued)

Valuation of infrastructure, property, plant & equipment and investment property

Valuation of assets

The fair value of assets and liabilities must be estimated in accordance with various Accounting Standards for either recognition and measurement requirements or for disclosure purposes.

AASB 13 Fair Value Measurement requires all assets and liabilities measured at fair value to be assigned to a "level" in the fair value hierarchy as follows:

Level 1: Unadjusted quoted prices in active markets for identical assets or liabilities that the entity can access at the measurement date.

Level 2: Inputs other than quoted prices included within Level 1 that are observable for the asset or liability, either directly or indirectly.

Level 3: Inputs for the asset or liability that are not based on observable market data (unobservable inputs).

Refer to Note 7(a) for the disclosure of the Fair Value Levels of Infrastructure, Property, Plant and Equipment Assets.

Information on valuations

Certain land, and the buildings and structures thereon, are shown above as being based on fair value hierarchy level 2 valuation inputs. They are based on prices for similar assets in an active market, with directly or indirectly observable adjustments for specific advantages or disadvantages attaching to the particular asset.

Valuations of Crown land, community land and land subject to other restrictions on use or disposal, shown above as being based on fair value hierarchy level 3 valuation inputs, are based on prices for similar assets in an active market, but include adjustments for specific advantages or disadvantages attaching to the particular asset that are not directly or indirectly observable in that market, or the number and / or amount of observable adjustments of which are so great that the valuation is more fairly described as being based on level 3 valuation inputs.

Where there is no known market for buildings, infrastructure and other assets. These assets are valued at current replacement cost. This method involves:

- The determination of the cost to construct the asset (or its modern engineering equivalent) using current prices for materials and labour, the quantities of each being estimated based on recent experience of this or similar Councils, or on industry construction guides where these are more appropriate.
- The calculation of the depreciation that would have accumulated since original construction using current estimates of residual value and useful life under the prime cost depreciation method adopted by Council.

This method has significant inherent uncertainties, relying on estimates of quantities of materials and labour, residual values and useful lives, and the possibility of changes in prices for materials and labour, and the potential for development of more efficient construction techniques.

Other information

At 1 July 2004 upon the transition to AIFRS, Council elected pursuant to *AASB 1.D5* to retain a previously established deemed cost under GAAP as its deemed cost. With subsequent addition at cost, this remains as the basis of recognition of non-material asset classes.

Upon revaluation, the current new replacement cost and accumulated depreciation are re-stated such that the difference represents the fair value of the asset determined in accordance with *AASB 13 Fair Value Measurement*. Accumulated depreciation is taken to be the difference between current new replacement cost and fair value. In the case of land, current replacement cost is taken to be the fair value.

Highest and best use

A majority of the land under Council's care and control has been declared as community land under the provisions of the *Local Government Act 1999*.

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 7. Infrastructure, property, plant & equipment and investment property (continued)

Council's principal role as a provider of services to the community, promotes alignment with strategic outcomes as opposed to outright revenue generation. The highest and best use is taken to be the highest and best use available to Council, with a rebuttable presumption that the current use is the "highest and best use" incorporating such restrictions as mentioned above.

For buildings and other structures on and in the land, including infrastructure, "highest and best use" is determined in accordance with the land on and in which they are situated.

Transition to AASB 13 - Fair Value Measurement

The requirements of AASB 13 Fair Value Measurement have been applied to all valuations undertaken since 1 July 2013 as shown by the valuation dates by individual asset classes below.

Park Land & Open Space Assets

Park Land and Open Space assets were valued by Council officers at current replacement cost during the reporting period ended 30 June 2023.

Land

An independent valuation was conducted of Council's land assets, excluding Park Lands and Land under Roads, in FY2020/21 by Opteon Property Group Pty Ltd based on the fair value of the assets as at 1 July 2020. The market approach was adopted using level two inputs or level three where the land was of a specialised and restricted nature.

Council being of the opinion that it is not possible to attribute a value sufficiently reliably to qualify for recognition, land under roads has not been recognised in these reports. Land acquired for road purposes during the year is initially recognised at cost, but transferred to fair value at reporting date, effectively writing off the expenditure.

Buildings

Building assets were valued using the market or current replacement cost approach with the most recent valuation conducted during the reporting period ended 30 June 2021 by independent valuers. Acquisitions subsequent to the most recent valuation have been measured at cost.

Infrastructure

Bridges

Bridge assets are revalued periodically by independent valuers. The most recent valuation was completed during the period ended 30 June 2024 by GHD, using unit rates developed by Rider Levitt Bucknell. Bridge assets are valued at current replacement cost less depreciation. A desktop revaluation was conducted as at 30 June 2025 using the LGPI capital index as the basis for indexation.

Footpaths

Footpaths were valued by Council officers using the current replacement cost approach. The most recent valuation was conducted during the period ended 30 June 2022 and was based on unit rates to replace the associated footpath component. A desktop revaluation was conducted as at 30 June 2025 using the LGPI capital index as the basis for indexation.

Kerb and Water Table

Kerb and water table were valued by Council officers using the current replacement cost approach. The most recent valuation was conducted for the period ended 30 June 2024 and was based on unit rates to replace the associated kerb component, as provided by Rider Levitt Bucknell. A desktop revaluation was conducted as at 30 June 2025 using the LGPI capital index as the basis for indexation.

Public Art

Public art assets are revalued periodically by independent valuers. The most recent revaluation was completed as at 30 June 2022 by Kate Oster PGDip. Art Curatorship, BA of Theodore Bruce Auctions Pty Ltd. Public art assets are valued using the current replacement cost approach. All acquisitions made after the date of valuation are recorded at cost.

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 7. Infrastructure, property, plant & equipment and investment property (continued)

Public Lighting and Electrical

Public lighting and electrical assets were valued internally using the current replacement cost approach. The most recent valuation was conducted for the period ended 30 June 2025 and was conducted by Council officers and utilised condition audit data and unit rates to replace the associated components, as provided by Sproutt, Deadshort Electrical and Ronstan Tensile Architecture. Due to the long life nature the underground components, the condition audit data was calculated on an aged based approach.

Roads

Road assets were valued internally using the current replacement cost approach. The most recent valuation was conducted for the period ended 30 June 2024 and was based on the unit rates to replace the associated road component from CoA's asphalt contracts. A desktop revaluation was conducted as at 30 June 2025 using the LGPI capital index as the basis for indexation.

Stormwater and Drainage

Stormwater and drainage assets are periodically valued with the most recent revaluation conducted for the period ended 30 June 2024 using the current replacement cost approach. The revaluation was conducted by Council officers, utilising unit rates to replace similar components from Rider Levitt Bucknell. Due to the long life nature of water infrastructure assets the condition audit data was calculated on an aged based approach. A desktop revaluation was conducted as at 30 June 2025 using the LGPI capital index as the basis for indexation.

Ticket Machines

Ticket machines were valued internally using the current replacement cost approach. The most recent valuation was conducted for the period ended 30 June 2022 and was based on the unit rates to replace the associated ticket machine component. All acquisitions made after the date of valuation are recorded at cost.

Traffic Signals

Traffic Signal assets were valued internally using the current replacement cost approach. The most recent valuation was conducted for the period ended 30 June 2025 and was conducted by Council officers and utilised condition audit data and unit rates to replace the associated traffic signal component, as provided by Gridlock Electrical.

Urban Elements

Urban elements were valued internally using the current replacement cost approach. The most recent valuation was conducted for the period ended 30 June 2021 and was based on unit rates to replace the associated asset. All acquisitions made after the date of valuation are recorded at cost.

Plant & Equipment

Plant and equipment is valued at historical cost less depreciation.

Equipment, Furniture & Fittings

Equipment, furniture and fittings is valued at historical cost less depreciation.

Civic Collection

The civic collection is recognised at historical cost.

Investment Property

Investment properties were valued externally by a certified practising valuer. The basis of valuation is fair value being the amounts for which the properties could be exchanged between willing but not anxious parties in an arms length transaction, based on current prices in an active market for similar properties in the same location and subject to similar leases.

All investment properties are leased to tenants under long term operating leases with rentals payable monthly. Contractual obligations relating to the properties are disclosed in Note 15.

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 8. Liabilities

\$ '000	Notes	2025 Current	2025 Non Current	2024 Current	2024 Non Current
(a) Trade and other payables					
Goods and services		9,477	–	7,869	–
Payments received in advance		12,592	16,063	11,689	16,232
Accrued expenses - employee entitlements		3,545	–	2,703	–
Accrued expenses - other		6,415	–	6,865	–
Deposits, retentions and bonds		388	–	240	–
Other		499	–	721	–
<u>Total trade and other payables</u>		<u>32,916</u>	<u>16,063</u>	<u>30,087</u>	<u>16,232</u>
(b) Borrowings					
Loans		–	23,820	–	–
Lease liabilities	15b	3,314	47,252	5,077	39,318
<u>Total Borrowings</u>		<u>3,314</u>	<u>71,072</u>	<u>5,077</u>	<u>39,318</u>
All interest bearing liabilities are secured over the future revenues of the Council					
Borrowings as at 30 June 2025 are offset by the Future Fund Reserve of \$14,359,548 as disclosed under Note 9b.					
(c) Provisions					
Annual Leave Employee Entitlements		6,766	–	6,812	–
Long Service Leave Employee Entitlements		6,728	2,076	6,594	1,998
Rehabilitation Provision		–	–	4,950	–
Other		383	–	502	–
<u>Total provisions</u>		<u>13,877</u>	<u>2,076</u>	<u>18,858</u>	<u>1,998</u>

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 9. Reserves

\$ '000	as at 30/06/24				as at 30/06/25
	Opening Balance	Increments (Decrements)	Transfers	Impairments	Closing Balance
(a) Asset revaluation reserve					
Land - other	170,564	–	–	–	170,564
Buildings	204,736	–	–	(6,065)	198,671
Infrastructure					
- Stormwater and Drainage	119,819	15,313	–	(835)	134,297
- Public Art	4,165	2	(785)	–	3,382
- Bridges	78,236	1,799	–	–	80,035
- Footpaths	252,303	11,521	–	(2,707)	261,117
- Kerb & Water Table	74,204	1,506	–	(95)	75,615
- Public Lighting	7,527	68,519	–	(118)	75,928
- Roads	218,255	6,631	–	(258)	224,628
- Ticket Machines	1,629	–	–	–	1,629
- Traffic Signals	8,970	18,814	–	–	27,784
- Urban Elements	30,538	–	(41)	(1,346)	29,151
Park Land Improvements	–	–	826	–	826
Other assets	1,003	–	–	–	1,003
JV's / associates - other comprehensive income	46	–	–	–	46
Total asset revaluation reserve	1,171,995	124,105	–	(11,424)	1,284,676
Comparatives	1,018,225	158,719	–	(4,950)	1,171,994

\$ '000	as at 30/06/24				as at 30/06/25
	Opening Balance	Tfrs to Reserve	Tfrs from Reserve	Other Movements	Closing Balance
(b) Other reserves					
Other reserves ⁽ⁱ⁾	36,630	–	(22,270)	–	14,360
Total other reserves	36,630	–	(22,270)	–	14,360
Comparatives	28,171	27,100	(18,641)	–	36,630

(i) Future Fund Reserve

Purposes of reserves

Asset revaluation reserves

The asset revaluation reserve is used to record increments and decrements arising from changes in fair value of non current assets (less any subsequent impairment losses, where applicable).

Future Fund Reserve

A Future Fund Reserve was established to enable Council to fund the purchase of future income generating assets from the sale proceeds of assets identified through the City of Adelaide Property Strategy.

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 10. Reconciliation to Statement of Cash Flows

\$ '000	Notes	2025	2024
(a) Reconciliation of cash			
Cash Assets comprise highly liquid investments with short periods to maturity subject to insignificant risk of changes of value. Cash at the end of the reporting period as shown in the Statement of Cash Flows is reconciled to the related items in the Statement of Financial Position as follows:			
Total cash and equivalent assets	5a	2,288	2,077
Balances per Statement of Cash Flows		2,288	2,077
(b) Reconciliation of Operating Result			
Net surplus/(deficit)		3,893	8,301
Non-cash items in income statements			
Depreciation, amortisation and impairment		60,332	55,008
Fair value adjustments		(1,357)	(155)
Equity Movements in Equity Accounted Investments (Increase) / Decrease		(13)	(3)
Premiums and discounts recognised and unwound		–	(584)
Non-cash asset acquisitions		(1,262)	(464)
Grants for capital acquisitions treated as investing activity		(4,703)	(5,521)
Net (gain)/loss on disposals		12,904	6,315
Interest on Financing Activity		1,075	891
		70,869	63,788
Add (less): changes in net current assets			
Net (Increase) / Decrease in Receivables		7,378	(16,529)
Change in allowances for under-recovery of receivables		66	917
Net (Increase) / Decrease in Inventories		55	(63)
Net (Increase) / Decrease in Other Assets		(924)	(603)
Net Increase / (Decrease) in Trade & Other Payables		2,257	10,083
Net Increase / (Decrease) in Unpaid Employee Benefits		(46)	266
Net Increase / (Decrease) in Other Provisions		(4,857)	4,977
Net cash provided by (or used in) operations		74,798	62,836

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 10. Reconciliation to Statement of Cash Flows (continued)

\$ '000	2025	2024
(c) Reconciliation of Liabilities Arising from Financing Activities		
Borrowings and Lease Liabilities		
Opening Balance	44,395	56,276
Net Proceeds from/(Repayments of) Borrowings	23,820	(7,519)
Non-Cash Lease Additions	22,466	1,083
Non-Cash Lease Terminations	(10,883)	–
Non-Cash Accretion of interest	1,075	891
Lease Payments	(6,487)	(6,336)
Closing Balance	74,386	44,395
Non-cash financing (other)		
Bonds & Deposits		
Opening Balance	240	363
Bond / Deposit Proceeds Received/(Repayments Made) During the Year	148	(123)
Total Liabilities from Financing Activities	74,774	44,635

(d) Financing arrangements

Unrestricted access was available at reporting date to the following lines of credit:

Bank overdrafts	1,000	1,000
Corporate credit cards	600	600
LGFA cash advance debenture facility	70,000	70,000

The bank overdraft facilities may be drawn at any time and may be terminated by the bank without notice.

Council has the following cash advance debenture facilities with the LGFA:
\$70,000,000 expiring 15/06/2033

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 11. Financial instruments

Recognised financial instruments

Receivables - rates and associated charges (including legals and penalties for late payment)

Accounting Policy:

Carried at nominal values less any allowance for doubtful debts. An allowance for doubtful debts is recognised (and re-assessed annually) when collection in full is no longer probable.

Terms & Conditions:

Secured over the subject land, arrears attract interest of 9.15% (2024: 9.05%). Council is not materially exposed to any individual debtor. Credit risk exposure is concentrated within the Council's boundaries in the State.

Carrying Amount:

Approximates fair value (after deduction of any allowance).

Receivables - fees and other charges

Accounting Policy:

Carried at nominal values less any allowance for expected credit losses. Allowance for expected credit losses are assessed annually using simplified model permissible in accordance with AASB 9.

Terms & Conditions:

Unsecured, and do not bear interest. Council is not materially exposed to any individual debtor. Credit risk exposure is concentrated within the Council's boundaries.

Carrying Amount:

Approximates fair value (after deduction of any allowance).

Receivables - other levels of government

Accounting Policy:

Carried at nominal value.

Terms & Conditions:

Amounts due have been calculated in accordance with the terms and conditions of the respective programs following advice of approvals, and do not bear interest. All amounts are due by Departments and Agencies of State and Federal Governments.

Carrying Amount:

Approximates fair value.

Receivables - Other Financial Assets

Accounting Policy:

Financial assets are classified, at initial recognition, as subsequently measured at amortised cost.

Terms & Conditions:

Secured over the subject land. Council is not materially exposed to any individual debtor. Credit risk exposure is concentrated within the Council's boundaries in the State.

Carrying Amount:

At amortised cost.

Liabilities - creditors

Accounting policy:

Liabilities are recognised for amounts to be paid in the future for goods and services received, whether or not billed to the Council.

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 11. Financial instruments (continued)

Terms and conditions:

Liabilities are normally settled on 30 day terms.

Carrying amount:

Approximates fair value.

Liabilities - interest bearing borrowings

Accounting Policy:

Carried at amortised cost. Interest is charged as an expense as it accrues.

Terms & Conditions:

Secured over future revenues, current loans are on a floating facility where surplus funds are used to pay down loan balances.

Carrying Amount:

Approximates fair value.

Liabilities - leases

Accounting Policy:

Accounted for in accordance with AASB 16 as stated in Note 1.

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 11. Financial instruments (continued)

\$ '000	Due < 1 year	Due > 1 year and ≤ 5 years	Due > 5 years	Total Contractual Cash Flows	Carrying Values
Financial assets and liabilities					
2025					
Financial assets					
Cash and cash equivalents	2,288	–	–	2,288	2,288
Receivables	12,446	79	536	13,061	12,903
Other financial assets	18,500	–	360	18,860	18,860
Total financial assets	33,234	79	896	34,209	34,051
Financial liabilities					
Payables	20,266	–	–	20,266	20,324
Non-current borrowings	–	–	23,820	23,820	23,820
Lease liabilities	6,279	17,551	97,904	121,734	50,566
Total financial liabilities	26,545	17,551	121,724	165,820	94,710
Total financial assets and liabilities	59,779	17,630	122,620	200,029	128,761
2024					
Financial assets					
Cash and cash equivalents	2,077	–	–	2,077	2,077
Receivables	24,067	79	555	24,701	26,219
Other financial assets	18,500	–	470	18,970	18,970
Total financial assets	44,644	79	1,025	45,748	47,266
Financial liabilities					
Payables	16,295	–	–	16,295	16,295
Non-current borrowings	–	–	–	–	–
Lease liabilities	5,828	23,560	18,685	48,073	44,395
Total financial liabilities	22,123	23,560	18,685	64,368	60,690
Total financial assets and liabilities	66,767	23,639	19,710	110,116	107,956

The following interest rates were applicable to Council's borrowings at balance date:

\$ '000	2025		2024	
	Weighted Avg Interest Rate	Carrying Value	Weighted Avg Interest Rate	Carrying Value
Other variable rates	5.26%	23,820	5.48%	–
Fixed interest rates	0.00%	–	0.00%	(526)
		23,820		(526)

Net fair value

All carrying values approximate fair value for all recognised financial instruments. There is no recognised market for the financial assets of the Council.

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 11. Financial instruments (continued)

Risk exposures

Credit Risk represents the loss that would be recognised if counterparties fail to perform as contracted. The maximum credit risk on financial assets of the Council is the carrying amount, net of any impairment. All Council investments are made with the SA Local Government Finance Authority and are guaranteed by the SA Government. Except as detailed in Notes 5 & 6 in relation to individual classes of receivables, exposure is concentrated within the Council's boundaries, and there is no material exposure to any individual debtor.

Market Risk is the risk that fair values of financial assets will fluctuate as a result of changes in market prices. All of Council's financial assets are denominated in Australian dollars and are not traded on any market, and hence neither market risk nor currency risk apply.

Liquidity Risk is the risk that Council will encounter difficulty in meeting obligations with financial liabilities. In accordance with the model Treasury Management Policy (LGA Information Paper 15), liabilities have a range of maturity dates. Council also has available a range of bank overdraft and standby borrowing facilities that it can access.

Interest Rate Risk is the risk that future cash flows will fluctuate because of changes in market interest rates. Council has a balance of variable interest rate borrowings and fixed cash investments. Cash flow fluctuations are managed holistically in seeking to minimise interest costs over the longer term in a risk averse manner.

Note 12. Capital expenditure and investment property commitments

\$ '000	2025	2024
Capital commitments		
Capital expenditure committed for at the reporting date but not recognised in the financial statements as liabilities:		
Buildings	6,237	27,019
Drainage & Waterways	3,195	186
IT Corporate System	80	419
Lighting & Electrical	941	1,423
Park Lands & Squares	712	8,410
Plant & Equipment	473	829
Streetscapes	4,971	4,085
Transportation	5,919	7,511
Urban Elements	454	360
	22,982	50,242
These expenditures are payable:		
Not later than one year	22,982	36,430
Later than one year and not later than 5 years	–	13,812
	22,982	50,242

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 13. Financial indicators

\$ '000	Amounts 2025	Indicator 2025	Indicators 2024	Indicators 2023
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These Financial Indicators have been calculated in accordance with Information paper 9 - Local Government Financial Indicators prepared as part of the LGA Financial Sustainability Program for the Local Government Association of South Australia.

1. Operating Surplus Ratio

Operating surplus	9,475	3.9%	3.6%	0.8%
Total operating income	243,190			

This ratio expresses the operating surplus as a percentage of total operating revenue.

2. Net Financial Liabilities Ratio

Net financial liabilities	106,358	44%	29%	33%
Total operating income	243,190			

Net Financial Liabilities are defined as total liabilities less financial assets (excluding equity accounted investments in Council businesses). These are expressed as a percentage of total operating revenue.

Adjustments to Ratios

In recent years the Federal Government has made advance payments prior to 30th June from future year allocations of financial assistance grants. These Adjusted Ratios correct for the resulting distortion in key ratios for each year and provide a more accurate basis for comparison.

Adjusted Operating Surplus Ratio

Operating surplus	8,901	3.7%	3.6%	0.6%
Total operating income	242,616			

Adjusted Net Financial Liabilities Ratio

Net financial liabilities	106,932	44%	29%	33%
Total operating income	242,616			

3. Asset Renewal Funding Ratio

Asset renewals	51,655	85%	94%	73%
Infrastructure and Asset Management Plan required expenditure	60,564			

Asset renewals expenditure is defined as capital expenditure on the renewal and replacement of existing assets relative to the optimal level planned, and excludes new capital expenditure on the acquisition of additional assets.

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 13. Financial indicators (continued)

\$ '000	Amounts	Indicator	Indicators	
	2025	2025	2024	2023
Adjusted Asset Renewal Funding Ratio				
Asset renewals	53,394			
Infrastructure and Asset Management Plan required expenditure	55,920	95%	97%	72%

The Asset Renewal Funding Ratio calculated in accordance with Information paper 9 - Local Government Financial Indicators prepared as part of the LGA Financial Sustainability Program for the Local Government Association of South Australia does not take into account the proportion of works completed but not yet paid, nor any contingency contained within the Infrastructure and Asset Management Plan required expenditure. A contingency element was introduced into the 2024 revised Asset Management Plans from 2024/25 financial year. This adjusted ratio includes the cost of works completed but not yet paid and adjusts for performance against contingency. This corrects the resulting distortion for each year and provides a more accurate basis for comparison.

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 14. Uniform presentation of finances

\$ '000	2025	2024
<p>The following is a high level summary of both operating and capital investment activities of the Council prepared on a simplified Uniform Presentation Framework basis.</p> <p>All Councils in South Australia have agreed to summarise annual budgets and long-term financial plans on the same basis.</p> <p>The arrangements ensure that all Councils provide a common 'core' of financial information, which enables meaningful comparisons of each Council's finances.</p>		
Income		
Rates	144,084	135,538
Statutory charges	17,193	15,598
User charges	71,385	74,435
Grants, subsidies and contributions - operating	6,820	8,638
Investment income	1,048	1,265
Reimbursements	1,659	1,639
Other income	988	1,292
Net gain - equity accounted council businesses	13	3
Total Income	243,190	238,408
Expenses		
Employee costs	(80,062)	(77,786)
Materials, contracts and other expenses	(92,246)	(96,247)
Depreciation, amortisation and impairment	(60,332)	(55,008)
Finance costs	(1,075)	(891)
Total Expenses	(233,715)	(229,932)
Operating surplus / (deficit)	9,475	8,476
Adjusted Operating surplus / (deficit)	9,475	8,476
Net outlays on existing assets		
Capital expenditure on renewal and replacement of existing assets	(51,655)	(52,667)
Finance lease payments for right of use assets on existing assets	(5,412)	(5,444)
Add back depreciation, amortisation and impairment	60,332	55,008
Add back proceeds from sale of replaced assets	603	495
	3,868	(2,608)
Net outlays on new and upgraded assets		
Capital expenditure on new and upgraded assets (including investment property and real estate developments)	(47,059)	(37,844)
Add back amounts received specifically for new and upgraded assets	6,360	4,951
Add back proceeds from sale of surplus assets (including investment property, real estate developments and non-current assets held for resale)	3	27,100
	(40,696)	(5,793)
Annual net impact to financing activities (surplus/(deficit))	(27,353)	75

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 15. Leases

(i) Council as a lessee

Terms and conditions of leases

Buildings

Lease obligations for buildings are related to the provision of services by Council including car parks, libraries and community centres. Leases are of varying duration, terms and conditions. No lease imposes any additional restrictions on Council in relation to additional debt or further leasing.

Set out below are the carrying amounts of right-of-use assets recognised within Infrastructure, Property, Plant and Equipment and the movements during the period:

(a) Right of use assets

\$ '000	Buildings	Total
2025		
Opening balance	41,649	41,649
Additions to right-of-use assets	75	75
Adjustments to right-of-use assets due to re-measurement of lease liability	22,374	22,374
Adjustment to right-of-use asset due to early termination of lease	(9,369)	(9,369)
Depreciation charge	(5,521)	(5,521)
Balance at 30 June	49,208	49,208
2024		
Opening balance	46,137	46,137
Additions to right-of-use assets	-	-
Adjustments to right-of-use assets due to re-measurement of lease liability	1,081	1,081
Adjustment to right-of-use asset due to early termination of lease	-	-
Depreciation charge	(5,569)	(5,569)
Balance at 30 June	41,649	41,649

(b) Lease liabilities

Set out below are the carrying amounts of lease liabilities (included under interest-bearing loans and borrowings) and the movements during the period:

\$ '000	2025	2024
Balance at 1 July	44,395	48,757
Additions	75	146
Adjustment to lease liabilities due to lease modifications	22,374	937
Adjustment to lease liabilities due to early termination	(10,866)	-
Accretion of interest	1,075	891
Payments	(6,487)	(6,336)
Balance at 30 June	50,566	44,395
Classified as:		
Current	3,314	5,077
Non-current	47,252	39,318

The maturity analysis of lease liabilities is included in Note 11.
The Council had total cash outflows for leases of \$6.487m

City of Adelaide

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 15. Leases (continued)

\$ '000	2025	2024
The following are the amounts recognised in profit or loss:		
Depreciation expense of right-of-use assets	5,521	5,569
Interest expense on lease liabilities	1,075	891
Expense relating to short term leases	333	170
Expense relating to leases of low-value assets	62	16
Variable lease payments	777	746
Other	71	101
Total amount recognised in profit or loss	7,839	7,493

(ii) Council as a lessor

Council owns various buildings, plant and other facilities that are available for hire or lease (on a non-cancellable basis wherever practicable) in accordance with the published revenue policy. Rentals received from such leases are disclosed as property lease income in Note 2.

Rentals received, and outgoings reimbursed, in relation to Investment Property are also disclosed in Note 2. These lease agreements, all of which are classified as operating leases, are made on a non-cancellable basis wherever practicable.

Council has one leasing arrangement it deems to be a finance lease as disclosed under Notes 5 and 6.

\$ '000	2025	2024
Future minimum rentals receivable under non-cancellable operating leases as at 30 June, are as follows:		
Not later than one year	7,782	7,354
Later than one year and not later than 5 years	18,522	13,006
Later than 5 years	27,021	21,834
	53,325	42,194

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 16. Superannuation

The Council makes employer superannuation contributions in respect of its employees to Hostplus (formerly Local Government Superannuation Scheme and Statewide Super). There are two types of membership, each of which is funded differently. Permanent and contract employees of the South Australian Local Government sector with Salarylink benefits prior to 24 November 2009 have the option to contribute to the Accumulation section and/or Salarylink. All other employees (including casuals) have all contributions allocated to the Accumulation section.

Accumulation only members

Accumulation only members receive both employer and employee contributions on a progressive basis. Employer contributions are based on a fixed percentage of ordinary time earnings in accordance with superannuation guarantee legislation (11.50% in 2024/25; 11.00% in 2023/24). No further liability accrues to the Council as the superannuation benefits accruing to employees are represented by their share of the net assets of the Fund.

Salarylink (Defined Benefit Fund) members

Salarylink is a defined benefit scheme where the benefit payable is based on a formula determined by the member's contribution rate, number of years and level of contribution and final average salary. Council makes employer contributions to Salarylink as determined by the Fund's Trustee based on advice from the appointed Actuary. The rate is currently 6.3% (6.3% in 2023/24) of "superannuation" salary.

In addition, Council makes a separate contribution of 3% of ordinary time earnings for Salarylink members to their Accumulation account. Employees also make member contributions to the Salarylink section of the Fund. As such, assets accumulate in the Salarylink section of the Fund to meet the member's benefits, as defined in the Trust Deed, as they accrue.

The Salarylink section is a multi-employer sponsored plan. As the Salarylink section's assets and liabilities are pooled and are not allocated by each employer, and employees may transfer to another employer within the local government sector and retain membership of the Fund, the Actuary is unable to allocate benefit liabilities, assets and costs between employers. As provided by AASB 119.34(a), Council does not use defined benefit accounting for these contributions.

The most recent actuarial investigation was conducted by the Fund's actuary, Louise Campbell, FIAA, of Willis Towers Watson as at 30 June 2023. The Trustee has determined that the current funding arrangements are adequate for the expected Salarylink liabilities. However, future financial and economic circumstances may require changes to Council's contribution rates at some future time.

Contributions to other superannuation schemes

Council also makes contributions to other superannuation schemes selected by employees under the "choice of fund" legislation. All such schemes are of the accumulation type, where the superannuation benefits accruing to the employee are represented by their share of the net assets of the scheme, and no further liability attaches to the Council.

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 17(a). Interests in other entities

All joint ventures and associates are required to prepare Annual Financial Statements that comply with the SA Local Government Model Financial Statements.

\$ '000	Council's Share of Net Income		Council's Share of Net Assets	
	2025	2024	2025	2024
Council's share of net income				
Joint ventures	13	3	5,065	4,066
Total Council's share of net income	13	3	5,065	4,066

(i) Joint ventures, associates and joint operations

(a) Carrying amounts

\$ '000	Principal Activity	2025	2024
The Brown Hill and Keswick Creeks Stormwater Board	Implementation & oversight of stormwater infrastructure	5,065	4,066
Total carrying amounts - joint ventures and associates		5,065	4,066

The Brown Hill and Keswick Creeks Stormwater Board

The Brown Hill and Keswick Creeks Stormwater Board was established by five constituent councils on the 27 February 2018. It comprises the Cities of Adelaide, Burnside, Unley, Mitcham and West Torrens. The purpose of the Board is to oversee the construction of stormwater infrastructure and to implement the Brown Hill and Keswick Creeks Stormwater Board Stormwater Management Plan.

(b) Relevant interests

	Interest in Operating Result		Ownership Share of Equity		Proportion of Voting Power	
	2025	2024	2025	2024	2025	2024
The Brown Hill and Keswick Creeks Stormwater Board	8.00%	8.00%	8.00%	8.00%	20.00%	20.00%

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 17(a). Interests in other entities (continued)

(c) Movement in investment in joint venture or associate

\$ '000	The Brown Hill and Keswick Creeks Stormwater Board	
	2025	2024
Opening Balance	4,066	1,618
Share in Operating Result	13	3
Share in Other Comprehensive Income	666	2,079
New Capital Contributions	320	320
Asset Revaluation Reserve Adjustment	—	46
Council's equity share in the joint venture or associate	5,065	4,066

Note 17(b). Controlled entities

Subsidiaries

Council's consolidated financial statements incorporate the assets, liabilities and results of the following subsidiaries in accordance with AASB 10 and the accounting policy described in Note 1(2).

Name of Operation/Entity	Principal Activity and Place of Business
Adelaide Central Market Authority (ACMA)	Adelaide Central Market Authority was enacted on 3 May 2012 as a subsidiary of Council with its primary role being to oversee the management and operation of Adelaide Central Market in accordance with the Adelaide Central Market Authority Charter, the Market Charter and Council's Strategic Plan.

Interests in Subsidiary	Ownership 2025	Ownership 2024	Voting Rights 2025	Voting Rights 2024
Council's Interest in Subsidiary	100%	100%	100%	100%

The nature of risks associated with Council's interests in the Subsidiary

As per the ACMA Charter, City of Adelaide provides financial support by way of a loan until there are sufficient reserves for the Market to be self sustainable.

Other disclosures

Council has a lease agreement with ACMA for the Central Market Complex from 8 July 2021 for a period on 20 years. The lease contains payment terms of \$1 per annum and is deemed a "Peppercorn" lease.

ACMA contracts staff from Council with the cost totalling \$1,443,661 for the year (2023-24: \$1,199,753).

Council, as the parent entity, has provided an equity contribution of \$167,929 (2024: Nil) to continue to support ACMA on a going concern basis. A distribution will be made from ACMA to City of Adelaide once sufficient reserves are generated.

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 17(b). Controlled entities (continued)

Name of Operation/Entity	Principal Activity and Place of Business
Adelaide Park Lands Authority (APLA)	Adelaide Park Lands Authority was enacted on 14 December 2006 as a subsidiary of Council with its primary role being the provision of policy and advice to Council and the State Government in regard to the management of the Park Lands.

Interests in Subsidiary	Ownership 2025	Ownership 2024	Voting Rights 2025	Voting Rights 2024
Council's Interest in Subsidiary	100%	100%	100%	100%

The nature and extent of significant restrictions relating to the Subsidiary

Council funds the operations of APLA through the provision of an annual grant which for 2024-25 totalled \$306,399 (2023-24: \$234,088).

Other disclosures

APLA contracts staff from Council with the cost totalling \$153,855 for the year (2023-24: \$134,361).

Name of Operation/Entity	Principal Activity and Place of Business
Adelaide Economic Development Agency (AEDA)	The Adelaide Economic Development Agency was enacted on 14 January 2021 as a subsidiary of Council with its primary role being to accelerate economic growth in the city, growing the visitor economy, supporting residential growth, and marketing the city as a whole including Rundle Mall

Interests in Subsidiary	Ownership 2025	Ownership 2024	Voting Rights 2025	Voting Rights 2024
Council's Interest in Subsidiary	100%	100%	100%	100%

Other disclosures

AEDA contracts staff from Council with the costs totalling \$4,182,801 (2023-24: \$3,792,993).

In the period an amount of \$8,412,973 (2023-24: \$8,890,960) was received by the Agency as contribution from the City of Adelaide.

Notes to and forming part of the Financial Statements
for the year ended 30 June 2025

Note 18. Contingencies & Assets / Liabilities Not Recognised in the Statement of
Financial Position

The following assets and liabilities do not qualify for recognition in the Statement of Financial Position, but knowledge is considered relevant to the users of the financial report in making and evaluating decisions about the allocation of scarce resources.

1. Land under roads

As reported in the Financial Statements, Council is of the opinion that it is not possible to attribute a value sufficiently reliably for these assets to qualify for recognition, and accordingly land under roads has not been recognised in the reports. Land acquired for road purposes during the year is initially recognised at cost, but transferred to fair value at reporting date, effectively writing off the expenditure.

At reporting date, Council controlled 190 km of road reserves of an average width of 9.55 metres.

2. Potential insurance losses

Council is a multi-purpose organisation providing a large range of building, parks infrastructure, playgrounds and other facilities accessible to the public. At any time, it is likely that claims will have been made against Council that remain unsettled.

Council insures against all known insurable risks using a range of insurance policies, each of which is subject to deductible "insurance excesses", the amount of which varies according to the class of insurance.

Council has recognised the potential losses arising from claims known at reporting date based on average historical net cost (including insurance excess) of similar types of claims. Other potential claims not reported to Council may have existed at reporting date.

3. Legal expenses

Council is the planning consent authority for its area under the *Planning, Development and Infrastructure Act 2016*. Pursuant to that Act, certain persons aggrieved by a planning decision of the Council may appeal. It is normal practice that parties bear their own legal costs.

All known costs have been recognised, but the amount of further costs cannot be known until the appeals are determined.

Council has an ongoing matter in the Supreme Court of SA. The nature of the matter is such that it is unlikely that Council will be liable for any damages, but it may be liable to perform works in dispute. Council could also be subject to costs ordered against it.

Council is a party to an ongoing matter in the Supreme Court of SA for which a likely estimate of financial settlement is unable to be provided for at this stage. As a result, the financial statements have not recognised a provision for any future settlement costs.

4. Other contingent liabilities

Council has committed to expenditure of \$1,340,965 as at 30 June 2025 through the Heritage Incentive Scheme (HIS). The payment of the scheme is contingent on the satisfaction that all the HIS grant requirements have been met. As a result, the financial statements have not recognised this liability.

Council is in negotiation with a property owner to execute a new long term lease agreement and relocate from its existing premises. There is a possible obligation regarding the make-good of the existing facility which will only be confirmed by the signing of the final agreement and negotiations with the existing property owner regarding make-good requirements. This had not occurred at the time the financial statements were approved and as such, no provision has been recognised as a reliable estimate cannot be determined.

City of Adelaide

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 19. Events after the Reporting Date

Events that occur after the reporting date of 30 June 2025, up to and including the date when the financial statements are "authorised for issue" have been taken into account in preparing these statements.

Council has adopted the date of receipt of the Auditors' Report as the appropriate "authorised for issue" date relating to these General Purpose Financial Statements.

Council is unaware of any material or significant "non adjusting events" that should be disclosed.

Note 20. Related party transactions

Key management personnel

Transactions with key management personnel

The Key Management Personnel of the Council include the Lord Mayor, Councillors, Chief Executive Officer, Chief Operating Officer and Directors.

In all, 22 persons were paid the following total compensation:

\$ '000	2025	2024
The compensation paid to key management personnel comprises:		
Short-term employee benefits	2,025	2,289
Post-employment benefits	168	185
Long-term benefits	1	12
Termination benefits	—	248
Total	2,194	2,734

Compensation paid excludes reimbursement of expenses incurred on behalf of Council

Other than amounts paid as ratepayers or residents (e.g. rates, swimming pool entry fees, etc.), during the year the following transactions occurred with related parties of the City of Adelaide. These transactions were on normal commercial terms and conditions no more favourable than those available to other persons unless otherwise stated.

- Local Government Finance Authority (LGFA) for whom M. Sedgman, CEO, is Board Chair - Interest paid to LGFA of \$120,927
- LGFA for whom M. Sedgman, CEO, is Board Chair - Interest and special distributions received from LGFA of \$833,231
- J Giles, Councillor, received a grant payment to the value of \$2,357.35 under the Heritage Incentive Scheme.

Note 21. Capital City Development and Economic Development

Expenditure incurred in accordance with the Capital City Committee Capital City Development Program per Section 34(1)(b) of the *City of Adelaide Act 1998* totalled \$62.8m for 2024-25 (2023-24: \$49.4m). This represents 20.18% (2023-24: 16.61%) of total expenditure for the year ended 30 June 2025.

In accordance with the requirements of the *City of Adelaide Act 1998*, expenditure of \$19.1m (2023-24: \$19.1m) was incurred for works, services and activities that directly related to Council's economic development program. This represents 6.12% (2023-24 6.43%) of the total expenditure for the year ended 30 June 2025.



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INDEPENDENT AUDITOR'S REPORT TO THE PRINCIPAL MEMBER OF CITY OF ADELAIDE

Report on the Audit of the Financial Report

Opinion

We have audited the financial report of City of Adelaide (the Company) and its subsidiaries (the Council), which comprises the consolidated statement of financial position as at 30 June 2025, the consolidated statement of comprehensive income, the consolidated statement of changes in equity and the consolidated statement of cash flows for the year then ended, and notes to the financial report, including a summary of material accounting policy information and the declaration by those charged with governance.

In our opinion the accompanying financial report of presents fairly, in all material respects, the financial position of the Council as at 30 June 2025, and its financial performance and its cash flows for the year then ended in accordance with Australian Accounting Standards, the *Local Government Act 1999*, and the *Local Government (Financial Management) Regulations 2011*.

Basis for opinion

We conducted our audit in accordance with Australian Auditing Standards. Our responsibilities under those standards are further described in the *Auditor's responsibilities for the audit of the Financial Report* section of our report. We are independent of the Council in accordance with the Local Government Act 1999 and the ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110 *Code of Ethics for Professional Accountants (including Independence Standards)* (the Code) that are relevant to our audit of the financial report in Australia. We have also fulfilled our other ethical responsibilities in accordance with the Code.

We confirm that the independence declaration required by the *Local Government Act 1999*, which has been given to the Council, would be in the same terms if given to the directors as at the time of this auditor's report.

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

Other information

Those charged with governance are responsible for the other information. The other information obtained at the date of this auditor's report are the general purpose financial reports of City of Adelaide's regional subsidiaries including Adelaide Park Lands Authority, Adelaide Central Market Authority, Adelaide Economic Development Agency and the Annual Report of The Brown Hill Keswick Creeks Stormwater Board.

Our opinion on the financial report does not cover the other information and accordingly we do not express any form of assurance conclusion thereon.

In connection with our audit of the financial report, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial report or our knowledge obtained in the audit, or otherwise appears to be materially misstated.



If, based on the work we have performed on the other information obtained prior to the date of this auditor's report, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

Responsibilities of the directors for the Financial Report

Management is responsible for the preparation and fair presentation of the financial report in accordance with Australian Accounting Standards, the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* and for such internal control as management determines is necessary to enable the preparation and fair presentation of a financial report that is free from material misstatement, whether due to fraud or error.

In preparing the financial report, management is responsible for assessing the Council's ability of the group to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management intends to liquidate the Council or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the Council's financial reporting process.

Auditor's responsibilities for the audit of the Financial Report

Our objectives are to obtain reasonable assurance about whether the financial report as a whole is 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. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of this financial report.

A further description of our responsibilities for the audit of the financial report is located at the Auditing and Assurance Standards Board website (<http://www.auasb.gov.au/Home.aspx>) at: http://www.auasb.gov.au/auditors_responsibilities/ar3.pdf

This description forms part of our auditor's report.

A handwritten signature in blue ink that reads 'BDO'.

BDO Audit Pty Ltd

A handwritten signature in blue ink that reads 'Linh Dao'.

Linh Dao
Director

Adelaide, 24 September 2025

INDEPENDENT ASSURANCE REPORT OF THE INTERNAL CONTROLS OF CITY OF ADELAIDE

Opinion

We have undertaken a reasonable assurance engagement on the design and the operating effectiveness of controls established by City of Adelaide ('Council') in relation to financial transactions relating to the receipt, expenditure and investment of money, acquisition and disposal of property and incurring of liabilities, throughout the period 1 July 2024 to 30 June 2025 relevant to ensuring such transaction have been conducted properly and in accordance with the law.

In our opinion, in all material respects:

- (a) The controls established by the Council in relation to financial transactions relating to the receipt, expenditure and investment of money, acquisition and disposal of property and incurring of liabilities were suitably designed to ensure such transactions have been conducted property and in accordance with law; and
- (b) The controls operated effectively as designed throughout the period from 1 July 2024 to 30 June 2025.

Basis for opinion

We conducted our engagement in accordance with Standard on Assurance Engagements ASAE 3100 *Compliance Engagements on Controls* issued by the Auditing and Assurance Standards Board.

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

The Council's responsibilities for the Internal Controls

The Council is responsible for:

- a) The receipt, expenditure and investment of money, acquisition and disposal of property and incurring of liabilities;
- b) Identifying the control objectives
- c) Identifying the risks that threaten achievement of the control objectives
- d) Designing controls to mitigate those risks, so that those risks will not prevent achievement of the identified control objectives; and
- e) Operating effectively the controls as designed throughout the period.

Our independence and quality management

We have complied with the independence and relevant ethical requirements relating to assurance engagements, and applied Auditing Standard ASQM 1 *Quality Management for Firms that Perform Audits or Reviews of Financial Reports and Other Financial Information, or Other Assurance or Related Services Engagements* in undertaking this assurance engagement.



Assurance practitioner's responsibilities

Our responsibility is to express an opinion, in all material respects, on the suitability of the design to achieve the control objectives and the operating effectiveness of controls established by Council in relation to financial transactions relating to the receipt, expenditure and investment of money, acquisition and disposal of property and incurring of liabilities. ASAE 3100 requires that we plan and perform our procedures to obtain reasonable assurance about whether, in all material respects, with the controls are suitably designed to achieve the control objectives and the controls operated effectively throughout the period.

An assurance engagement to report on the design and operating effectiveness of controls involves performing procedures to obtain evidence about the suitability of the design of controls to achieve the control objectives and the operating effectiveness of controls throughout the period. The procedures selected depend on our judgement, including the assessment of the risks that controls are not suitably designed or the controls did not operate effectively. Our procedures included testing the operating effectiveness of those controls that we consider necessary to achieve the control objectives identified. An assurance engagement of this type also includes evaluating the suitability of the control objectives.

Limitations of controls

Because of the inherent limitations of an assurance engagement, together with the internal control structure it is possible that, even if the controls are suitably designed and operating effectively, the control objectives may not be achieved and so fraud, error, or non-compliance with compliance requirements may occur and not be detected.

An assurance engagement on operating effectiveness of controls is not designed to detect all instances of controls operating ineffectively as it is not performed continuously throughout the period and the tests performed are on a sample basis. Any projection of the outcome of the evaluation of controls to future periods is subject to the risk that the controls may become inadequate because of changes in conditions, or that the degree of compliance with them may deteriorate.

BDO Audit Pty Ltd

Linh Dao
Director

Adelaide, 24 September 2025

City of Adelaide

General Purpose Financial Statements for the year ended 30 June 2025


Certification of Auditor Independence

To the best of our knowledge and belief, we confirm that, for the purpose of the audit of Adelaide City Council for the year ended 30 June 2024, the Council's Auditor, BDO Audit Pty Ltd has maintained its independence in accordance with the requirements of the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22(3) *Local Government (Financial Management) Regulations 2011*.



Michael Sedgman
Chief Executive Officer



Nicolle Rantanen Reynolds
Presiding Member, Audit and Risk Committee

Date: 24.09.2025



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Adelaide SA 5000
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Australia

CERTIFICATION OF AUDITOR INDEPENDENCE

I confirm that, for the audit of the financial statements of the City of Adelaide for the year ended 30 June 2025, I have maintained my independence in accordance with the requirements of the APES 110 *Code of Ethics for Professional Accountants (including Independence Standards)* (the Code), Part 4A, published by the Accounting Professional and Ethical Standards Board, in accordance with the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* made under the Act.

This statement is prepared in accordance with the regulations of Regulation 22 (5) *Local Government (Financial Management) Regulations 2011*.

A handwritten signature in blue ink, appearing to read 'Linh Dao', is written over a light blue rectangular background.

Linh Dao
Director

BDO Audit Pty Ltd

Adelaide, 16 September 2025

Presiding Member's Annual Report

I am pleased to present the Presiding Member Report for the City of Adelaide Audit and Risk Committee for the year ended 30 June 2025.

Meetings and attendance

The Audit and Risk Committee met 8 times for the 2024/25 year with meeting attendance as follows:

Name	Details	Meetings held	Meetings attended
Nicolle Rantanen Reynolds	Presiding Member	8	8
Paula Davies	Independent Member until 21 February 2025	5	4
Mark Davies	Independent Member	8	8
Simon Rodger	Independent Member	8	8
The Lord Mayor Dr Jane Lomax-Smith	Ex-officio	8	4
Councillor Jing Li	Council Representative until 14 December 2024	4	-
Councillor Janet Giles	Council Representative from 15 December 2024	4	2
Councillor Henry Davis	Proxy until 14 December 2024	4	- *
Councillor Phillip Martin	Proxy until 14 December 2024 from 23 April 2025	6	5 *
Councillor David Elliott	Proxy from 15 December 2024 until 11 April 2025	2	- *

* Proxy attendance only required in the absence of the Lord Mayor or Council Representative

Substantive issues

The substantive issues that were dealt with during the year were:

- Continuous review of the Climate Change Risk Adaptation Action Plan / Integrated Climate Strategy 2030
- Continuous review of the Council's Strategic Risk and Internal Audit Group
- Review and update of the Terms of Reference of the Audit and Risk Committee
- Receipt of quarterly business updates, including City of Adelaide subsidiary updates
- Confidential meetings with internal and external auditors
- Review of Council's 2023/24 Annual Report
- Review of the Audit and Risk Committee self-assessment results
- Adoption of the Audit and Risk Committee meeting schedule and work plan
- Review of the end of year financial reporting process and proposed timetable to ensure compliance with the legislative requirements
- Review of the Strategic Risk Register
- Review of Treasury Policy, Future Fund and Investment Policy
- Review of the Fixed Asset Accounting Policy

Internal audit program

A review of the progress of the internal audit program, detailed internal audit reports and implementation of the recommendations on a regular basis:

- Contract Management
- Culture Survey
- Record Keeping
- Fraud Prevention
- Lease Management
- Payment Card Industry Compliance
- Electric Vehicles Transition for Workshop Operations
- Penalty and Infringement Compliance
- TechnologyOne Post Implementation Review
- Site Contamination

Presentations / Workshops

The Audit and Risk Committee received one presentation during the year:

- Strategic Risk and Internal Audit Group presentation

The Audit and Risk Committee received three workshops during the year:

- Future Fund – function and operation
- The 2025/26 BP&B – priorities, parameters, assumptions and current position
- Update on the 2025/26 Business Plan & Budget

Financial Management

The Audit and Risk Committee has worked closely with the Administration in the area of Financial Management including the following:

- Quarterly 2024/25 Budget Reviews and updates to the Long Term Financial Plan
- Review of the 2023/24 Audited Financial Statements, including City of Adelaide subsidiaries
- Review of matters arising from External Audit – Finance
- Review of the Draft 2025/26 Business Plan and Budget
- Review of the Council's draft 2024/25 – 2033/34 Long Term Financial Plan
- Noting the Interim Report on the 2025 External Audit
- Receipt and consideration of the ESCOSA Report

Confidentiality

The Audit and Risk Committee considered 6 matters in confidence and applied 6 confidential orders. I am satisfied that these were an appropriate use of the provisions of Section 90 and 91 of the *Local Government Act 1999* (SA).

I would like to express my appreciation to the members of the Audit and Risk Committee for their participation, and to management and staff of the Council for their assistance and clarifications where required.

Nicolle Rantanen Reynolds

Presiding Member

Date: 24 July 2025



Adelaide Central Market Authority **2024/25** **Annual Report**





ACKNOWLEDGEMENT OF COUNTRY

Adelaide Central Market Authority acknowledges the traditional Country of the Kurna people of the Adelaide Plains and pays respect to Elders past and present. We recognise and respect their cultural heritage, beliefs and relationship with the land. We acknowledge that they are of continuing importance to the Kurna people living today. We extend that respect to other Aboriginal Language Groups and other First Nations.

CONTENTS

Acknowledgement of Country	2
Contents	3
Message from the Chair	4
About Adelaide Central Market Authority	5
ACMA Board	7
Trader Representatives	7
Summary of financial result	8
ACMA Highlights	8
Strategic Pillars	9
Our Customers	9
Highlights	11
Our Traders	12
Our Business	13
Our Community	14
Our Market	16
Audited Financial Statements	17





MESSAGE FROM THE CHAIR

It is with great pride that I present the Adelaide Central Market's 2024/2025 Annual Report. Over the past year, the Market has continued to evolve and thrive, staying true to our purpose of being a world-leading food and produce market with a deep and enduring connection to our community.

This year, we have much to celebrate. From outstanding media coverage to a calendar of popular events, from a remarkably stable trading environment to significant progress with Market Expansion operational preparedness, the impact of our collective efforts has been powerful. Together, we have enhanced the customer experience, supported our trader community, strengthened our financial position and deepened our role as a vital contributor to the economic, social and cultural fabric of our city.

I extend my sincere thanks to the Lord Mayor and all Councillors for their ongoing support throughout the year. Your commitment and collaboration have been instrumental in helping us deliver on our goals and sustain the Market's enduring success.

To our traders – thank you. Your dedication to your customers and passion are at the heart of what makes Adelaide Central Market so uniquely special. Together, you continue to create memorable experiences that define our Market's vibrant spirit.

As we look to the future, the Strategic Plan remains our roadmap – ensuring we stay focused on delivering outcomes for customers, traders, community, and business. The once-in-a-generation Market Expansion and Market Square development continues to progress, with exciting opportunities ahead as we welcome new traders and partners to this iconic destination.

Together with our management team and expert Board, including Deputy Chair Christine Locher (2024) and Deputy Chair Nicole Haack (2025) as well as Steve Marafiotte, George Roussos, Hamish Brown, John Pearce (until October 2024) and Councillor Carmel Noon (until October 2024) and Deputy Lord Mayor / North Ward Councillor Phillip Martin, we remain as always committed to ensuring the future growth of the Market.

Thank you to everyone who has contributed to our shared success this year. I look forward to continuing this journey together.

Sincerely,

Theo Maras AM
Chair, Adelaide Central Market Authority

ABOUT ADELAIDE CENTRAL MARKET AUTHORITY

The Adelaide Central Market Authority (ACMA) is established pursuant to Section 42 of the Local Government Act 1999 (SA) and is a body corporate with the responsibility to manage the business and other affairs of the Authority ensuring that the Authority acts in accordance with the Act and its Charter.

The purpose of ACMA is to oversee the management and operation of the Adelaide Central Market (the Market) in accordance with the ACMA Charter. ACMA's Strategic Plan and Headlease reflects its commitment to maintaining and enhancing the iconic standing of the Market for the benefit of all stakeholders, ensuring it continues to be recognised locally and internationally as a leading, vibrant, diverse and unique fresh produce market. It provides the framework for a commercially sustainable market community that contributes in a positive and meaningful way to the City of Adelaide and the development of the wider market district.

Up to seven Board Members, including the Chairperson, are appointed by the Council, and one Board Member must be a Council Member. The 2024/25 period was the twelfth full year of operation for the Adelaide Central Market Authority (ACMA), after its formal establishment in October 2012.

Our Purpose

To be a world leading food and produce market that shares enduring connection with our community.

Our Plan

To operate sustainably as a thriving team of Traders, Board and Management who create unique, diverse and memorable customer experiences that enhance our precinct, city and state.

Our Ambition

To grow the market by attracting more residents, visitors and workers who shop regularly.



ACMA BOARD 2024/25



THEO MARAS AM
Chair



CHRISTINE LOCHER
Deputy Chair (2024)



NICOLE HAACK
Deputy Chair (2025)



STEVE MARAFIOTE



**DEPUTY LORD MAYOR
PHILLIP MARTIN**



HAMISH BROWN



GEORGE ROUSSOS

ACMA BOARD

The Authority is a body corporate and is governed by a Board of Management which has the responsibility to manage the business and other affairs of the Authority in accordance with the Charter, all relevant legislation and any delegations made to it.

The skills-based Board consists of seven members who collectively have a range of knowledge, skills and experience across the following areas: retail, food supply chain (with retail emphasis), property development, centre management and leasing, marketing, stakeholder engagement, board governance, business acumen, people leadership, strategic management and knowledge of the Market. It is led by ACMA Chair Theo Maras AM, providing strategic oversight to the Management Team, headed by Fabienne Reilly as General Manager. The Chair and Board are instrumental in supporting and advocating for the Market and its traders.

TRADER REPRESENTATIVES

The Traders Representation Committee (TRC) is the formal traders group established under the Charter and meets with ACMA on a bimonthly schedule. TRC provides feedback on strategic matters pertaining to the operations of the Market and receives information from the Management Team on marketing activities and plans.

Throughout 2024/25 Trader representatives were:

- Ivan Oulianoff, House of Health Collective (TRC Chair)
- Mark Gleeson, SiSea (Deputy TRC Chair)
- Chester Frank, House of Health Collective
- Paul Bulley, PhotoCo Camera House
- Barbara Knoll, Barossa Fine Foods
- Andrew Anderson, Wills & Daniel
- Simon Bugeja, Lucia's Fine Foods



SUMMARY OF FINANCIAL RESULT

\$'000s	Actuals	Adopted Budget	Variance
Existing Market Operations			
Income	5,670	5,343	327
Expenditure	(5,381)	(5,481)	100
Total Existing Market Operations	289	(138)	427
Market Expansion			
Income			
Expenditure	(628)	(820)	192
Total Market Expansion	(628)	(820)	192
Net Operating Surplus/(Deficit)	(339)	(958)	619

The underlying operating position of the existing market has generated an operating surplus of \$0.289 million in 2024/25, which is \$0.427 million favourable to the adopted budget.

Costs are being incurred as we prepare for the opening of the market expansion which continues to be funded by the City of Adelaide

ACMA HIGHLIGHTS



100%

trader occupancy



7.8M

annual visitation



\$1.3M

proactive media coverage



93%

customer satisfaction



160,000+

combined followers on Facebook and Instagram



Awarded #1

Voted the #1 Food Experience in Australia for Friday nights



Won Silver

at the 2024 SA Tourism Awards *Tourism Retail, Hire & Services*

13,783kg

of good quality surplus food was rescued and delivered to South Australians by OzHarvest

\$100k

Green Industries SA LEAP Grant to support sustainable business practices

100%

of actions and measures set out in the 2024/25 business plan completed, ongoing or on track






STRATEGIC PILLARS

The Market's Strategic Plan 2023-2028, developed in consultation with key stakeholders including traders, City of Adelaide and the wider community, identifies ACMA's goals, objectives, strategies, priorities and relevant key performance indicators and sets the annual business plans. Throughout 2024/25 ACMA continued to focus on the key strategic pillars; Our Customers, Our Traders, Our Business, Our Community and Our Market to deliver positive outcomes for the Adelaide Central Market.

OUR CUSTOMERS

We will keep customer experiences at the heart of all decisions, every day.

Digital and Social Media Channels

-  870.6K website views
-  81K followers, 2.25 million people reached
-  79K followers, 321.7K people reached
-  2.4K followers
-  Market Lovers EDM: 18.2K subscribers



Adelaide Central Market Events, Activations and Campaign Calendar

Month	Activity
July - September 2024	<ul style="list-style-type: none"> • Bastille Day two-day event • School holidays program (Big Market Adventures for Little Foodies) • European Winter pop-up • Live outside broadcast with Triple M and month-long campaign • Buy SA Week collaboration with Brand SA • Sustainable September campaign • Market trolleys campaign
October - December 2024	<ul style="list-style-type: none"> • School holiday program (Big Market Adventures for Little Foodies) • Seafood + Sounds two-day event • Market visit by Australian number 1 best-selling cookbook author Nagi Maehashi • Christmas campaign launch
January - March 2025	<ul style="list-style-type: none"> • Tour Down Under Village partnership • Lunar New Year Celebrations • Gluttony - The Local Bar partnership during Adelaide Fringe • Tourism Advertising Campaign • Valentine's Day sunflower giveaway for customers • Sauce Day two-day event
April - June 2025	<ul style="list-style-type: none"> • School holiday program (Big Market Adventures for Little Foodies) • Gather Round Tourism advertising including meet and greet with Carlton Football Club players • Easter campaign (refer to highlights) • Tasting Australia and Town Square sponsorship activation • SA History Festival - Free Audio Tour promotion • Citrus launch with Pick a Local, Pick SA • Make Music Day in collaboration with City of Adelaide • Illuminate Adelaide Partnership, including in-Market installation (into July 2025)
Ongoing	<ul style="list-style-type: none"> • Construction Impact Research, Customer Experience and in Market surveys • Free 3-hour parking at UPark Andrew and UPark Grote on Saturdays with 5,365 valuations • Live music every Friday with Music SA • Free kids' activities every Saturday

HIGHLIGHTS

#1 Food Experience in Australia

Friday nights at Adelaide Central Market were voted Australia's favourite food experience in the 2025 delicious 100 awards out of a national reader vote in March 2025.

SA Tourism Awards

The Adelaide Central Market was awarded Silver at the South Australian Tourism Awards in Category 8: Tourism Retail, Hire and Services.

Bastille Day

The two-day program celebrating Bastille Day remained popular including live music, French themed pop-ups, roving entertainment and cooking demonstrations.

Seafood + Sounds

The two-day program celebrated local seafood and live music, with a program of free and ticketed activities from cooking demonstrations, free kid's activities and the popular Chilli Crab Shack pop-up by Sprout.

Christmas

The two-month Christmas campaign launched in time for the Christmas Pageant, with two in Market Christmas trees, decorations and Christmas signage. The campaign included proactive PR, school and community choirs, free kids craft workshops roving Christmas elves, live music, community partnerships and a hero advertising campaign.

Easter

The Easter campaign, focused on in Market activations including an Easter trail, free kids Easter craft, live, music, Haigh's Easter bilby visit. The campaign included proactive PR and targeted advertising campaign. Delivery of Easter retail campaign including advertising campaign and in Market activity with visitation up 12% compared to Easter 2024.

Sauce Day

The two-day program celebrated Italian culture with gnocchi and sauce making classes, as well as kid's workshops and outside broadcast by FiveAA.

School Holidays

3,696 school-aged children participated in the Market Trail and 432 in Little Market Chefs during the April, July and October school holidays. The activities engage with families at a grassroots level offering low-cost learning experiences with free kid's craft offered across each of the two-week periods.

Producer in Residence Stall

The Producer in Residence stall had 100% occupancy and provided 19 small, local, artisan businesses a chance to trial their products with Market customers, with 80% being new producers. The stall continued to create opportunities for emerging and innovative food businesses and to generate significant social media engagement on the Market's social media channels and created proactive media opportunities throughout the year.

Record year for enquiries, merchandise and gift card orders

Our friendly staff at the Market Stall helped over 43,000 visitors with various customer enquiries to make their experience more enjoyable.




OUR TRADERS

We will work with our traders to support them in the delivery of an exceptional shopping experience.

Support trader success and trader engagement

 **700 social media posts to over 160,000 followers**

 **39 Market Lovers e-newsletters to 18.2K subscribers**

 **96 Market Talk e-newsletters to Traders**

 **Two trader awards delivered**

 **Bi-monthly Trader Representative Committee meetings**

 **2 all trader meetings**

ACMA created opportunities for traders to leverage PR and digital content, encouraging storytelling and profiling, whilst leveraging the Adelaide Central Market brand. In addition to its core business, ACMA enabled several after-hours trading special events organised by traders to support unique customer experiences and financial benefit.

Trader engagement was conducted through face-to-face discussions and all-trader briefing sessions. The regular formal meetings with the elected Traders Representative Committee (TRC) allows for new ideas and proactive discussions between Traders, ACMA Management team and Board Members. The Board also has an annual Meeting with TRC. Our regular Market Talk e-newsletter shares resources, industry and Market news to assist traders.



Highlights

- Supported trader initiatives including:
 - Adelaide Camera Expo by Photo Co.
 - Adelaide Wine Festival by The Olive Tree
 - Journey Beyond weekly events, by Smelly Cheese Co and SiSea
 - Cheese After Dark series and visit by Laurent Dubois (cheese master)
 - Fair Seafood cooking demonstration series
- Extensive research and consultation process with Traders about a potential review of Trading Hours and vote, with 100% of traders participating
- The inaugural Trader Award for 'Innovation' and 'Customer Experience' was delivered
- Professional photography opportunities for traders
- Leveraging influential guests such as Netflix's Somebody Feed Phil, Postcards and Sunrise to promote the Market to tourists
- Creation of dry storage bays for additional storage in Federal Hall basement
- 6 big cleans for Market including all trader facades

Trader Advocacy

ACMA continues to advocate for traders and their interests, including in all phases of the Market Square development, when consulted on potential road closures or major events or when considering future asset renewal projects to ensure the Market is fit for business.

Adelaide Central Market Online

Adelaide Central Market Online home delivery service continued into its fourth year of operation, providing customers the opportunity to shop over 2,300 Market products from 44 traders in one single transaction. ACMA manage the home delivery platform and associated logistics, including the collation, packing and collection. The home delivery program continues to provide participating Market traders with an additional revenue stream and responds to customer demand.

OUR BUSINESS

We will take a responsible and sustainable approach to our business in pursuing positive long-term financial results.

Highlights

- 100% occupancy during 2024/25
- 20 existing leases renewed
- 3 completed stall renovations for Sunmi's Sushi (Stall 1), Market Bread Bar (Stall 50-51) and M&Ms Fruit Mart (Stall 13)
- New property management software implemented
- Two new board members appointed – Hamish Brown and Councillor Phillip Martin
- Adelaide Central Market awarded Silver at the SA Tourism Awards in Category 8: Tourism Retail, Hire and Services.
- Adelaide Central Market voted Australia's favourite food experience for Friday nights in the 2025 delicious 100 awards.

Tourism

- Collaboration with South Australian Tourism Commission (SATC) for Tour Down Under and Tasting Australia Town Square Activations
- Print Ad in the Official Adelaide visitor guide for 2025
- Adelaide Airport advertising
- Tourism Accelerator participant with AEDA
- Participation in British & Irish Lions Tour 2025 Adelaide Stakeholders Working Group, led by Minister Bettison

Operations

ACMA continues to improve the look and feel of the trading environment of the Market to create great customer experiences, with the delivery of brilliant basics around building maintenance, security, cleaning and waste services, security and safety. This financial year saw over 620 maintenance jobs completed, and 578 incidents attended by the Market security contractor. Further operations are detailed in Our Market.

People and Capability

In 2024/25, ACMA attracted two new key talents in addition to retaining experienced and dedicated staff. The Management team combines expertise in the fields of leasing, retail, administration, operations and marketing. A Workforce Plan was developed for the Market Expansion project to ensure adequate resourcing in the future and professional development was commissioned as required.

Governance

The ACMA Board meets every six weeks and serves as the governing body of the Authority, providing governance oversight, strategic leadership and management guidance. The Board is supported in its functions by the Development and Property Committee and the Governance Committee. The Board continues to work proactively with traders as business partners and the City of Adelaide to attract visitors to the City and ensure the Authority is financially sustainable.



OUR COMMUNITY

We will make a valuable contribution to the economic, social and cultural wellbeing of our precinct and community.

Highlights

- Ongoing partnership support - Oz Harvest and Catherine House
- Community Engagement Plan 2024/25 delivered
- Sustainable September campaign including educational waste videos located on the Market floor (Grote entry)
- National Reconciliation Week Artwork Commission by Brooke Kirra Rigney was installed in the Gouger Dining area and included an official opening event for stakeholders
- Delivery of Lunar New Year celebrations and collaboration with Chinatown
- Single use Plastic Ban implementation including In-Market bins re-skinned to align with ban

School excursions

145 schools visited the Market (6,356 Students)

ACMA provides a free teachers' resource kit, Brain Food, aligns with the Australian Curriculum and provides themes and topics to assist teachers with planning their visit for out of school extended learning ranging from entrepreneurship, budgeting, geography, sustainability, art, culture, food and health.



Community partnerships

As part of our annual Community Engagement Plan, ACMA works closely with South Australian groups and organisations that align with our core values and enrich the Market community. This includes providing continued support to community partners OzHarvest SA and Catherine House.

OzHarvest food rescue

13,783kg of good quality surplus food and 27,566 meals delivered to South Australians in need (with 173,795kg and 462,773 meals since inception in 2012)

In the final days to Christmas the Tree of Goodness returned for its twelfth year raising \$4,475 across four days, equating to almost 10,000 meals to support South Australians experiencing homelessness.

Catherine House partnership

ACMA and traders proudly supported local charity, Catherine House, by supplying fresh produce to women experiencing homelessness. This included fruit, vegetables, meat, continental and desserts for Christmas Day lunch for 70 women and ongoing monthly fruit and vegetable deliveries to the centre to support kitchen operations.

Guide Dogs SA/NT

ACMA proudly support Guide Dogs with fundraising opportunities, with seven pop ups within the Market, raising \$5,633.25.



Sustainability Strategy

ACMA advocates for a holistic approach to reducing the impact of Market operations on our environment for a more sustainable future. We referred to our 2024-2027 Sustainability Strategy to clarify our intent and guide our actions.

ACMA was successful in bid for a Green Industries South Australia LEAP Grant for \$100K, for development of a Traders Sustainability Program. After consultation and engagement with traders, the Traders Sustainability Guide *(Stage 1) was completed, with stage 2 due for completion in June 2026.

Community Kitchen

This was established as a forum to cook, create, taste, discuss ideas and to celebrate the diverse multicultural community the Market is renowned for.

In 2024/2025 the Community Kitchen was used 17 times with over 27 cooking demonstrations for Market customers, Sauce Day and Tasting Australia program. Participation was positive with the demos well attended.

National Reconciliation Week

In collaboration with the City of Adelaide, artwork was commissioned by Ngarrindjeri and Kurna artist, Brooke Kirra Rigney and displayed in the Gouger Dining area during

Market Precinct

ACMA continued to collaborate with the Market precinct partners including monthly participation with the Grote Business Precinct committee, Gouger St Association and Lunar New Year celebrations and the Market Plaza Management.



OUR MARKET

We will deliver infrastructure and programs that address the current and emerging needs of our customers and traders.

Customer highlights

- New fans installed in key dining areas
- Increased Market entrance directional signage (Gouger St)
- New directional signage at the Gouger Street Eastern entrance
- New furniture along the Eastern roadway
- New planters along the Eastern roadway and central Gouger St entrance

Market Improvements

- Replacement of glass canopies at 3x entry points
- Renewal of entry lighting
- Renewal of Asphalt (western roadway)
- Northwestern and southeast overhead protection gantries completed
- Northeastern Festoon Lighting (entry)
- Sprinklers for stalls and fire detection renewal in roadways
- CCTV cameras in UPark and Adelaide Central Market replaced
- Produce storeroom pallet protection
- Emergency Fire training for staff and key traders
- Fire pumps and tanks replacement
- Replacement of security gates
- Supply Cat 1 services to Federal Hall

Market Expansion Project

ACMA has continued to work closely with the City of Adelaide and project stakeholders on the Market Square and Market Expansion.

Highlights:

- Leasing Strategy and Leasing Campaign strategy completed
- Review of property staff resourcing
- National Leasing Campaign and Meetings with EOI applicants (plus existing traders)
- Completed Retail Design Guidelines
- Preliminary documentation and processes to enable leasing delivered
- Community Consultation on future Market offer completed with over 2,000 responses
- Music/PA system investigated
- Wayfinding strategy in progress
- Atrium and Laneway strategy plan underway
- Retail and operational advice to design and construction to ensure fit for purpose Market

ACMA looks forward to continuing working with the City of Adelaide to achieve the vision for the Market Expansion and provide a thriving mixed-use place, complementing and strengthening the vital role of the Adelaide Central Market as a hub of food and culture in the city.





Audited Financial Statements

Adelaide Central Market Authority

GENERAL PURPOSE FINANCIAL STATEMENTS

for the year ended 30 June 2025

Adelaide Central Market Authority

General Purpose Financial Statements for the year ended 30 June 2025

Table of Contents	Page
1. Authority Certificate	2
2. Primary Financial Statements:	
- Statement of Comprehensive Income	3
- Statement of Financial Position	4
- Statement of Changes in Equity	5
- Statement of Cash Flows	6
3. Notes to the Financial Statements	7
4. Independent Auditor's Report - Financial Statements	27
5. Certificates of Audit Independence	
- Adelaide Central Market Authority Certificate of Audit Independence	29
- Audit Certificate of Audit Independence	30

Adelaide Central Market Authority

General Purpose Financial Statements for the year ended 30 June 2025

Certification of Financial Statements

We have been authorised by the Adelaide Central Market Authority (the Authority) to certify the financial statements in their final form.

In our opinion:

- the accompanying financial statements comply with the *Local Government Act 1999*, *Local Government (Financial Management) Regulations 2011* and Australian Accounting Standards,
- the financial statements present a true and fair view of the Authority's financial position at 30 June 2025 and the results of its operations and cash flows for the financial year,
- internal controls implemented by the Authority provide a reasonable assurance that the Authority's financial records are complete, accurate and reliable and were effective throughout the financial year,
- the financial statements accurately reflect the Authority's accounting and other records.



Michael Sedgman
CITY OF ADELAIDE
CHIEF EXECUTIVE OFFICER



Theo Maras AM
CHAIR
ADELAIDE CENTRAL MARKET AUTHORITY

Date: 24.09.2025

Adelaide Central Market Authority

Statement of Comprehensive Income for the year ended 30 June 2025

\$ '000	Notes	2025	2024
Income			
User Charges	2a	5,468	5,361
Grants, Subsidies and Contributions	2d	50	-
Reimbursements	2b	8	-
Other Income	2c	144	125
Total Income		5,670	5,486
Expenses			
Materials, Contracts & Other Expenses	3a	5,969	5,358
Depreciation, Amortisation & Impairment	3b	39	39
Finance Costs	3c	1	1
Total Expenses		6,009	5,398
Operating Surplus / (Deficit)		(339)	88
Net Surplus / (Deficit)		(339)	88
Total Comprehensive Income		(339)	88

The above Statement should be read in conjunction with the accompanying notes and Material Accounting Policies information.

Adelaide Central Market Authority

Statement of Financial Position

as at 30 June 2025

\$ '000	Notes	2025	2024
ASSETS			
Current Assets			
Cash and Cash Equivalents	4a	-	-
Trade & Other Receivables	4b	319	464
Inventories	4c	50	24
Other Current Assets	4d	15	36
Subtotal		384	524
Total Current Assets		384	524
Non-Current Assets			
Infrastructure, Property, Plant & Equipment	6	81	36
Other Non-Current Assets	5a	87	43
Total Non-Current Assets		168	79
TOTAL ASSETS		552	603
LIABILITIES			
Current Liabilities			
Trade & Other Payables	7a	475	398
Borrowings	7b	37	34
Subtotal		512	432
Total Current Liabilities		512	432
Non-Current Liabilities			
Borrowings	7b	40	-
Total Non-Current Liabilities		40	-
TOTAL LIABILITIES		552	432
Net Assets		(0)	171
EQUITY			
Accumulated Surplus		(963)	(624)
Other Reserves	8a	963	795
Total Equity		(0)	171

The above Statement should be read in conjunction with the accompanying notes and Material Accounting Policies information.

Adelaide Central Market Authority

Statement of Changes in Equity for the year ended 30 June 2025

\$ '000	Notes	Accumulated Surplus	Other Reserves	Total Equity
2025				
Balance at the end of previous reporting period		(624)	795	171
Restated Opening Balance		(624)	795	171
Net Surplus / (Deficit) for Year		(339)		(339)
Other Comprehensive Income				
- Parent Contribution		-	168	168
Other Comprehensive Income	8a	-	168	168
Total Comprehensive Income		(339)	168	(171)
Transfers between Reserves		-		-
Balance at the end of period		(963)	963	(0)
2024				
Balance at the end of previous reporting period		(712)	795	83
Net Surplus / (Deficit) for Year		88	-	88
Total Comprehensive Income		88	-	88
Transfers between Reserves		-	-	-
Balance at the end of period		(624)	795	171

The above Statement should be read in conjunction with the accompanying notes and Material Accounting Policies information.

Adelaide Central Market Authority

Statement of Cash Flows for the year ended 30 June 2025

\$ '000	Notes	2025	2024
Cash Flows from Operating Activities			
<u>Receipts</u>			
Operating Receipts		6,025	5,277
<u>Payments</u>			
Operating Payments to Suppliers and Employees		(5,983)	(5,233)
Net Cash provided by (or used in) Operating Activities	9b	42	44
Cash Flows from Investing Activities			
<u>Receipts</u>			
Nil			
<u>Payments</u>			
Nil			
Net Cash provided by (or used in) Investing Activities		-	-
Cash Flows from Financing Activities			
<u>Receipts</u>			
Nil			
<u>Payments</u>			
Repayment of Lease Liabilities		(42)	(44)
Net Cash provided by (or used in) Financing Activities		(42)	(44)
Net Increase (Decrease) in Cash Held		-	-
plus: Cash & Cash Equivalents at beginning of period		-	-
Cash & Cash Equivalents at end of period	9a	-	-

The above Statement should be read in conjunction with the accompanying notes and Material Accounting Policies information.

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Contents of the Notes accompanying the Financial Statements

Note	Details	Page
1	Material Accounting Policies Information	8
2	Income	12
3	Expenses	13
	Current Assets	
4a	Cash & Cash Equivalent Assets	15
4b	Trade & Other Receivables	15
4c	Inventories	15
4d	Other Current Assets	15
	Non-Current Assets	
5a	Other Non-Current Assets	16
	Fixed Assets	
6	Infrastructure, Property, Plant & Equipment	17
	Liabilities	
7a	Trade & Other Payables	18
7b	Borrowings	18
	Reserves	
8a	Other Reserves	18
9	Reconciliation to Statement of Cashflows	19
10	Financial Instruments	20
11	Uniform Presentation of Finances	22
12	Leases	23
13	Events After the Statement of Financial Position Date	25
14	Related Party Transactions	26

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the period ended 30 June 2025

Note 1. Summary of Material Accounting Policies

The principal accounting policies adopted by the Adelaide Central Market Authority (the Authority) in the preparation of these financial statements are set out below.

These policies have been consistently applied to all the years presented, unless otherwise stated.

1 Basis of Preparation

1.1 Compliance with Australian Accounting Standards

This general purpose financial report has been prepared on a going concern basis using the historical cost convention (except as stated below) in accordance with Australian Accounting Standards as they apply to not-for-profit entities, other authoritative pronouncements of the Australian Accounting Standards Board, Interpretations and relevant South Australian legislation.

The financial report was authorised for issue by certificate under regulation 14 of the *Local Government (Financial Management) Regulations 2011*.

1.2 Critical Accounting Estimates

The preparation of financial statements in conformity with Australian Accounting Standards requires the use of certain critical accounting estimates and requires management to exercise its judgement in applying the Authority's accounting policies.

The areas involving a higher degree of judgement or complexity, or areas where assumptions and estimates are significant to the financial statements are specifically referred to in the relevant sections of these Notes.

1.3 Rounding

All amounts in the financial statements have been rounded to the nearest thousand dollars (\$'000).

2 The Local Government Reporting Entity

The Adelaide Central Market Authority is incorporated under the South Australian *Local Government Act*

1999 (SA) and has its principal place of business at 44-60 Gouger Street, Adelaide.

The Authority was enacted on 3 May 2012 as a subsidiary of the Corporation of the City of Adelaide with its primary role being to oversee the management and operation of the Adelaide Central Market.

3 Income Recognition

The Authority recognises revenue under *AASB 1058 Income of Not-for-Profit Entities (AASB 1058)* or *AASB 15 Revenue from Contracts with Customers (AASB 15)* when appropriate.

In cases where there is an 'enforceable' contract with a customer with 'sufficiently specific' performance obligations, the transaction is accounted for under AASB 15 where income is recognised when (or as) the performance obligations are satisfied (i.e. when it transfers control of a product or service to a customer). Revenue is measured based on the consideration to which the Authority expects to be entitled in a contract with a customer.

In other cases, AASB 1058 applies when the Authority enters into transactions where the consideration to acquire an asset is significantly less than the fair value of the asset principally to enable the Authority to further its objectives. The excess of the asset recognised (at fair value) over any 'related amounts' is recognised as income immediately, except in the case where a financial asset has been received to enable the Authority to acquire or construct a recognisable non-financial asset that is to be controlled by the Authority. In this case, the Authority recognises the excess as a liability that is recognised over time in profit and loss when (or as) the Authority satisfies its obligations under the transfer.

4 Cash, Cash Equivalents and other Financial Instruments

The Authority does not hold cash. All cash transactions are through the parent entity, the City of Adelaide.

Most receivables relate to stall holder leases and are secured in part by bank or director's guarantees.

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the period ended 30 June 2025

Note 1. Summary of Material Accounting Policies Information (continued)

5 Inventories

Inventories held in respect of business undertakings have been valued at the lower of cost and net realisable value.

6 Infrastructure, Property, Plant & Equipment

Effective from 1 July 2021, ACMA is responsible for operating the Market with the market assets and car park operation maintained by the City of Adelaide.

6.1 Initial Recognition

All assets are initially recognised at cost.

All non-current assets purchased or constructed are capitalised as the expenditure is incurred and depreciated as soon as the asset is held "ready for use". Cost is determined as the fair value of the assets given as consideration plus costs incidental to the acquisition, including architects' fees and engineering design fees and all other costs incurred.

The cost of non-current assets constructed by the Authority includes the cost of all materials used in construction, direct labour on the project and an appropriate proportion of variable and fixed overhead.

6.2 Materiality

Assets with an economic life in excess of one year are only capitalised where the cost of acquisition exceeds materiality thresholds established by the Authority. Items of property, plant and equipment with a total value less than \$5,000 are treated as an expense in the year of acquisition. All other items of property, plant and equipment are capitalised.

6.3 Depreciation of Non-Current Assets

Property, plant and equipment assets recognised are systematically depreciated over their useful lives on a straight-line basis which, in the opinion of the Authority, best reflects the consumption of the service potential embodied in those assets.

Depreciation methods, useful lives and residual values of classes of assets are reviewed annually.

Major depreciation periods for each class of asset are listed below.

Other Assets

Right-of-Use Assets	3 years
---------------------	---------

6.4 Impairment

Assets that are subject to depreciation are reviewed for impairment whenever events or changes in circumstances indicate that the carrying amount may not be recoverable. An impairment loss is recognised for the amount by which the asset's carrying amount exceeds its recoverable amount (which is the higher of the present value of future cash inflows or value in use).

For assets whose future economic benefits are not dependent on the ability to generate cash flows, and where the future economic benefits would be replaced if the Authority were deprived thereof, the value in use is the depreciated replacement cost. In assessing impairment for these assets, a rebuttable assumption is made that the current replacement cost exceeds the original cost of acquisition.

7 Payables

7.1 Goods & Services

Creditors are amounts due to external parties for the supply of goods and services and are recognised as liabilities when the goods and services are received. Creditors are normally paid 30 days after the month of invoice. No interest is payable on these amounts.

7.2 Payments Received in Advance & Deposits

Amounts received from external parties in advance of service delivery, and security deposits held against possible damage to the Authority assets, are recognised as liabilities until the service is delivered or damage reinstated, or the amount is refunded.

8 Employee Benefits

The Authority does not have any employees. All employees are engaged through the parent entity, the City of Adelaide.

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the period ended 30 June 2025

Note 1. Summary of Material Accounting Policies Information (continued)

9 Leases

The Authority assesses at contract inception whether a contract is, or contains, a lease. That is, if the contract conveys the right to control the use of an identified asset for a period in exchange for consideration.

9.1 The Authority as a lessee

The Authority recognises lease liabilities to make lease payments and right-of-use assets representing the right to use the underlying assets.

i.) Right-of-Use-Assets

The Authority recognises right-of-use assets at the commencement date of the lease. Right-of-use assets are measured at cost, less any accumulated depreciation and impairment losses, and adjusted for any remeasurement of lease liabilities. The cost of right-of-use assets includes the amount of lease liabilities recognised, initial direct costs incurred, lease payments made at or before the commencement date less any lease incentives received and the estimate of costs to be incurred to restore the leased asset. Right-of-use assets are depreciated on a straight-line basis over the shorter of the lease term and the estimated useful lives of the assets.

ii.) Lease Liabilities

At the commencement date of the lease, the Authority recognises lease liabilities measured at the present value of lease payments to be made over the lease term. In calculating the present value of lease payments, the Authority uses its incremental borrowing rate or the interest rate implicit in the lease.

iii.) Short-term leases and leases of low-value assets

The Authority applies the short-term lease recognition exemption to its short-term leases of machinery and equipment (ie, those leases that have a lease term of 12 months or less from the commencement date). It also applies the low-value assets recognition exemption to leases of office equipment that are low value. Lease payments on short-term leases and leases of low-value assets are recognised as expense on a straight-line basis over the lease term.

iv.) Leases with significantly below-market terms and conditions

The Authority commenced a new lease on 8 July 2021 for the Central Market Complex from the Corporation of the City of Adelaide for a period of 20 years. The Authority has elected to apply the exemption available under AASB16 as the lease contains payment terms of \$1 per annum and is treated as a "peppercorn" lease. The lease payments are recognised as an expense on a straight-line basis over the lease term.

9.2 The Authority as a lessor

Leases in which the Authority does not transfer substantially all the risks and rewards incidental to ownership of an asset are classified as operating leases. Rental income arising is accounted for on a straight-line basis over the lease term and is included in revenue in the Statement of Comprehensive Income due to its operating nature. Initial direct costs incurred in negotiating and arranging an operating lease are added to the carrying amount of the leased asset and recognised over the lease term on the same basis as rental income. Contingent rents are recognised as revenue in the period in which they are earned.

10 GST Implications

In accordance with Interpretation 1031 "Accounting for the Goods & Services Tax"

- Receivables and Creditors include GST receivable and payable.
- Except in relation to input taxed activities, revenues and operating expenditures exclude GST receivable and payable.
- Non-current assets and capital expenditures include GST net of any recoupment.
- Amounts included in the Statement of Cash Flows are disclosed on a gross basis.

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the period ended 30 June 2025

Note 1. Summary of Material Accounting Policies Information (continued)

11 New and amended accounting standards and interpretations

In the current year, the Authority adopted all new and revised Standards and Interpretations issued by the Australian Accounting Standards Board (AASB) that are relevant to its operations and effective for the current reporting period. The adoption of the new and revised Standards and Interpretations has not resulted in any material changes to the Authority's accounting policies.

Standards issued by the AASB not yet effective

The AASB has issued Australian Accounting Standards and Interpretations which are not effective at 30 June 2025. These standards have not been adopted by the Authority and will be included in the financial statements on their effective date.

Effective for NFP annual reporting periods beginning on or after 1 January 2026

- AASB 2024-2 Amendments to Australian Accounting Standards - Classification and Measurement of Financial Instruments

Effective for NFP annual reporting periods beginning on or after 1 January 2028

- AASB 18 Presentation and Disclosure in Financial Statements

The Authority has assessed all the standards / interpretations issued which are not yet effective and have determined that there is no expected material impact on the reported financial position or performance.

12 Comparative Figures

To ensure comparability with the current reporting period's figures, some comparative period line items and amounts may have been reclassified or individually reported for the first time within these financial statements and/or the notes.

13 Disclaimer

Nothing contained within these statements may be taken to be an admission of any liability to any person under any circumstance.

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 2. Income

\$ '000	2025	2024
(a). User Charges		
Hall & Equipment Hire	-	2
Property Lease	4,393	4,260
Property Recovery	1,075	1,099
Total User Charges	5,468	5,361
(b). Reimbursements		
Other	8	-
Total Reimbursements	8	-
(c). Other Income		
Merchandise Sales	72	51
Commission	72	74
Total Other Income	144	125
(d). Grants, Subsidies, Contributions		
Other Grants, Subsidies and Contributions	50	-
Total Other Grants, Subsidies and Contributions	50	-
Total Grants, Subsidies, Contributions	50	-
(i) Sources of grants		
State Government	50	-
Total	50	-

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 3. Expenses

\$ '000	Notes	2025	2024
(a). Materials, Contracts and Other Expenses			
(i) Prescribed Expenses			
Auditor's Remuneration		10	10
Bad and Doubtful Debts		18	10
Board Fees		142	122
Subtotal - Prescribed Expenses		170	142
(ii) Other Materials, Contracts and Expenses			
Contractors		1,508	1,235
Energy		731	608
Maintenance		527	425
Legal Expenses		52	17
Levies Paid to Government - including Landscape levy		29	28
Parts, Accessories & Consumables		69	57
Professional Services		457	289
Advertising and Promotion		192	200
Bank Charges and Cash Collection		16	11
Catering		4	2
Cleaning		870	1,011
Water		117	118
External Plant Hire		1	24
Insurance		96	112
Minor Plant and Equipment		9	5
Printing, Freight and Postage		75	66
Rates and Taxes		57	52
Security		559	553
Subscriptions		3	4
Training and Development		3	8
Waste Services		412	377
Other		12	14
Subtotal - Other Material, Contracts & Expenses		5,799	5,216
Total Materials, Contracts and Other Expenses		5,969	5,358

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 3. Expenses (continued)

\$ '000	2025	2024
(b). Depreciation, Amortisation and Impairment		
(i) Depreciation and Amortisation		
Right-of-Use Assets	39	39
Subtotal	39	39
Total Depreciation, Amortisation and Impairment	39	39
(c). Finance Costs		
Interest on Leases	1	1
Total Finance Costs	1	1

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 4. Current Assets

\$ '000	2025	2024
(a). Cash & Cash Equivalent Assets		
Cash on Hand and at Bank	-	-
Total Cash & Cash Equivalent Assets	-	-
(b). Trade & Other Receivables		
Accrued Revenues	199	159
Debtors - General	53	57
GST Recoupment	18	21
Prepayments	10	1
Inter-Entity Debtor	66	236
Subtotal	346	474
Less: Allowance for Doubtful Debts	(27)	(10)
Total Trade & Other Receivables	319	464
(c). Inventories		
Trading Stock	50	24
Total Inventories	50	24
(d). Other Current Assets		
Covid Rent Relief	-	31
Lease Incentives	15	5
Total Other Current Assets	15	36

In 2019-20 the Authority resolved to provide three month's rent relief to its tenants as a consequence of the COVID-19 pandemic. The rent concession has been recognised as a lease modification under AASB 16 Leases, and the revised consideration is recognised over the remaining lease term.

Lease incentives are offered at either the inception of a new lease, or through a continuation of a lease in lieu of a fit out contribution. The incentives are given by way of a rent-free period or rent discount and are amortised over the life of the lease.

The non-current portion of the Covid Rent Relief and Lease incentives are shown in Note 5. Non-Current Assets

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 5. Non-Current Assets

\$ '000	2025	2024
(a). Other Non-Current Assets		
(i) Other		
Covid Rent Relief	-	2
Lease Incentives	87	41
Total Other	87	43
Total Other Non-Current Assets	87	43

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements
for the year ended 30 June 2025

Note 6. Infrastructure, Property, Plant & Equipment

	as at 30/6/2024				Asset movements during the reporting period							as at 30/6/2025		
	At Cost	Accumulated Dep'n	Carrying Value	Asset Additions	Renewals	WDV of Asset Disposals	Depreciation Expense (Note 3c)	Re-measurement & Transfers	At Fair Value	At Cost	Accumulated Dep'n	Carrying Value		
Right-of-Use Assets	117	(81)	36	-	-	(39)	84	-	84	84	(3)	81		
Total Infrastructure, Property, Plant & Equipment	117	(81)	36	-	-	(39)	84	-	84	84	(3)	81		
Comparatives	117	(42)	75	-	-	(39)	-	-	-	117	(81)	36		

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 7. Liabilities

\$ '000	Notes	2025		2024	
		Current	Non Current	Current	Non Current
(a). Trade and Other Payables					
Payments Received in Advance		191	-	158	-
Accrued Expenses - Other		68	-	91	-
Trade Payables		216	-	149	-
Total Trade and Other Payables		475	-	398	-
(b). Borrowings					
Lease Liabilities	12	37	40	34	-
Total Borrowings		37	40	34	-

Note 8. Reserves

(a). Other Reserves

	30/06/2024	Parent Contribution	Transfer from Reserve	Other Movement	30/06/2025
City of Adelaide Contribution	795	168	-	-	963
Total Other Reserves	795	168	-	-	963
Comparatives	795			-	795

OTHER RESERVES

City of Adelaide Contribution

The contribution from the City of Adelaide supports the ongoing operations of the Authority to continue as a going concern.

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 9. Reconciliation to Statement of Cash Flows

\$ '000	Notes	2025	2024
(a). Reconciliation of Cash			
Cash Assets comprise highly liquid investments with short periods to maturity subject to insignificant risk of changes of value. Cash at the end of the reporting period as shown in the Statement of Cash Flows is reconciled to the related items in the Statement of Financial Position as follows:			
Total Cash & Equivalent Assets		-	-
Balances per Statement of Cash Flows		-	-
(b). Reconciliation of Change in Net Assets to Cash from Operating Activities			
Net Surplus/(Deficit)		(339)	88
Non-Cash Items in Income Statements			
Depreciation, Amortisation & Impairment		39	39
		(300)	127
Add (Less): Changes in Net Current Assets			
Net (Increase)/Decrease in Receivables		320	(198)
Change in Allowances for Under-Recovery of Receivables		17	10
Net (Increase)/Decrease in Inventories		(26)	7
Net (Increase)/Decrease in Other Current Assets		(23)	22
Net Increase/(Decrease) in Trade & Other Payables		54	76
Net Cash provided by (or used in) operations		42	44
(c). Non-Cash Financing and Investing Activities			
Borrowings and Lease Liabilities			
Opening Balance		34	77
Non-Cash Lease Additions		84	-
Non-Cash Accretion of Interest		1	1
Lease Payments		(42)	(44)
Total Liabilities from Financing Activities		77	34

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 10. Financial Instruments

\$ '000	Due < 1 year	Due > 1 year & ≤ 5 years	Due > 5 years	Total Contractual Cash Flows	Carrying Values
2025					
<u>Financial Assets</u>					
Receivables	291	-	-	291	291
Total Financial Assets	291	-	-	291	291
<u>Financial Liabilities</u>					
Payables	284	-	-	284	284
Lease Liabilities	40	41	-	81	77
Total Financial Liabilities	324	41	-	365	361
2024					
<u>Financial Assets</u>					
Receivables	466	-	-	466	466
Total Financial Assets	466	-	-	466	466
<u>Financial Liabilities</u>					
Payables	240	-	-	240	240
Lease Liabilities	34	-	-	34	34
Total Financial Liabilities	274	-	-	274	274

Net Fair Value

All carrying values approximate fair value for all recognised financial instruments. There is no recognised market for the financial assets of the Authority.

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 10. Financial Instruments (continued)

\$ '000

Risk Exposures

Credit Risk represents the loss that would be recognised if counterparties fail to perform as contracted. The maximum credit risk on financial assets of the Authority is the carrying amount, net of any impairment. All Authority investments are made with the SA Local Government Finance Authority and are guaranteed by the SA Government. Except as detailed in Notes 4 & 5 in relation to individual classes of receivables, exposure is concentrated within the Authority's boundaries, and there is no material exposure to any individual debtor.

Market Risk is the risk that fair values of financial assets will fluctuate as a result of changes in market prices. All of the Authority's financial assets are denominated in Australian dollars and are not traded on any market, and hence neither market risk nor **currency risk** apply.

Liquidity Risk is the risk that the Authority will encounter difficulty in meeting obligations with financial liabilities. In accordance with the model Treasury Management Policy (LGA Information Paper 15), liabilities have a range of maturity dates. The Authority also has available a range of bank overdraft and standby borrowing facilities that it can access.

Interest Rate Risk is the risk that future cash flows will fluctuate because of changes in market interest rates. Cash flow fluctuations are managed through the City of Adelaide.

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements
for the year ended 30 June 2025

Note 11. Uniform Presentation of Finances

\$ '000	2025	2024
<p>The following is a high level summary of both operating and capital investment activities of the Authority prepared on a modified Uniform Presentation Framework basis, adjusted for timing differences associated with prepaid Federal assistance Grants required to be recognised as revenue on receipt in accordance with Australian Accounting Standards.</p> <p>All Councils in South Australia have agreed to summarise annual budgets and long-term financial plans on the same basis.</p> <p>The arrangements ensure that all Councils provide a common 'core' of financial information, which enables meaningful comparisons of each Council's finances.</p>		
Income	5,670	5,486
less Expenses	(6,009)	(5,398)
Operating Surplus / (Deficit)	(339)	88
Net Outlays on Existing Assets		
Capital Expenditure on Renewal and Replacement of Existing Assets	-	-
Finance Lease Payments for Right of Use Assets on Existing Assets	(42)	(44)
add back Depreciation, Amortisation and Impairment	39	39
Subtotal	(3)	(5)
Net Outlays on New and Upgraded Assets		
Nil		
Net Lending / (Borrowing) for Financial Year	(342)	83

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 12. Leases

\$ '000

The Authority as a Lessee

Terms and conditions of leases

Land & Buildings

The Authority leased the Central Market Complex from the Corporation of the City of Adelaide under a lease which commenced on 8 July 2021 for a period of 20 years. The lease contains payment terms of \$1 per annum and is deemed a "Peppercorn" lease. The lease payments are recognised as an expense in Note 3.

Right of use Asset

ACMA has entered into an agreement with Willsmere Pty Ltd in order to occupy a cool room and online shopping retail space until 31 May 2027. The financial implications of this arrangement are disclosed in Right of Use Assets below.

Set out below are the carrying amounts of right-of-use assets recognised within Infrastructure, Property, Plant and Equipment and the movements during the period:

	Buildings \$'000	Total \$'000
2025		
Opening Balance	36	36
Adjustments to right-of-use assets due to re-measurement of lease liability	84	84
Depreciation charge	(39)	(39)
Balance at 30 June 2025	81	81
2024		
Opening Balance	75	75
Depreciation charge	(39)	(39)
Balance at 30 June 2024	36	36

Set out below are the carrying amounts of lease liabilities (included under interest-bearing loans and borrowings) and the movements during the period:

\$ '000	2025	2024
Balance at 1 July	34	77
Additions	84	-
Accretion of interest	1	1
Payments	(42)	(44)
Balance at 30 June	77	34

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements
for the year ended 30 June 2025

Note 12. Leases (continued)

The Authority as a Lessee (continued)

\$ '000	2025	2024
Classified as:		
Current	37	34
Non Current	40	-

The maturity analysis of lease liabilities is included in Note 10.

The Authority had total cash outflows for leases of \$41,999 in 2024-25 (2024: \$43,860).

The following are the amounts recognised in profit or loss:

Depreciation expense of Right-of-Use Assets	39	39
Interest expense on lease liabilities	1	1
Total amount recognised in profit or loss	40	40

The Authority as a Lessor

Leases Providing Revenue to the Authority

\$ '000	2025	2024
Future minimum rentals receivable under non-cancellable operating leases as at 30 June, are as follows:		
Not later than one year	4,014	4,075
Later than one year and not later than 5 years	8,285	6,417
Later than 5 years	103	15
	12,402	10,507

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements
for the year ended 30 June 2025

Note 13. Events After the Statement of Financial Position Date

Events that occur after the reporting date of 30 June 2025, up to and including the date when the financial statements are "authorised for issue" have been taken into account in preparing these statements.

The Authority has adopted the date of receipt of the Certification of Financial Statements as the appropriate "authorised for issue" date relating to these General Purpose Financial Statements.

Accordingly, the "authorised for issue" date is 24/09/25.

The Authority is not aware of any "non adjusting events" that merit disclosure.

Adelaide Central Market Authority

Notes to and forming part of the Financial Statements
for the year ended 30 June 2025

Note 14. Related Party Transactions

\$ '000	2025	2024
---------	------	------

Key Management Personnel

Transactions with Key Management Personnel

The Key Management Personnel of the Adelaide Central Market Authority include Board members and the General Manager. In all, 7 persons were paid the following total cumulative compensation which have been included within Board Fees and Contractors in note 3:

The compensation paid to Key Management Personnel comprises:

Short-Term Employee Benefits	316	320
Post-Employment Benefits	68	23
Total	384	343

Amounts paid as direct reimbursement of expenses incurred on behalf of the Adelaide Central Market Authority have not been included above.

Other Related Party Transactions

ACMA contracts staff from Council with the on-charge totalling \$1,443,661 (2024: \$1,199,573) for the year.

Council, as the parent entity, has provided an equity contribution of \$167,929 (2024: nil) to continue to support ACMA on a going concern basis. A distribution will be made to the City of Adelaide once sufficient reserves are generated.



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INDEPENDENT AUDITOR'S REPORT TO THE MEMBERS OF ADELAIDE CENTRAL MARKET AUTHORITY

Report on the Audit of the Financial Statement

Opinion

We have audited the financial report of Adelaide Central Market Authority (the Entity), which comprises the statement of financial position as at 30 June 2025, the statement of comprehensive income, the statement of changes in equity and the statement of cash flows for the year then ended and notes to the financial report, including material accounting policy information, and the declaration by those charged with governance.

In our opinion, the accompanying financial statement presents fairly, in all material respects, the financial position of the Entity as at 30 June 2025 and its financial performance and its cash flows for the year then ended in accordance with Australian Accounting Standards, the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011*.

Basis for opinion

We conducted our audit in accordance with Australian Auditing Standards. Our responsibilities under those standards are further described in the *Auditor's Responsibilities for the Audit of the Financial Statement* section of our report. We are independent of the Entity in accordance with the ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110 *Code of Ethics for Professional Accountants (including Independence Standards)* (the Code) that are relevant to our audit of the financial statement in Australia, and we have fulfilled our other ethical responsibilities in accordance with that Code.

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

Responsibilities of management and those charged with governance for the Financial Statement

Management is responsible for the preparation and fair presentation of the financial statement in accordance with Australian Accounting Standards, and for such internal control as management determines is necessary to enable the preparation of the financial statement that is free from material misstatement, whether due to fraud or error.

In preparing the financial statement, management is responsible for assessing the Entity's ability to continue as a going concern, disclosing, as applicable, matters relating to going concern and using the going concern basis of accounting unless management either intends to liquidate the Entity or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the Entity's financial reporting process.



Auditor's responsibilities for the audit of the Financial Statement

Our objectives are to obtain reasonable assurance about whether the financial statement as a whole is 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 Australian Auditing Standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of this financial statement.

A further description of our responsibilities for the audit of the financial report is located at the Auditing and Assurance Standards Board website (<http://www.auasb.gov.au/Home.aspx>) at: http://www.auasb.gov.au/auditors_responsibilities/ar4.pdf

This description forms part of our auditor's report.

A handwritten signature in blue ink that reads 'BDO'.

BDO Audit Pty Ltd

A handwritten signature in blue ink that reads 'Linh Dao'.

Linh Dao
Director

Adelaide, 24 September 2025

Adelaide Central Market Authority

General Purpose Financial Statements for the year ended 30 June 2025

Certification of Auditor Independence

To the best of our knowledge and belief, we confirm that, for the purpose of the audit of Adelaide Central Market Authority for the year ended 30 June 2025, the Council's Auditor, BDO Audit (SA) Pty Ltd has maintained its independence in accordance with the requirements of the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22(3) *Local Government (Financial Management) Regulations 2011*.



Michael Sedgman
Chief Executive Officer
CITY OF ADELAIDE



Nicolle Rantanen Reynolds
Presiding Member
CITY OF ADELAIDE AUDIT AND RISK COMMITTEE



Theo Maras AM
Chair
ADELAIDE CENTRAL MARKET AUTHORITY

Date: *21.09.2025*



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CERTIFICATION OF AUDITOR INDEPENDENCE

I confirm that, for the audit of the financial statements of the Adelaide Central Market Authority for the year ended 30 June 2025, I have maintained my independence in accordance with the requirements of APES 110 *Code of Ethics for Professional Accountants (including Independence Standards)* (the Code), Part 4A, published by the Accounting Professional and Ethical Standards Board, in accordance with the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22 (5) *Local Government (Financial Management) Regulations 2011*.

A handwritten signature in blue ink, appearing to read 'Linh Dao', is written over a light blue circular watermark.

Linh Dao
Director

BDO Audit Pty Ltd

Adelaide, 1 September 2025





CITY OF
ADELAIDE



Adelaide Central Market Authority (ACMA)

2024/25 Annual Report

AEDA Annual Report

FY 2024/2025



Acknowledgment of Country

Adelaide Economic Development Agency tampendi, ngadlu Kurna yertangga banbabanbalyarnendi (inbarendi). Kurna meyunna yaitya mattanya Womma Tarndanyako. Parnako yailtya, parnuko tappa purruna, parnuko yerta ngadlu tampendi. Yellaka Kurna meyunna itto yailtya, tappa purruna, yerta kuma burro martendi, burro warriappendi, burro tangka martulyaiendi. Kumarta yaitya miyurna iyangka yalaka ngadlu tampinhi.

The Adelaide Economic Development Agency acknowledges that we are located on the traditional Country of the Kurna people of the Adelaide Plains and pays respect to Elders past, present and emerging. We recognise and respect their cultural heritage, beliefs and relationship with the land. We also extend that respect to visitors of other Aboriginal Language Groups and other First Nations.



Adelaide Fringe
Credit: joeyjoenes

Contents

1. About AEDA	Adelaide Economic Development Agency	3
	Chair's Foreword	4
	The Board	5
	The Advisory Committee	6
	Corporate Governance	7
	Annual Report Summary	8
	Financial Summary	9
2. AEDA Achievements	Business, Investment & Residential Growth	10
	Visitor Growth	12
	Brand & Marketing	14
	Rundle Mall	16
Appendix 1	2024/25 to 2028/29 Strategic Plan KPIs	20
Appendix 2	2024/25 Business Plan & Budget KPIs	22
Appendix 3	2024/25 Sponsorship Recipients	24
Appendix 4	Rundle Mall Activations Calendar	28



AFL Gather Round

Credit: South Australian Tourism Commission

Adelaide Economic Development Agency

The Adelaide Economic Development Agency (AEDA) was established as a subsidiary of the City of Adelaide under Section 42 of the *Local Government Act 1999 (SA)* and commenced operating on 18 January 2021.

AEDA is governed by a Charter that states its purposes and objectives are to:

- Accelerate economic growth in the City of Adelaide by attracting investment, supporting businesses and fostering the growth of festivals, events, visitors, students and residents.
- Promote the City of Adelaide as a destination and 'magnet city' by increasing its visitation and use by residents, workers, visitors and the public.
- Position Rundle Mall as South Australia's premier retail and commercial shopping precinct to sustain retail, business and economic viability.
- Ensure the Agency operates within the terms of its Charter and the *City of Adelaide Strategic Plan 2024-2028*.

Among the Agency's functions are to:

- Work collaboratively with the state government, strategic partners, peak bodies and key stakeholders to position the City of Adelaide as an attractive investment opportunity for commercial and residential property development.
- Support the growth and development of existing businesses and attract new businesses, industries and entrepreneurs to establish in the City of Adelaide.
- Promote and market the City of Adelaide to local, interstate and international visitors and investors.
- Position and promote the City of Adelaide as Australia's premier festival and event destination, with the aim of increasing visitation and investment.
- Support growth of the visitor economy by attracting international students, festivals, events, conferences, conventions and exhibitions.
- Activate, promote and market Rundle Mall, and develop mainstreet precincts as commercial hubs of economic, cultural and social significance.

Chair's Foreword

As chair of the Adelaide Economic Development Agency (AEDA), I am pleased to present the *2024/25 Annual Report*. This year's report is significant for me because it marks my first year as Board Chair and shows the Agency's commitment to delivering activities that support the business community and contribute to the city's economic vibrancy.

I want to begin by congratulating AEDA's outgoing Chair, Nikki Govan. Nikki played a pivotal role in leading the Agency, and the city more broadly, through the challenges associated with COVID-19 recovery. Her contributions as the inaugural Chair have left a lasting impact on the city, and the Board recognises her exceptional impact.

In reviews of AEDA, it was recommended that the City of Adelaide develop an Economic Development Strategy which, following Council's endorsement, has enabled the Agency to complete its strategic plan. This plan shows a commitment to strengthening the city's economy. It articulates how we will promote the city, support events and tourism, champion education, enhance Rundle Mall's retail appeal, and collaborate closely with the City of Adelaide and other partners.

In 2024/25, AEDA supported 86 investment and business growth opportunities representing a potential of 3,860 jobs, supported more than 40 events and festivals that brought 5.7 million attendees to the city, and promoted more than 115 city businesses through destination marketing campaigns. AEDA also hosted the third ADL Fashion Week and fourth AEDA Business Summit to great success.

Significant time and effort went into our business planning process. Support from the business community was heartening during the Council's budget consultation process for increasing AEDA's funding. We have started discussions with the Council about future funding models and the appropriate level of resourcing for AEDA so that it has scope to increase its impact even further.

As custodians of Rundle Mall, we were pleased to see spending grow by six per cent to \$1.5 billion. The precinct's strip vacancy rate was 3.4 per cent in the last quarter of 2024/25—the lowest among major mall strips in the country and a remarkable achievement given Adelaide's changing retail landscape.

As an agency led by a skills-based Board, we are fortunate to have the input of key professionals. This year, the Board welcomed Emma Kardachi, and Denise von Wald and Tim Last were re-appointed. I also want to take this opportunity to sincerely thank all the wonderful Board members for their ongoing commitment and professionalism, General Manager Greg Ratsch for all his efforts and contributions, Executive Managers and the whole AEDA team that proudly work so hard to make Adelaide an even better place to be.

Adelaide's economy is in good shape as evidenced by more jobs, more businesses, a vibrant events calendar, strong demand for hotel rooms and continued property demand. However, there are challenges like investment by competitors in suburban shopping precincts, hybrid working keeping people in home offices and out of the city and a need for even stronger consumer spending. We will continue to proudly advocate for and champion our beautiful city to make the most of our opportunities and address our challenges.



Steve Maras
(Chair)

The Board

The Agency is governed by a skills-based Board of Management. The Board includes expertise and experience in hospitality, property development, placemaking, marketing, investment, retail, events, and tourism sectors.

During the year, the following Board changes occurred

- Nikki Govan's term as the inaugural chair concluded on 17 January 2025, and was succeeded by Steve Maras from 18 January 2025.
- Emma Kardachi was appointed to the Board on 26 November 2024, with her term to conclude on 30 June 2027.
- Denise von Wald and Tim Last were reappointed to the Board until 30 June 2028, following the expiration of their terms on 30 June 2025 and 31 May 2025 respectively.
- Matt Poblocki was reappointed to the Board on 13 August 2024, but resigned on 22 May 2025 due to changing work arrangements.
- Jim Kouts was appointed Deputy Chair by the Board at its 12 February 2025 meeting until the expiration of his term on 30 June 2026.
- James Black was reappointed to the Board as the Advisory Committee Representative for a one-year term, commencing 12 March 2025.

2024/2025 AEDA Board attendance

Board Members	No of meetings eligible to attend	No. of meetings attended
Steve Maras	9	8
Lord Mayor Jane Lomax-Smith	9	8
Denise Von Wald	9	9
Jaimee-Lee Charlton	9	7
James Black	9	8
Jim Kouts	9	8
Tim Last	9	8
Matt Poblocki	7	7
Nikki Govan	4	4



Jim Kouts
(Deputy Chair)



James Black
(Advisory
Committee
Representative)



**Jaimee-Lee
Charlton**



Emma Kardachi



Tim Last



**Dr Jane
Lomax-Smith
AM**
(Lord Mayor)



**Denise von
Wald**

The Advisory Committee

The Charter requires an Advisory Committee (the Committee) to be formed to provide a two-way mechanism for city businesses, mainstreet associations, precincts, and other stakeholders to exchange information and raise matters within AEDA's functions and powers.

AEDA Advisory Committee members for 2024/25

- James Black
- Alfredo Cabada (from February 2025)
- Lauren Giorgio
- Leah Grantham (until October 2024)
- Nikki Hamdorf (Precinct Group Representative, from November 2024)
- Jasmin Ilic (from February 2025)
- Angela Maglieri (from May 2025)
- Tim Pozza (Chair, until April 2025)
- Mirella Romano (from February 2025)



WOMADelaide

Credit: WOMADelaide

Corporate Governance

During 2024/25, the Board endorsed its first strategic plan as required under Section 6.1 of its Charter.

The *AEDA Strategic Plan 2024/25 – 2028/29* (the plan) was completed following the Council's endorsement of the *City of Adelaide Economic Development Strategy*. The AEDA Strategic Plan articulates AEDA's obligations—as specified in the *City of Adelaide Economic Development Strategy*, the AEDA Charter and the *City of Adelaide Strategic Plan* and addresses matters relating to governance and operations.

Progress against Strategic Plan metrics can be found in **Appendix 1**.

Board Review

The Charter requires the Board to undertake an annual review of its performance. AEDA administration canvassed the views of Board Members through a survey and collated the results.

The findings of the review were positive, with the main findings being:

- The role of the Board is well understood by members.
- The composition and nature of the Board's membership are strengths.
- The Board has a vision, purpose and strategy, but would benefit from a reporting process that aligns to the plan.
- There are risk management processes in place, however, there are opportunities for the Board to focus further on this.
- The processes and systems are generally adequate.
- There could be better use of the Advisory Committee.
- The Board has a constructive culture, solid processes, adheres to confidentiality and maintains a mutually respectful relationship with administration.
- The Chair and the General Manager are effective in discharging their roles and responsibilities.

Proposed actions responding to observations made by Board members through the review are to:

- Identify opportunities to streamline the Board and Advisory Committee selection processes.
- Develop a reporting process that aligns with the plan following its adoption.
- Include a list of emerging challenges section in the General Manager's report to each Board meeting.
- Identify opportunities to seek the input of the Advisory Committee.
- Differentiate between agenda items requiring a board decision, and those presented for early input or workshop discussion.
- Identify opportunities where the Board can utilise their networks to progress the objectives of the Agency.

AEDA Reviews

Implementation of the recommendations made in the reviews of AEDA undertaken by Deloitte and KPMG in 2023 continued during the year. Thirty-five of the 36 recommendations have now been addressed. The one outstanding recommendation relates to the development of a long-term financial plan for the Agency. The council is progressing this matter.

Annual Report

Throughout the 2024/25 financial year, AEDA delivered initiatives in line with its core function of driving economic activity in Adelaide and North Adelaide.

These activities and initiatives were delivered in conjunction with AEDA's 2024/25 *Business Plan and Budget*, which was built around four strategic focus areas: **Business, Investment & Residential Growth, Visitor Growth, Brand and Marketing** and **Rundle Mall**.

AEDA manages the Rundle Mall precinct and engages with retailers and other parties to deliver a diverse range of events, activations and promotions. These aim to attract visitors, add vibrancy and increase dwell time to drive retail growth and economic outcomes.

AEDA also advocates on behalf of Rundle Mall Levy payers for initiatives and outcomes that enhance Rundle Mall's position as South Australia's premier shopping destination.

AEDA's 2024/25 *Business Plan and Budget* outlines initiatives and actions for each strategic focus. Delivery against these initiatives and actions has been included in **Appendix Two**.



Colours of Asia

Rundle Mall

Financial Summary

AEDA Income Summary	Original 2024/25 Budget (\$'000)	2024/25 BQ3 (\$'000)	2024/25 Actual (\$'000)
AEDA contribution from CoA	8,159	8,060	7,711
Strategic project funding CoA	233	733	702
Other grants, subsidies and contributions	-	-	15
Rundle Mall levy	4,017	4,017	4,049
User charges	400	620	663
Reimbursements	-	-	-
Other income	-	-	-
Total income	12,809	13,430	13,140
AEDA Expenditure Summary	2024/25 Budget (\$'000)	2024/25 BQ3 (\$'000)	2024/25 Actual (\$'000)
Business, investment and residential growth	2,976	3,047	2,774
Visitor growth	3,267	3,753	3,689
Brand and marketing	2,127	2,113	2,044
Rundle Mall marketing and events	2,486	2,586	2,351
Rundle Mall operations	1,953	1,904	1,911
Total expenditure	12,809	13,403	12,769

Business, Investment & Residential Growth

An environment that attracts investment, supports new businesses to start, existing businesses to grow and increases the city's population.

City Indicators

- Job numbers in the city increased 1.8 per cent to 172,652.
- International student enrolments in South Australia decreased by 2 per cent to 43,043.
- The number of city businesses increased by 1.25 per cent to 12,717.
- Resident numbers in the city increased by 4.05 per cent to 29,118.

Investment Support

There was a strong level of investment and business growth enquiries and opportunities during the year, with 86 leads supported, representing a potential 3,860 jobs. Eighteen businesses received support through AEDA's Welcome to Adelaide initiative, which provides assistance with site selection, data to inform their business case, promotional opportunities and welcome packs to help businesses transition their staff into the city. The program supported the relocation or creation of 1,060 jobs.

Support has also been provided to numerous enquiries regarding Purpose Built Student Accommodation and to the City of Adelaide to progress its Adaptive Reuse City Housing Initiative.

Data & Insights

Demand for AEDA's data and insights continued to rise, with 319 requests received. Use of the data webpages also increased, with 6,369 users, 16,261 views, and an increase in the average time spent on the site. Three industry briefings attended by more than 400 people were held over the year. These were:

- Data4Lunch Sustainable Futures where AEDA partnered with the City of Adelaide and JLL to discuss the interconnection between sustainability and business.
- Data4Lunch Fact vs Fiction where AEDA partnered with Economy.id and AEDA Marketing to dispel common misconceptions about the city's economy.
- AEDA also partnered with the Property Council Office and CBRE for their Office Market Report breakfast event in February 2025.



Gaming Sector

In the 2024/25 financial year, AEDA strengthened Adelaide's games and interactive media sector through targeted investment, capability building and ecosystem development. The third round of AEDA's Games Plus Support Program supported 12 early-stage developers with funding, mentoring, and marketing guidance at the Games Plus co-working space. Four studios were supported to participate in major events, including PAX Australia, Games Connect Asia Pacific (GCAP), SXSW Sydney, and BitSummit (Japan), which provided global exposure and pitching opportunities. AEDA's support allowed the South Australian Games Association to host more than nine industry events with 943 attendees. AEDA also supported SAGE (SA Game Exhibition), which attracted more than 3,000 attendees and 35 exhibitors over two days.

Four active leads are now being pursued to attract games development companies to Adelaide.

Strategic Partnerships Program

AEDA, through its Strategic Partnerships Program (SPP), provides funding to external organisations to stimulate economic activity across multiple sectors within the city. It establishes new partnerships to accelerate economic growth and expands existing collaborations by building on previously funded projects.

AEDA's 2024/25 strategic partners were

- **Renew Adelaide**
 - Eighteen new ventures launched and 11 graduated ventures.
 - Activated 2,705sq m of space.
 - Created 131 jobs.
 - Generated approximately \$4.43 million in annual turnover.
- **Business Events Adelaide**
 - Secured 149 events, which supported 348,984 bed nights and 7,896 jobs.
 - Delivered an economic impact of \$676 million.
- **Study Adelaide**
 - Delivered its Global Familiarisation Program for education agents, including 56 visiting from other countries.
 - Agents reported a 72 per cent improvement in their knowledge of Adelaide.
 - Increased confidence in recommending Adelaide as a study destination
- **MTP Connect**
 - Delivered the Global Navigator program.
 - Supported 10 emerging health tech businesses aim for global expansion.
- **_SouthStart**
 - Launched its MASTERMIND workshop series.
 - Prepared 10 businesses for seed-stage investment.
- **ThincLab**
 - Delivered the ThincSeed program to 17 early-stage businesses.
 - Assisted participants in raising seed capital and connecting with private equity investors.

Precinct Groups

AEDA maintained support for precinct groups through the Mainstreet Development Program, as the City of Adelaide reviewed its broader approach to economic activity, engagement with, and activation of precincts. Initiatives delivered by precinct groups included activating West Village through the Fringe Festival, collaborating with Renew Adelaide to address vacancy rates on Hindley Street, the Ebenezer Night Markets and the Easter Trail on Melbourne Street.

Visitor Growth

Visitors have an enjoyable, vibrant and dynamic city experience so that they are encouraged to return and become ambassadors for Adelaide as a destination of choice.

City Indicators

- City hotel occupancy increased by three percentage points to 73 per cent.
- Bed nights demand rose from 1.88 million to 2.04 million.
- Business event delegates rose by 11.2 per cent to 58,924.
- Direct tourism jobs increased by 4.25 per cent to 8,169.

Events & Festivals Sponsorship Program

AEDA continued to provide financial support to event and festival organisers.

The Events and Festivals Sponsorship Program provided \$1.775 million in funding to support 20 events and festivals, which collectively attracted more than 5.6 million attendees to the city. These events contributed an estimated 882,178 visitor bed nights and generated more than \$470 million in gross economic impact.*

The Commercial Events and Festivals Sponsorship Program provided \$462,500 in funding to support 22 events and festivals, which collectively attracted more than 1.5 million attendees to the city. It resulted in an estimated \$85 million in attendee expenditure.

Product Development

AEDA has worked to expand the city's tourism offerings by identifying product gaps and pursuing opportunities for investment, in line with tourism trends and the city's strengths. Initiatives included:

- Working with cultural institutions along North Terrace to identify opportunities to increase visitation share. It is anticipated that the opening of the new Visitor Experience Centre in 2026 will generate a natural increase in foot traffic within the precinct.
- Supporting CBD businesses and strengthening Adelaide's tourism offering through the Tourism Product Accelerator Program, in partnership with Tourism Accelerator. Through this initiative, 10 city businesses were given an opportunity to develop new, commissionable tourism products ready for promotion, including to international buyers. The program successfully delivered 18 new experiences that broadened the range of bookable products available in the city.
- Undertaking a project to identify national and international tourism products and concepts suitable for the city. The project focused on opportunities that were permanent, available year-round, aligned with global tourism trends, and complemented Adelaide's identity, existing attractions and festival calendar. In partnership with consultants Left Bank Co. and REMIX Summits, several potential investment and collaboration opportunities were identified. Work is ongoing to further develop these concepts to strengthen Adelaide's visitor economy and enhance the city's appeal to local, interstate and international audiences.

Visitor Information Services

This year, close to 42,000 people engaged with the Visitor Information Service, which is run by AEDA. Around 30,000 people used the Visitor Information Centre, while the remainder accessed initiatives such as City Guides, Adelaide Greeters, Cruise Ship Meet and Greet Programs, the Mobile Visitor Information Service and Adelaide Town Hall Tours.

Three information sessions, as well as multiple familiarisations, were facilitated to upskill the Centre's 60 volunteers and encourage visitors to utilise the services of operators across the city. Cross-collaboration took place with neighbouring councils and familiarisations were organised to upskill their volunteers' knowledge of city experiences.

Discussions have continued with the State Library of South Australia regarding the use of the Institute Building as the location for the new Visitor Experience Centre. Arterial has been contracted to lead the design work.



Mobile Visitor Information Service

Events

AEDA showcased Adelaide and its tourism operators at two major industry events—Tourism Australia's largest annual tradeshow, the Australian Tourism Exchange, and the Australian Tourism Export Council's Explore South Australia event. Across both events, AEDA met with 115 inbound tour operators, wholesalers, online travel agents and retail travel agents to champion Adelaide.

More than 60 tourism operators attended AEDA's Visitor Economy Update at U-City in February. The event included information on tourism trends, South Australian Tourism Commission (SATC) activities, AEDA's Visitor Economy Guiding Framework, and destination marketing.

AEDA continues to work with Business Events Adelaide to attract conventions, business events and incentive travelers to Adelaide and to support the welcome and dispersal of delegates into the city.



Tasting Australia
Credit: South Australian Tourism Commission

Advocacy and Coordination

AEDA is recognised by SATC as the tourism organisation representing Greater Adelaide in the absence of a formal metropolitan Adelaide governance structure. AEDA's General Manager sits on the SATC Regional Chairs' Group, and the AEDA Tourism Industry Development Advisor serves as Greater Adelaide's Regional Tourism Manager in lieu of an official representative for the region. AEDA has co-driven the development of a Destination Plan for Greater Adelaide with SATC. Over the past 12 months, a greater focus has been placed on working collaboratively with metropolitan councils that have an interest in building the tourism sector.

AEDA, in collaboration with the Western Adelaide Tourism Alliance, held an Australian Tourism Data Warehouse workshop called Enhancing Your Event Listing. The workshop was specifically aimed at businesses doing activations for the British & Irish Lions Rugby Tour and beyond.

To assist city businesses in crafting SA Tourism Award submissions, AEDA, in conjunction with TiCSA, supported eight city organisations with exclusive one-on-one mentorship and feedback on their submissions.

AEDA, in conjunction with Big Red Group, Get Your Guide and Tourism Accelerator, facilitated a workshop attended by 15 participants on how to leverage working with online trade partners to drive sales and maximise exposure.

Brand & Marketing

The voice of the city to consumers through Experience Adelaide and to businesses as the Adelaide Economic Development Agency.

City Indicators

- City spend increased 3.4 per cent to reach \$4.2 billion.
- Average daily visitors dropped 10.1 per cent to 371,250.
- Adelaide brand health metric increased .05 points to 6.39.

Digital and Social Media Channels

Experience Adelaide website received 1.64 million views, with the number of leads generated increasing by six per cent to 94,500. Enhancements to the AEDA website saw a 20 per cent increase in users and a 10 per cent increase in user engagement. The What's On eDM is distributed to 135,325 subscribers weekly and the City Business eDM has 8,276 subscribers.

Chihuly Trail

AEDA initially supported the attraction efforts of the Adelaide Botanic Gardens & State Herbarium to bring the exclusive Chihuly *Garden Cycles* exhibition to Adelaide by providing economic data to support its business case. During the exhibition, AEDA developed the Adelaide Celebrates Glass Trail, an online map and landing page featuring glass- and botanical-themed products and experiences from 14 city businesses. The trail encouraged both locals and visitors to explore Chihuly-related offers across the city and attracted more than 15,300 visits, with strong positive feedback from participants, partners, and visitors.

See for Yourself Campaign

The See for Yourself campaign targeted 22–49-year-olds across Adelaide to challenge perceptions that the city is boring and sleepy in winter. The campaign profiled more than 115 businesses and generated more than 11,900 visits to the SeeADL.com.au landing page, converting to 2,465 leads for city operators. The paid advertising resulted in a reach of 4.7 million impressions.



AEDA Business Summit

The sold-out 2025 AEDA Business Summit was attended by more than 450 people. Keynote speakers included The Demographics Group Co-Founder and Director Simon Kuestenmacher on demographic shifts, REMIX Summits Co-Founder Peter Tullin on the visitor experience economy, and Bree Whitford-Smith from Rising Sun Pictures who discussed Adelaide's role in the global visual effects industry. Premier Peter Malinauskas joined a panel discussing Adelaide's growth opportunities along with SA Productivity Commissioner Adrian Tembel, CMAX Clinical Research Chief Executive Jane Kelly and Qinetiq Chief Strategy Officer Rebecca Humble. The event, sponsored by Adelaide University, emphasised innovation, investment and Adelaide's global positioning.



2025 AEDA Business Summit

Winter Events Campaign

The 2025 Winter Events Campaign highlighted festivals that occurred in the traditionally quieter winter months, such as Tasting Australia, DreamBIG Children's Festival, Adelaide Cabaret Festival, Cabaret Fringe, Viking Fest and Illuminate Adelaide. The campaign aimed to increase the number of people visiting the city and encouraged spending on hospitality, accommodation, and entertainment. More than 6,000 leads were generated for featured events.



ADL Fashion Week

The third ADL Fashion Week was held from 11-13 October 2024. More than 2,200 tickets were sold across 40 events, marking an increase of 12 per cent increase in ticket sales on 2023.

ADL Fashion Week debuted its central hub, The Loft at the Hotel Richmond, as a destination for events such as the SAFIA (South Australian Fashion Industry Association) industry breakfast, where local brands showcased and retailed their products, along with interstate designers interested in testing the Adelaide market.

Feedback from industry and participants was overwhelmingly positive, with a 90 per cent satisfaction rating and Net Promoter Score of eight out of 10 for the event, via intercept and online survey.

2,200+

Tickets sold

90%

Satisfaction rating



ADL Fashion Week
2KW x Better Together Style Icons



ADL Fashion Week
SAFIA Industry Breakfast

Rundle Mall

Rundle Mall, the State's premier retail and commercial shopping precinct, energises city life and enriches the Adelaide experience.

City Indicators

- Rundle Mall spending rose six per cent to \$1.5 billion.
 - Rundle Mall proportion of all city spend was 57 per cent.
 - Rundle Mall Precinct vacancy rate dropped from 17.8 per cent to 11 per cent.
 - Tourism and entertainment expenditure increased by 16 per cent.
-

AEDA administers the Rundle Mall differential separate rate for the purposes of managing, operating, and marketing the Rundle Mall Precinct. As the custodian of the Rundle Mall brand, AEDA advocates on behalf of stakeholders to deliver initiatives and outcomes that enhance Rundle Mall's position as South Australia's premier shopping destination.

Events

ADL Fashion Week

ADL Fashion Week positioned the city as South Australia's centre of fashion, providing shopping offers, exciting pop-ups and unique in-store experiences. Activation highlights included Jardin de Mall that featured Rundle Mall's spend-and-win activation, and pop-up activations from The Speakeasy Hotel, Gelato Messina, R.M. Williams, Have You Met Charlie and Katya Komarova.

More than 457,000 visitors were recorded in Rundle Mall during ADL Fashion Week, a six per cent increase compared to the previous four weekends.

Black Friday

Rundle Mall achieved record-breaking spend and foot traffic results on Black Friday in 2024. AEDA actively promoted Rundle Mall as Adelaide's premier shopping destination and the only shopping centre to stay open until midnight for Black Friday. David Jones and Rundle Mall City Sessions provided music to help boost the mood across the four days. City-wide expenditure during Black Friday 2024 exceeded \$23.5 million, making it the biggest spending day in the City of Adelaide on record. Total spending on Black Friday (Friday, 29 November) alone increased by six per cent, compared to Black Friday in 2023. Expenditure was up 52 per cent compared to the 12-month average for Fridays.

Christmas

Rundle Mall's Christmas campaign kicked off in early November with the launch of decorations and the Santa Course, run in conjunction with the City of Adelaide and Father Christmas' arrival to the Mall on National Pharmacies Christmas Pageant day.

Rundle Mall also unveiled its 12 Days of Christmas campaign, which aimed to encourage people to visit the Mall regularly before Christmas. City-wide spending in December 2024 reached \$421 million, up 12 per cent from December 2023, making it the highest total spend in one month on record.

MallFest

MallFest ran during the festival season in February and March. Trading hours were extended until 6:00 pm for five consecutive Saturdays (22 February to 22 March), and a curated program of street performers entertained shoppers along the Mall. Activations from Mollydooker, Svago Cucina and DJs every Friday supported the activation. Weekend activity was up four per cent compared to Fringe 2024 and up 14 per cent compared to the 12-month weekend average.

Colours of Asia

From Friday 21 to Sunday 23 March, Rundle Mall hosted the inaugural Colours of Asia Festival, hosted by Asia Oasis. Sixteen vendors served authentic street food, while live performances, traditional dance and music put culture in the spotlight. The event contributed to the highest foot weekend traffic ever recorded (680,000 between Friday and Sunday), with activity up 47 per cent compared to the 12-month weekend average.

Gather Round

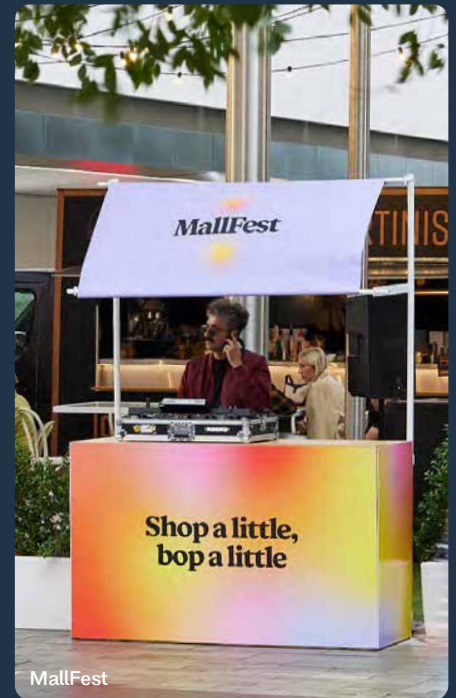
The energy of the 2025 AFL Gather Round was felt in Rundle Mall where fans were offered a line-up of footy-themed activations, entertainment, and shopping experiences. Extended trade until 6:00 pm on Saturday, 12 April, gave people more time to shop, explore and enjoy the festivities. More than 744,000 people visited the Mall over Gather Round, with visitation up nine per cent compared to Gather Round 2024.

Urban Kitchen

As part of Tasting Australia, Urban Kitchen transformed Rundle Mall into a vibrant culinary hub. This year's expanded program included new masterclasses from Rundle Mall businesses. Urban Kitchen was once again a sellout, with 1,034 tickets sold across the 10-day program.

City Sessions

The Rundle Mall City Sessions live music program, delivered in partnership with the City of Adelaide and Adelaide UNESCO City of Music, featured 113 performances across 18 genres. The program highlighted a mix of mostly South Australian established and emerging artists.



Partnerships & Activations

Rundle Mall delivered 393 activations—generating \$574,266.25 in income—which exceeded the budget for the financial year. Existing concessions such as Flower Depo and Jonny’s Popcorn continued to perform strongly, while Crushes was introduced as a new concession. Key brand activations included Swatch, Tesla, the Royal Australian Mint, KPMG/ Department of Transport, Lumo Energy, Chemist Warehouse, AFL Store, Farmers Union Iced Coffee, CC’s Chips and Mollydooker Wines. Major campaigns with AFL, Suncorp Super Netball (SSN) Netball, Women’s Big Bash League (WBBL) 10, SATC for LIV Golf, and McDonald’s/NOVA further enhanced Rundle Mall’s reputation as South Australia’s leading destination for brand experiences and activations.

Rundle Mall’s partnership with Gathered Market strengthened over the year, with 11 market days delivered, including two Friday markets to support late-night trade.

Appendix 4 to this report provides the Rundle Mall Marketing, Events and Activations calendar for 2024/25.

Brand Attraction

Rundle Mall welcomed several new brands and flagship stores, including Glassons, Sportsgirl and The Hourglass, further strengthening its retail mix. In Q4 FY 2024/25, the precinct’s strip vacancy rate was 3.4 per cent—the lowest among major mall strips in the country. The Agency heightened awareness of the Mall through a partnership with *Inside Retail* and meetings with national and international brands considering an expansion into Adelaide.

Rundle Mall Public Relations

Rundle Mall generated over \$59 million in public relations value through targeted media pitches, events, campaigns and organic editorial coverage. This positioned the Mall as South Australia’s premier shopping destination and a compelling investment opportunity for domestic and industry audiences.

Charles Street Upgrade

AEDA worked alongside the City of Adelaide on the \$5.9 million upgrade of Charles Street, which was completed in February 2025. AEDA engaged with stakeholders throughout the project to ensure it met the needs of the precinct. Charles Street has now been transformed into a high-quality pedestrian link, and is a key arterial connector linking the North Terrace cultural boulevard to Rundle Mall.





WALS

WALSH BUILDING

McDonald's
AFL
KANGAROO BRAND
SOUTH
AFL

360 CAMERA
GATHER ROUND
FESTIVAL OF FOOTY

ELDER PARK

MAZZUCCHI'S

AFL Gather Round in Rundle Mall

Appendix 1: 2024/25 to 2028/29 Strategic Plan KPIs

AEDA Performance Against 2024/25 Business Plan & Budget

Growing the Visitor Economy

Strategic Plan Measures	Indicator/Note	Benchmark	Year 1 YTD	Benchmark Note
Increase in spending across the CBD and North Adelaide	Baseline: 12.33m (2023/24) Source: Economy.id (Tourism Visitor Summary) – using Tourism Research Australia data	\$12.33 million	No update	Tourism Research Australia (accessed via Economy.id) combined International Visitor Nights + Domestic Visitor Nights + Domestic Daytrips
An enhanced year-round events calendar, with experiences found throughout the city	Australian Tourism Data Warehouse listings (ATDW)	1,212	1,215	2023 calendar year
Grow as Australia's festival capital	Percentage of interstate respondents who associate festivals with Adelaide when compared to other capital cities (YTD average)	26%	28.40%	Average for 2023 calendar year
Grow the number and scale of business events hosted each year	Business Events Adelaide— number of business events	164	140	2024 calendar year
	Business Events Adelaide— number of attendees	56,218	68,463	2024 calendar year
Grow the number of 4- and 5-star and boutique hotel beds	CoStar—Hotel inventory by class	3,242	3,256	2024 calendar year ⁴
Increase the number of airport arrivals and demand for city accommodation	Adelaide Airport (AAL)—Total traffic volumes	8,272,940	8,630,000	2023 calendar year
	STR—Hotel rooms booked	1,817,760	1,946,466	2023 calendar year
Invest in Adelaide Visitor Information Centre tourism assets to increase visitation and improve visitor experience	This is a binary statement, so no longitudinal indicator			
Deliver economic data and insights to our business community	Binary indicator Y/N	Yes	Yes	

Activating Rundle Mall & Precincts

Strategic Plan Measures	Indicator/Note	Benchmark	Year 1 YTD	Benchmark Note
Increase in spending across the CBD and North Adelaide	Spendmapp by Geografia (total daily aggregate)	\$3.99 billion	\$4.18 billion	2023 calendar year
\$150 million of capital investment committed to the precinct	Cumulative count of development applications and capital works	n/a	\$272.292 million	n/a
Improvement to Rundle Mall business sentiment	AEDA Data & Insights Rundle Mall Trader Business Confidence Survey	50	64	Mid 2024
Increase in foot traffic across the CBD and North Adelaide	Kepler Analytics, City of Adelaide multizone foot traffic, unique visitors	138.8 million	130.6 million	2023 calendar year

City Brand and Marketing

Increase the brand health metric for Adelaide as a destination to visit to 7.5/10	Commissioned research	6.34	6.39	Verian commissioned research in 2024
Deliver marketing and promotional strategies to share Adelaide's unique attributes and emerging opportunities	Binary indicator	n/a	yes	n/a
Increase in foot traffic across the CBD and North Adelaide	Kepler Analytics, City of Adelaide , multizone foot traffic unique visitors	138.8 million	130.6 million	2023 calendar year
An increase in the number of new businesses and investment in the City	Number of businesses	12,560	12,717	2023 calendar year
	Value of investment (development applications value)	\$848 million	\$732 million	FY 2022/23
Improvement to AEDA brand sentiment	Commissioned research	Not funded in budget - unable to measure		

AEDA Governance and Operations

Opportunities and issues identified in annual governance review are addressed	Response to outcomes of annual governance review	n/a	Underway	n/a
An approach to funding that supports multi-year planning is applied		No	No	
City of Adelaide Culture Survey results	Culture Amp - Engagement measure	66%	59%	Culture Amp August 2024
Proportion of job vacancies filled on first approach to market	Taleo	100%	100%	
Delivery of Agency priorities through strategic partnerships	Investment into SPP	Yes	Yes	
Regular information on qualitative and quantitative business needs and opportunities provided to the Board		Yes	Yes	

Appendix 2: 2024/25 Business Plan & Budget KPIs

AEDA Performance Against 2024/25 Business Plan & Budget

Business, Investment & Residential Growth

Key Performance Indicator	Status	Measure	Actual	Difference
Fifty inward investment proposals/local expansions supported with at least 1,500 jobs	C	50	86	+36
Increase of bookable tourism experiences in the city	C	Strategic project to identify new experiential tourism product completed. Discussions with potential operators commenced.		
More than 30 vacant shopfronts/premises activated	PC	30	20	-10
Deliver three industry briefing events	C	3	5	2
Outcomes from collaborative partnerships MTPConnect; _SouthStart and University of Adelaide/Thinclab to support small businesses to grow and scale	C	Programs completed and supported 36 start-up and scale-up businesses		
Five projects and market interventions to support emerging industries in the city	C	5	10	5
Support and facilitate six networking/knowledge transfer events for businesses	C	6	18	12

Visitor Economy

Key Performance Indicator	Status	Measure	Actual	Difference
Delivery of the new Experience Adelaide Visitor Centre	A	-	Underway	n/a
Twenty new bookable city tourism products and experiences	PC	20	18	-2
Eight training sessions with Visitor Information Centre volunteers and staff	C	8	9	1
Visitor and community sentiment index (to be developed)	C	n/a	84	n/a

Key: C = Complete PC = Partially Complete A = Active R = Removed

Brand and Marketing

Key Performance Indicator	Status	Measure	Actual	Difference
10 per cent over the 2023/24 measure of \$2.2 million in media mentions (advertising space rate), with reference to AEDA. Maintain a variance of 85–95 per cent neutral and/or positive sentiment of media mentions.	C	\$2,420,000	\$3 549 775	\$1,129,775
Increase the brand health metric for Adelaide as a destination to visit to 6.5/10. (Currently 6.35)	A	6.5	6.39	-0.11
Total city expenditure above \$4.45b	C	\$4.450 billion	\$4.65 billion	+\$200 million

Rundle Mall

Key Performance Indicator	Status	Measure	Actual	Difference
Demonstrate uplift in market share and foot traffic across three core campaigns	C	3	3	0
Five major brands committed to Rundle Mall	C	5	8	+3
Two public realm infrastructure projects completed	C	2	2	0
A minimum of \$20 million new cap investment delivered or committed in the Rundle Mall precinct	C	\$20 million	\$271 million	\$251 million
Ten business or industry media stories relating to Rundle Mall	C	10	12	+2
Uplift in Rundle Mall small business sentiment index over FY24/25	C	50+	64+	+14



Appendix 3: 2024/25 Sponsorship Recipients

Events and Festivals Sponsorship Program

Event	Date(s)	Funding
2024 SALA Festival	1 – 31 August 2024	\$65,000
2024 Adelaide Guitar Festival	12 – 29 September 2024	\$40,000
2024 Chihuly in the Botanic Garden - Chihuly Nights	27 September 2024 – 29 April 2025	\$50,000
2024 Nature Festival	28 September – 13 October 2024	\$30,000
2024 Adelaide Film Festival	23 October – 3 November 2024	\$60,000
2024 OzAsia Festival	24 October – 10 November 2024	\$75,000
2024 Feast Queer Arts and Cultural Festival	9 – 24 November 2024	\$50,000
2024 National Pharmacies Christmas Pageant	2 November 2024	\$75,000
2024 Carols by Candlelight	14 December 2024	\$75,000
2025 Adelaide International (Tennis)	6 – 11 January 2025	\$50,000
2025 Santos Tour Down Under	17 – 26 January 2025	\$190,000
2025 Adelaide Fringe	21 February – 23 March 2025	\$300,000
2025 Adelaide Festival	28 February – 16 March 2025	\$360,000
2025 WOMADelaide	7 – 10 March 2025	\$75,000
2025 Adelaide Equestrian Festival	1 – 4 May 2025	\$40,000
2025 Tasting Australia	2 – 11 May 2025	\$40,000
2025 DreamBIG Children's Festival	7 – 17 May 2025	\$60,000
2025 Cabaret Fringe Festival	23 May – 1 June 2025	\$40,000
2025 Viking Fest	6 – 29 June 2025	\$50,000
2025 Adelaide Cabaret Festival	6 – 21 June 2025	\$50,000

Commercial Events Fund (Medium to Large Category)

Event	Date(s)	Funding
Asia Street Food Festival	29 November – 1 December 2024	\$25,000
The Garden of Unearthly Delights	15 February – 23 Mar 2025	\$45,000
Fool's Paradise	20 February – 23 Mar 2025	\$50,000
Gluttony	21 February – 23 Mar 2025	\$50,000
Adelaide Motorsport Festival	7 – 9 March 2025	\$40,000

Commercial Events Fund (Small to Medium Category)

Event	Date(s)	Funding
Bastille Festival	14 July 2024	\$15,000
Hongdae in Adelaide	7 September 2024	\$17,500
Crown and Anchor's 171st Birthday	7 September 2024	\$12,000
EMPYRE Fire Festival 2024	21 September 2024	\$20,000
CheeseFest - Cheese, Food & Wine	19 – 20 October 2024	\$20,000
Poppin' Out (was Mary's In The Park)	2 November 2024	\$14,000
Spheres Restaurant (was Rundle Restaurant)	15 – 17 November 2024	\$16,000
Summer Sessions Vardon Ave	15 November – 21 December 2024	\$12,000
Adelaide Polo Classic	13 – 14 December 2024	\$14,000
Laneway Festival	15 February 2025	\$16,000
Gathered Market in the Mall	16 February – 7 December 2025	\$16,000
The Courtyard of Curiosities	20 February – 23 March 2025	\$14,000
Sidebyside	22 – 23 February 2025	\$20,000
Colours of Asia	20 – 23 March 2025	\$16,000
A Decade in Gilbert Place	5 April 2025	\$8,000
Home Base: Footy at Gilbert Place	11 – 13 April 2025	\$7,000
Future Sounds Festival	14 June 2025	\$15,000

Strategic Partnership Program 2024/25

Partner	Funding
Business Events Adelaide	\$300,000
Festival City ADL	\$107,500
Renew Adelaide	\$335,420
Study Adelaide	\$240,000
MTPConnect	\$70,000
University of Adelaide/ThincLab	\$54,920

Mainstreet Development Program

Partner	Funding
Adelaide West End Association	\$25,000
City South Association	\$25,000
East End Coordination Group	\$25,000
Gouger Street Traders Association	\$25,000
Grote Business Precinct Association	\$25,000
Hutt Street Traders Association	\$17,347
North Adelaide Precinct Association	\$25,000



Appendix 4:

Rundle Mall Activations

Month	Activity
July 2024	<ul style="list-style-type: none"> • Winter in Rundle Mall • School Holiday Activations • NAIDOC Week • Retailer support campaign • Gathered Market (14 July)
August 2024	<ul style="list-style-type: none"> • Australian Dental Foundation • Royal Australian Mint Coin Swap • Ballers Clubhouse • Krispy Kreme Roaming
September 2024	<ul style="list-style-type: none"> • Winter in Rundle Mall • Retailer Support Campaign • Gathered Market (25 August) • Cancer Council Daffodil Day
October 2024	<ul style="list-style-type: none"> • Lumo Energy (26 August) • Women's Legal Service Soup Drive • SSN Netball Grand Final • Buy SA for SA (Explosive Promotions)
September 2024	<ul style="list-style-type: none"> • Spring Launch Campaign in the Mall • Father's Day Activations and retailer support • Retailer Support Campaign • Gathered Market (8 September) • AdYO's Sidewalk Symphonies
October 2024	<ul style="list-style-type: none"> • FruChoc Appreciation Day • SANFL Grand Final Player Presentation • Sharpie Pen Sampling Roaming (Sprout) • Department for Environment and Water Media Call
October 2024	<ul style="list-style-type: none"> • ADL Fashion Week • October long weekend trading hours support • Fashion Campaign and activations • School holidays • Retailer Support Campaign • Rundle Mall City Sessions - Lunchtime Live (11, 18 and 25 October) • Gathered Market (6 October) • Foodbank • Restart A Heart • Peter Shearer Sidewalk Sale
	<ul style="list-style-type: none"> • CoA/Lifeblood • WBBL 10 Season Launch (TGI Sport) • Real Pretzel Co. (4 October) • Lumo Energy (21 October) • Katya Komarova (AFW) x 3 days • Solid Gold Diamonds • Nova/McDonald's • McDonald's Roaming • SafeWork SA • Kyoto Sushi (1 October) • Tesla Cybertruck x 2 days

Month	Activity
November & December 2024	<ul style="list-style-type: none"> • Christmas decorations • Black Friday weekend • VAILO Adelaide 500 activations • Choirs and music performances • Activations to support extended trading hours and add vibrancy to the Mall in the lead up to Christmas • Boxing Day • School Holidays • Retailer support campaign • Rundle Mall City Sessions: The Fast Lane (15 – 16 November) • Rundle Mall City Sessions: Black Beats Friday (30 November – 1 December) • Rundle Mall City Sessions: Keys to the City Weekend (13 – 15 December) • Rundle Mall City Sessions: Sounds of the Season, Festival of Music Weekend (20-22 December) • Gathered Market (3 November) • SES Water Safety Promotion • Neverending Experiences • KPMG/Yakusan (Department of Infrastructure and Transport) • Mr Limone (1 – 3 November) • Cielo Coffee Cart (Pageant Day) • Mr Limone (9 – 10 November) • Diabetes Australia • Votre Luxe • Mr Limone (14 – 15 November) • Mr Limone (29 November – 1 December, Black Friday) • Cucina Cufone (29 November, Black Friday) • Kyoto Sushi (29 November – 1 December, Black Friday) • Gathered Market (7 – 8 December) • Salvation Army Christmas Appeal • Kyttons Bakery (19 – 20 December) • World AIDS Day (SAMESH) • Peter Shearer Sidewalk Sale (26 – 27 December) • Mr Limone (6 – 8 December) • Just Gluten Free Bakery Pop-Up (14 – 15 December) • Defence recruitment • Mr Limone (20 December)



Christmas Decorations

Appendix 4:

Rundle Mall Activations

Month	Activity
January 2025	<ul style="list-style-type: none"> • Retailer support of January sales • School holidays • Australia Day support for trading hours • Retailer support campaign • Starbucks Coffee Can Sampling • Adelaide International • Defence recruitment x 2 • Lumo Energy (13 January) • Soonta Lunar New Year
February 2025	<ul style="list-style-type: none"> • Luna New Year activations • Valentine's Day digital campaigns and retailer support • Retailer support campaign • LIV Golf activations • MallFest to support Adelaide Fringe and Adelaide Festival • University support for O'Week • Royal Navy Band Performance • SATC LIV Golf Activation • Mollydooker MallFest bar x 12 days • Gathered Market (16 February) • Spendless Shoes Valentine's Day • Nova 919 LIV Golf Activation • Basketball Australia media call • SATC LIV Golf Banners (10–17 February) • RAA/Enque Trevi fountain activation • RAA/Enque floor decals x 2 • Kyttons Hot Cross Bun Launch
March 2025	<ul style="list-style-type: none"> • Festival activity • Long weekend trading hours support • Colours of Asia • Retailer support campaign • Rundle Mall City Sessions—World of Music (7 – 10 March) • Lumo Energy (10 March) • Gathered Market (28 March) • Mix 102.3 Tall Tales • Too Far Media
April 2025	<ul style="list-style-type: none"> • Easter Friday 3 April to Easter Monday 6 April • ANZAC Day trading hours support • AFL Gather Round • Easter activations • Retailer support campaign • Rundle Mall City Sessions: Gather Round (9, 10 and 13 April) • AFL Store Merch Van (Gather Round) • Chemist Warehouse Gather Round Activation • Fuic Gather Round Activation • MG/Sprout Gather Round Activation • CC's/Sprout Gather Round Activation • CC's/Sprout Gather Round Roaming x 2 Days • Gathered Market (27 April) • Kyttons Bakery Easter pop-up • Peter Shearer Sidewalk Sale x 2 Days

Month	Activity
May 2025	<ul style="list-style-type: none"> • Food activations to leverage Tasting Australia • Mother's Day campaign • Retailer support campaign • Red Energy (12 May) • Gathered Market (11 May) • Swatch/Omega Car Activation x 2 Days • SES Wow Day • Medianest/UPark Roaming x 4 Dates • Uniting Communities Law Week Activation • <i>Embrace Magazine</i> • Hungry Panda
June 2025	<ul style="list-style-type: none"> • Retailer support campaign • Rundle Mall City Sessions: The Winter Set (20 - 21 June) • Gathered Market (20 June) • Multicultural Youth - Tea With A Refugee • Hungry Panda • Lamala Kitchen (27 – 28 June) • Cucina Cufone (27 June)
Frequent Concessions	<ul style="list-style-type: none"> • Flower Depo • Blondie's Bakehouse • Jonny's Popcorn • C9 Chocolate & Gelato • Bao's Acai • Les Deux Coqs • Crushes • 1001 Snow Cones



Adelaide Economic Development Agency

GENERAL PURPOSE FINANCIAL STATEMENTS

for the year ended 30 June 2025

Adelaide Economic Development Agency

General Purpose Financial Statements

for the year ended 30 June 2025

Table of Contents	Page
1. Council Certificate	2
2. Primary Financial Statements:	
- Statement of Comprehensive Income	3
- Statement of Financial Position	4
- Statement of Changes in Equity	5
- Statement of Cash Flows	6
3. Notes to the Financial Statements	7
4. Independent Auditor's Report - Financial Statements	22
5. Certificates of Audit Independence	
- Council Certificate of Audit Independence	24
- Audit Certificate of Audit Independence	25

Adelaide Economic Development Agency

General Purpose Financial Statements for the year ended 30 June 2025

Certification of Financial Statements

We have been authorised by the Agency to certify the financial statements in their final form.

In our opinion:

- the accompanying financial statements comply with the *Local Government Act 1999*, *Local Government (Financial Management) Regulations 2011* and Australian Accounting Standards,
- the financial statements present a true and fair view of the Agency's financial position at 30 June 2025 and the results of its operations and cash flows for the reporting period,
- internal controls implemented by the Agency provide a reasonable assurance that the Agency's financial records are complete, accurate and reliable and were effective throughout the financial year,
- the financial statements accurately reflect the Agency accounting and other records.



Steve Maras
CHAIR
ADELAIDE ECONOMIC DEVELOPMENT AGENCY



Michael Sedgman
CHIEF EXECUTIVE OFFICER
CITY OF ADELAIDE

Date: 24.09.2025

Adelaide Economic Development Agency

Statement of Comprehensive Income for the year ended 30 June 2025

\$ '000	Notes	2025	2024
Income			
Rates	2a	4,049	3,918
User Charges	2b	656	625
Reimbursements	2c	-	2
Other Income	2d	7	12
Grants, Subsidies and Contributions	2e	8,428	8,921
Total Income		13,140	13,478
Expenses			
Materials, Contracts & Other Expenses	3a	12,664	13,422
Depreciation, Amortisation & Impairment	3b	96	58
Finance Costs	3c	7	3
Total Expenses		12,769	13,483
Operating Surplus / (Deficit)		371	(5)
Net Surplus / (Deficit) ¹		371	(5)
Total Comprehensive Income		371	(5)

¹ Transferred to Statement of Changes in Equity

Adelaide Economic Development Agency

Statement of Financial Position as at 30 June 2025

\$ '000	Notes	2025	2024
ASSETS			
Current Assets			
Trade & Other Receivables	4a	1,240	491
Inventories	4b	4	6
Subtotal		1,244	497
Total Current Assets		1,244	497
Non-Current Assets			
Infrastructure, Property, Plant & Equipment	5	163	184
Total Non-Current Assets		163	184
TOTAL ASSETS		1,407	681
LIABILITIES			
Current Liabilities			
Trade & Other Payables	6a	610	283
Borrowings	6b	73	43
Total Current Liabilities		683	326
Non-Current Liabilities			
Borrowings	6b	85	87
Total Non-Current Liabilities		85	87
TOTAL LIABILITIES		768	413
Net Assets		639	268
EQUITY			
Accumulated Surplus		639	268
Total Equity		639	268

Adelaide Economic Development Agency

Statement of Changes in Equity

for the year ended 30 June 2025

\$ '000	Notes	Accumulated Surplus	Other Reserves	Total Equity
2025				
Opening Balance		268	-	268
Net Surplus / (Deficit) for Year		371	-	371
Total Comprehensive Income		371	-	371
Balance at the end of period		639	-	639
2024				
Balance at the end of previous reporting period		273		273
Net Surplus / (Deficit) for Year		(5)	-	(5)
Total Comprehensive Income		(5)	-	(5)
Balance at the end of period		268	-	268

Adelaide Economic Development Agency

Statement of Cash Flows for the year ended 30 June 2025

\$ '000	Notes	2025	2024
Cash Flows from Operating Activities			
<u>Receipts</u>			
Operating Receipts		12,396	13,744
<u>Payments</u>			
Payments for Materials, Contracts & Other Expenses		(12,340)	(13,727)
Net Cash provided by (or used in) Operating Activities	7a	54	17
Cash Flows from Investing Activities			
<u>Receipts</u>			
Nil			
<u>Payments</u>			
Expenditure on New/Upgraded Assets		-	-
Net Cash provided by (or used in) Investing Activities		-	-
Cash Flows from Financing Activities			
<u>Receipts</u>			
Nil			
<u>Payments</u>			
Repayment of Lease Liabilities		(54)	(17)
Net Cash provided by (or used in) Financing Activities		(54)	(17)
Net Increase (Decrease) in Cash Held		-	-
plus: Cash & Cash Equivalents at beginning of period		-	-
Cash & Cash Equivalents at end of period		-	-

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Contents of the Notes accompanying the Financial Statements

Note	Details	Page
1	Material Accounting Policies Information	8
2	Income	11
3	Expenses	13
	Current Assets	
4a	Trade & Other Receivables	14
4b	Inventories	14
	Fixed Assets	
5	Infrastructure, Property, Plant & Equipment	15
	Liabilities	
6a	Trade & Other Payables	16
6b	Borrowings	16
7	Reconciliation to Statement of Cash Flows	16
8	Financial Instruments	17
9	Uniform Presentation of Finances	18
10	Leases	19
11	Related Party Transactions	21

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information

The principal accounting policies adopted by Adelaide Economic Development Agency (the Agency) in the preparation of these financial statements are set out below.

These policies have been consistently applied to all the years presented, unless otherwise stated.

1 Basis of Preparation

1.1 Compliance with Australian Accounting Standards

This general purpose financial report has been prepared on a going concern basis using the historical cost convention (except as stated below) in accordance with Australian Accounting Standards as they apply to not-for-profit entities, other authoritative pronouncements of the Australian Accounting Standards Board, Interpretations and relevant South Australian legislation.

The financial report was authorised for issue by certificate under regulation 14 of the *Local Government (Financial Management) Regulations 2011*.

1.2 Rounding

All amounts in the financial statements have been rounded to the nearest thousand dollars (\$'000).

2 Income Recognition

The Agency recognises revenue under *AASB 1058 Income of Not-for-Profit Entities* (AASB 1058) or *AASB 15 Revenue from Contracts with Customers* (AASB 15) when appropriate.

2.1 Rates and utility charges

Rates and utility charges are recognised as revenue when the Agency obtains control over these receipts which is the beginning of the rating period to which they relate. Prepaid rates and utility charges are recognised as a financial liability until the beginning of the rating period. Discounts given and rebates are recognised in the same period as the rates and utility charges to which they relate.

2.2 Fee & statutory charges

Revenue arising from fees and charges are recognised at a point in time when the performance obligation is completed, and the customer receives the benefits of the goods/ services being provided.

Licences and permits granted by the Agency are either short-term or low value. Revenue is recognised at the time the licence or permit is granted.

2.3 Grant income

Where grant income arises from an agreement which is enforceable and contains sufficiently specific performance obligations when the revenue is recognised when control of each performance obligation is satisfied. Performance obligations vary in each agreement and payment terms vary depending on terms of the grant. Cash is received upfront for some grants and on the achievement of certain payment milestones for others.

3 Cash, Cash Equivalents and other Financial Instruments

The Agency does not hold any cash assets. All cash assets are held by the parent entity, the City of Adelaide.

All receivables are reviewed as at the reporting date and adequate allowance made for amounts the receipt of which is considered doubtful.

All financial instruments are recognised at fair value at the date of recognition.

4 Infrastructure, Property, Plant & Equipment

4.1 Initial Recognition

All assets are initially recognised at cost.

All non-current assets purchased or constructed are capitalised as the expenditure is incurred and depreciated as soon as the asset is held "ready for use". Cost is determined as the fair value of the assets given as consideration plus costs incidental to the acquisition.

Notes to and forming part of the Financial Statements

for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

4.2 Materiality

Assets with an economic life in excess of one year are only capitalised where the cost of acquisition exceeds materiality thresholds established by the Agency. Items of property, plant and equipment with a total value less than \$5,000 are treated as an expense in the year of acquisition. All other items of property, plant and equipment are capitalised.

4.3 Depreciation of Non-Current Assets

Property, plant and equipment assets recognised are systematically depreciated over their useful lives on a straight-line basis which, in the opinion of the Agency, best reflects the consumption of the service potential embodied in those assets.

Depreciation methods, useful lives and residual values of classes of assets are reviewed annually.

Major depreciation periods for each class of asset are listed below.

Equipment, Furniture & Fittings	3 years
Right-of-Use Assets	3 years

4.4 Impairment

Assets whose future economic benefits are not dependent on the ability to generate cash flows, and where the future economic benefits would be replaced if the Agency were deprived thereof, are not subject to impairment testing.

Assets that are subject to depreciation are reviewed for impairment whenever events or changes in circumstances indicate that the carrying amount may not be recoverable. An impairment loss is recognised for the amount by which the asset's carrying amount exceeds its recoverable amount (which is the higher of the present value of future cash inflows or value in use).

5 Payables

5.1 Payments Received in Advance & Deposits

Amounts other than grants received from external parties in advance of service delivery are recognised

as liabilities until the service is delivered or damage reinstated, or the amount is refunded.

6 Employee Benefits

The Agency does not have any employees. All employees are engaged through the parent entity, the City of Adelaide.

7 Leases

The Agency assesses at contract inception whether a contract is, or contains, a lease. That is, if the contract conveys the right to control the use of an identified asset for a period in exchange for consideration.

7.1 The Agency as a lessee

The Agency recognises lease liabilities to make lease payments and right-of-use assets representing the right to use the underlying assets.

i.) Right-of-Use-Assets

The Agency recognises right-of-use assets at the commencement date of the lease. Right-of-use assets are measured at cost, less any accumulated depreciation and impairment losses, and adjusted for any remeasurement of lease liabilities. The cost of right-of-use assets includes the amount of lease liabilities recognised, initial direct costs incurred, lease payments made at or before the commencement date less any lease incentives received and the estimate of costs to be incurred to restore the leased asset. Right-of-use assets are depreciated on a straight-line basis over the shorter of the lease term and the estimated useful lives of the assets, as follows:

Buildings	3 years
-----------	---------

The right-of-use assets are also subject to impairment.

ii.) Lease Liabilities

At the commencement date of the lease, the Agency recognises lease liabilities measured at the present value of lease payments to be made over the lease term. In calculating the present value of lease payments, the Agency uses its incremental borrowing rate or the interest rate implicit in the lease.

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

iii) Short-term leases and leases of low-value assets

The Agency applies the short-term lease recognition exemption to its short-term leases of plant and equipment (ie those leases that have a lease term of 12 months or less from the commencement date). It also applies the low-value assets recognition exemption to leases of plant and equipment that are low value. Lease payments on short-term leases and leases of low-value assets are recognised as expense on a straight-line basis over the lease term.

8 GST Implications

In accordance with Interpretation 1031 "Accounting for the Goods & Services Tax"

- Receivables and Creditors include GST receivable and payable.
- Except in relation to input taxed activities, revenues and operating expenditures exclude GST receivable and payable.
- Non-current assets and capital expenditures include GST net of any recoupment.
- Amounts included in the Statement of Cash Flows are disclosed on a gross basis.

9 New and amended accounting standards and interpretations

In the current year, the Agency adopted all new and revised Standards and Interpretations issued by the Australian Accounting Standards Board (AASB) that are relevant to its operations and effective for the current reporting period. The adoption of the new and revised Standards and Interpretations has not resulted in any material changes to the Agency's accounting policies.

Standards issued by the AASB not yet effective

The AASB has issued Australian Accounting Standards and Interpretations which are not effective at 30 June 2025. These standards have not been adopted by the Agency and will be included in the financial statements on their effective date.

Effective for NFP annual reporting periods beginning on or after 1 January 2026

- AASB 2024-2 Amendments to Australian Accounting Standards - Classification and Measurement of Financial Instruments

Effective for NFP annual reporting periods beginning on or after 1 January 2028

- AASB 18 Presentation and Disclosure in Financial Statements

The Agency has assessed all the standards / interpretations issued which are not yet effective and have determined that there is no expected material impact on the reported financial position or performance.

10 Comparative Figures

To ensure comparability with the current reporting period's figures, some comparative period line items and amounts may have been reclassified or individually reported for the first time within these financial statements and/or the notes.

11 Disclaimer

Nothing contained within these statements may be taken to be an admission of any liability to any person under any circumstance.

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 2. Income

\$ '000	2025	2024
(a). Rates Revenues		
General Rates		
Nil		
Total General Rates	-	-
Other Rates (Including Service Charges)		
Rundle Mall Separate Rate	4,076	3,936
Less: mandatory rebates	(27)	(18)
Total Other Rates	4,049	3,918
Total Rates Revenues	4,049	3,918
(b). User Charges		
Event Fees	71	81
Rundle Mall	585	544
Total User Charges	656	625
(c). Reimbursements		
Other	-	2
Total Reimbursements	-	2
(d). Other Income		
Merchandise Sales	7	12
Total Other Income	7	12

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 2. Income (continued)

\$ '000	Notes	2025	2024
(e). Grants, Subsidies, Contributions			
Other Grants, Subsidies and Contributions		8,428	8,921
Total Other Grants, Subsidies and Contributions		8,428	8,921
Total Grants, Subsidies, Contributions		8,428	8,921

In the period, an amount of \$8,412,973 (2024: \$8,890,960) was received by the Agency as contribution from the City of Adelaide.

(i) Sources of grants

State Government		-	10
Other		15	20
City of Adelaide Contribution		8,413	8,891
Total		8,428	8,921

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 3. Expenses

\$ '000	2025	2024
(a). Materials, Contracts and Other Expenses		
(i) Prescribed Expenses		
Auditor's Remuneration	1	1
Bad and Doubtful Debts	5	(5)
Board Fees	130	81
Lease Expense - Low Value Assets / Short Term Leases	48	42
Subtotal - Prescribed Expenses	184	119
(ii) Other Materials, Contracts and Expenses		
Contractors	4,449	4,172
Energy	7	4
Legal Expenses	2	6
Parts, Accessories & Consumables	20	13
Professional Services	239	293
Sundry	21	16
Advertising and Promotion	2,720	2,787
Catering	24	11
Cleaning	6	5
Communications	1	1
Contractual Expenses	37	16
Water	5	3
External Plant Hire	596	741
Insurance	17	21
Minor Plant and Equipment	31	7
Printing, Freight and Postage	23	13
Rates and Taxes	12	3
Security	413	549
Sponsorships, Contributions and Donations	3,605	4,532
Subscriptions	148	40
Training and Development	13	15
Venue Hire	82	47
Other	9	8
Subtotal - Other Material, Contracts & Expenses	12,480	13,303
Total Materials, Contracts and Other Expenses	12,664	13,422

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 3. Expenses (continued)

\$ '000	Notes	2025	2024
(b). Depreciation, Amortisation and Impairment			
Right-of-Use Assets		54	16
Equipment, Furniture & Fittings		42	42
Total Depreciation, Amortisation and Impairment		96	58
(c). Finance Costs			
Interest on Leases		7	3
Total Finance Costs		7	3

Note 4. Current Assets

\$ '000	2025	2024
(a). Trade & Other Receivables		
Debtors - General	32	26
GST Recoupment	122	118
Prepayments	20	9
Inter-Entity Debtor	1,071	338
Subtotal	1,245	491
Less: Allowance for Doubtful Debts	(5)	-
Total Trade & Other Receivables	1,240	491
(b). Inventories		
Trading Stock	4	6
Total Inventories	4	6

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements
for the year ended 30 June 2025

Note 5 Infrastructure, Property, Plant & Equipment

	as at 30 June 2024			Asset Movements during the Reporting Period				as at 30 June 2025		
	At Cost	Accumulated Dep'n	Carrying Value	Asset Additions	Depreciation Expense (Note 3b)	Disposal	At Cost	Accumulated Dep'n	Carrying Value	
\$ '000										
Plant and Equipment										
Right-of-Use Assets	144	(16)	128	75	(54)	-	219	(70)	149	
Equipment, Furniture & Fittings	125	(69)	56	-	(42)	-	125	(111)	14	
Total Infrastructure, Property, Plant & Equipment	269	(85)	184	75	(96)	-	344	(181)	163	
Comparatives	125	(27)	98	144	(58)	-	269	(85)	184	

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 6. Liabilities

\$ '000	Notes	2025 Current	2025 Non Current	2024 Current	2024 Non Current
(a). Trade and Other Payables					
Payments Received in Advance		31	-	37	-
Accrued Expenses - Other		179	-	9	-
Trade Payables		400	-	237	-
Total Trade and Other Payables		610	-	283	-
(b). Borrowings					
Lease Liabilities	10	73	85	43	87
Total Borrowings		73	85	43	87

Note 7. Reconciliation to Statement of Cash Flows

\$ '000	2025	2024
Cash assets comprise highly liquid investments with short periods to maturity subject to insignificant risk of change of value. Cash at the end of the reporting period as shown in the Statement of Cash Flows is reconciled to the related items in the Statement of Financial Position as follows:		
(a). Reconciliation of Change in Net Assets to Cash from Operating Activities		
Net Surplus/(Deficit)	371	(5)
Non-Cash Items in Income Statements		
Depreciation, Amortisation & Impairment	96	58
Interest on finance lease liability	7	3
	474	56
Add (Less): Changes in Net Current Assets		
Net (Increase)/Decrease in Receivables	(749)	373
Net (Increase)/Decrease in Inventories	2	(2)
Net Increase/(Decrease) in Trade & Other Payables	327	(410)
Net Cash provided by (or used in) operations	54	17
(b). Non-Cash Financing and Investing Activities		
Borrowings and Lease Liabilities		
Opening Balance	130	-
Non-Cash Lease Additions	75	144
Non-Cash Accretion of Interest	7	3
Lease Payments	(54)	(17)
Total Liabilities from Financing Activities	158	130

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 8. Financial Instruments

\$ '000	Due < 1 year	Due > 1 year & ≤ 5 years	Due > 5 years	Total Contractual Cash Flows	Carrying Values
2025					
<u>Financial Assets</u>					
Receivables	1,103	-	-	1,103	1,103
Total Financial Assets	1,103	-	-	1,103	1,103
<u>Financial Liabilities</u>					
Payables	579	-	-	579	579
Lease Liabilities	80	88	-	168	158
Total Financial Liabilities	659	88	-	747	737

\$ '000	Due < 1 year	Due > 1 year & ≤ 5 years	Due > 5 years	Total Contractual Cash Flows	Carrying Values
2024					
<u>Financial Assets</u>					
Receivables	364	-	-	364	364
Total Financial Assets	364	-	-	364	364
<u>Financial Liabilities</u>					
Payables	246	-	-	246	246
Lease Liabilities	53	91	-	144	130
Total Financial Liabilities	299	91	-	390	376

Net Fair Value

All carrying values approximate fair value for all recognised financial instruments. There is no recognised market for the financial assets of the Agency.

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 9. Uniform Presentation of Finances

\$ '000	2025	2024
<p>The following is a high level summary of both operating and capital investment activities of the Agency prepared on a simplified Uniform Presentation Framework basis.</p> <p>All Councils in South Australia have agreed to summarise annual budgets and long-term financial plans on the same basis.</p> <p>The arrangements ensure that all Councils provide a common 'core' of financial information, which enables meaningful comparisons of each Council's finances.</p>		
Income	13,140	13,478
less Expenses	<u>(12,769)</u>	<u>(13,483)</u>
Operating Surplus / (Deficit)	371	(5)
Net Outlays on Existing Assets		
add back Depreciation, Amortisation and Impairment	96	58
Finance Lease payments for Right of Use Assets	<u>(51)</u>	<u>(11)</u>
Subtotal	45	47
Net Outlays on New and Upgraded Assets		
Capital Expenditure on New and Upgraded Assets	<u>-</u>	<u>-</u>
Subtotal	-	-
Net Lending / (Borrowing) for Financial Year	416	42

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 10. Leases

\$ '000

The Agency as a Lessee

Set out below are the carrying amounts of right-of-use assets recognised within Infrastructure, Property, Plant and Equipment and the movements during the period:

Right of use assets

	Buildings \$'000	Total \$'000
2025		
Balance at 1 July	128	128
Additions to right-of-use assets	75	75
Adjustments to right-of-use assets due to remeasurement of lease liability	-	-
Depreciation charge	(54)	(54)
Balance at 30 June 2025	149	149
2024		
Opening Balance	144	144
Additions to right-of-use assets	-	-
Adjustments to right-of-use assets due to remeasurement of lease liability	-	-
Depreciation charge	(16)	(16)
Balance at 30 June 2024	128	128

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 10. Leases (continued)

Set out below are the carrying amounts of lease liabilities (included under interest-bearing loans and borrowings) and the movements during the period:

\$ '000	2025	2024
Balance at 1 July	130	-
Additions	75	144
Accretion of interest	7	3
Payments	(54)	(17)
Balance at 30 June	158	130
Classified as:		
Current	73	43
Non Current	85	87

The maturity analysis of lease liabilities is included in Note 8.

The Agency had total cash outflows for leases of \$53,668 (2024: \$17,550).

The following are the amounts recognised in profit or loss:

Depreciation expense of Right-of-Use Assets	54	16
Interest expense on lease liabilities	7	3
Expense relating to short term leases	63	42
Total amount recognised in profit or loss	124	61

Adelaide Economic Development Agency

Notes to and forming part of the Financial Statements
for the year ended 30 June 2025

Note 11. Related Party Transactions

\$ '000	2025	2024
---------	------	------

Key Management Personnel

Transactions with Key Management Personnel

The Key Management Personnel of the Agency includes Board Members and General Manager AEDA. In all, 11 persons were paid the following total compensation which has been included within Board Fees and Contractors in note 3:

The compensation paid to Key Management Personnel comprises:

Short-Term Employee Benefits	323	304
Post-Employment Benefits	69	26
Long-Term Benefits		8
Total	<u>392</u>	<u>338</u>

Amounts paid as direct reimbursement of expenses incurred on behalf of the Agency have not been included above.

Other Related Party Transactions

The Adelaide Economic Development Agency contracts staff from the City of Adelaide. The cost of these services was \$4,182,801 (2024: \$3,792,993).

In the period an amount of \$8,412,973 (2024: \$8,890,960) was received by the Agency as contribution from the City of Adelaide.



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INDEPENDENT AUDITOR'S REPORT TO THE MEMBERS OF ADELAIDE ECONOMIC DEVELOPMENT AGENCY

Report on the Audit of the Financial Statement

Opinion

We have audited the financial report of Adelaide Economic Development Agency (the Agency), which comprises the statement of financial position as at 30 June 2025, the statement of comprehensive income, the statement of changes in equity and the statement of cash flows for the year then ended, and notes to the financial report, including a summary of material accounting policy information, and the certification of the financial statements.

In our opinion the accompanying financial report presents fairly, in all material respects, the financial position of the Agency as at 30 June 2025, and its financial performance and its cash flows for the year ended on that date in accordance with Australian Accounting Standards, the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011*.

Basis for opinion

We conducted our audit in accordance with Australian Auditing Standards. Our responsibilities under those standards are further described in the Auditor's responsibilities for the audit of the Financial Report section of our report. We are independent of the Agency in accordance with the *Local Government Act 1999* and the ethical requirements of the Accounting Professional and Ethical Standards Board's *APES 110 Code of Ethics for Professional Accountants (including Independence Standards)* (the Code) that are relevant to our audit of the financial report in Australia. We have also fulfilled our other ethical responsibilities in accordance with the Code.

We confirm that the independence declaration required by the *Local Government Act 1999*, which has been given to the Authority, would be in the same terms if given to the Authority as at the time of this auditor's report.

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

Responsibilities of management and those charged with governance for the Financial Statement

Management is responsible for the preparation and fair presentation of the financial report in accordance with Australian Accounting Standards, the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* and for such internal control as management determines is necessary to enable the preparation and fair presentation of a financial report that is free from material misstatement, whether due to fraud or error.

In preparing the financial report, management is responsible for assessing the Agency's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the Agency or to cease operations, or has no realistic alternative but to do so.



Those charged with governance are responsible for overseeing the Agency's financial reporting process.

Auditor's responsibilities for the audit of the Financial Statement

Our objectives are to obtain reasonable assurance about whether the financial statement as a whole is 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 Australian Auditing Standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of this financial statement.

A further description of our responsibilities for the audit of the financial report is located at the Auditing and Assurance Standards Board website (<http://www.auasb.gov.au/Home.aspx>) at: http://www.auasb.gov.au/auditors_responsibilities/ar4.pdf

This description forms part of our auditor's report.

A handwritten signature in blue ink that reads 'BDO'.

BDO Audit Pty Ltd

A handwritten signature in blue ink that reads 'Linh Dao'.

Linh Dao
Director

Adelaide, 24 September 2025

Adelaide Economic Development Agency

General Purpose Financial Statements for the year ended 30 June 2025

Certification of Auditor Independence

To the best of our knowledge and belief, we confirm that, for the purpose of the audit of Adelaide Economic Development Agency for the year ended 30 June 2025, the Council's Auditor, BDO Audit Pty Ltd has maintained its independence in accordance with the requirements of the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22(3) *Local Government (Financial Management) Regulations 2011*.



Steve Maras
CHAIR
ADELAIDE ECONOMIC DEVELOPMENT AGENCY



Nicolle Rantanen Reynolds
PRESIDING MEMBER, AUDIT AND RISK COMMITTEE



Michael Sedgman
CHIEF EXECUTIVE OFFICER
CITY OF ADELAIDE

Date: 24.09.2025



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CERTIFICATION OF AUDITOR INDEPENDENCE

I confirm that, for the audit of the financial statements of Adelaide Economic Development Agency for the year ended 30 June 2025, I have maintained my independence in accordance with the requirements of APES 110 *Code of Ethics for Professional Accountants (including Independence Standards)* (the Code), Part 4A, published by the Accounting Professional and Ethical Standards Board, in accordance with the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22 (5) *Local Government (Financial Management) Regulations 2011*.

A handwritten signature in blue ink, appearing to read 'Linh Dao', is written over a light blue circular stamp.

Linh Dao
Director

BDO Audit Pty Ltd

Adelaide, 8 September 2025

Kadaltilla®

Adelaide Park Lands Authority

2024/25

Annual Report



Acknowledgement of Country

The Kadaltilla/Adelaide Park Lands Authority (Kadaltilla) acknowledges the Kurna people as the traditional owners of the Adelaide Plains and pays respect to Elders past and present. Kadaltilla recognises and respects the cultural heritage, beliefs and relationship which the Kurna people have with the land and acknowledges that they are of continuing importance to the Kurna people living today.

Kadaltilla extends that respect to other Aboriginal Language Groups and other First Nations.

Kadaltilla is the principal advisor to both the Council and the State Government on the protection, management, enhancement and promotion of the Adelaide Park Lands.

Kadaltilla is a traditional Kurna word meaning Green place/Green lands/Parklands.



Contents

Acknowledgement of Country	2
Contents	3
Message from the Presiding Member	4
Purpose of the Annual Report	5
The Role of Kadaltilla in the Governance of the Adelaide Park Lands	7
Kadaltilla Board Members	8
Highlights for the Year	9
Deliberations by Kadaltilla	17
Meeting Attendance Summary	17
Performance Against the Objectives of the Business Plan and Budget 2024/25	18

Message from the Presiding Member



Almost 200 years ago, Colonel William Light imagined a city like no other.

South Australia's first Surveyor-General envisaged a city wrapped in a green

belt of parks and gardens for the residents within it to enjoy.

His vision endures today in the Adelaide Park Lands, and it's the role of Kadaltilla to ensure our 764 hectares of open space remain protected, improved and thoughtfully maintained amid our ever-changing city.

Over the past year, Kadaltilla has continued its work providing timely and strategic advice across a wide range of proposals, from motorsport events to parking for the Royal Adelaide Show.

We received 37 reports and 13 presentations, as well as undertaking three field trips to Carriageway Park/Tuthangga (Park 17), Victoria Park/Pakapakanthi (Park 16), and Rymill Park/Murlawirrapurka (Park 14) to inspect cultural burn sites and parcels of Park Lands.

Over the past 12 months, Kadaltilla continued to provide strategic advice across a wide range of proposals informed by the aspirations of the Adelaide Park Lands Management Strategy (APLMS).

This plan acts as a guide to preserving the environmental, cultural, recreational and social benefits of the Park Lands, something that makes Adelaide one of the world's most liveable cities.

We created dynamic and tranquil spaces, improved connectivity, ensured our Park Lands were attracted and well maintained and built on their sustainability: all key outcomes of the APLMS.

We backed the City of Adelaide's plans to improve community infrastructure, including redeveloping clubrooms in Golden Wattle Park/Mirnu Wirra (Park

21 West), and backed a lease with long-term Park Lands users, such as the Adelaide Archery Club in Bullrush Park/Warnpangga (Park 10).

In Gladys Elphick Park/Narnungga (Park 25), we endorsed concept plans for new sports lighting that meets modern standards while protecting the cultural and natural character of the site.

Kadaltilla also contributed to the strategic direction of major events like the World Solar Challenge and the 2025 bp Adelaide Grand Final. Our advice helped strike a careful balance between event delivery and protecting public access, amenity, and greening across the Park Lands.

We progressed long-term planning for the redevelopment of community facilities in Peppermint Park/Wita Wirra (Park 18) and Pelzer Park/Pityarilla (Park 19), and supported heritage activation of the North Adelaide Railway Station through a short-term lease and future expression of interest process.

Importantly members interrogated landscaping design, tree species and infrastructure design.

Finally, we were updated on the New Adelaide Aquatic Centre redevelopment, including the finalisation of the 42-year lease and ongoing work to deliver high-quality open space outcomes for Denise Norton Park/Pardipardinyilla (Park 2) and its surrounds.

These highlights are just some of the ways Kadaltilla is working to ensure our Park Lands remain inclusive, vibrant, and protected – a true legacy for generations to come.

As we move closer to our city's bicentennial in 2036, we remain firmly focused on upholding the vision of Colonel Light: to provide open space for all who live, work and play in Adelaide.



Dr Jane Lomax-Smith

The Right Honourable the Lord Mayor of Adelaide

Purpose of the Annual Report

This Annual Report details the advice and operations of the Kadaltilla/Adelaide Park Lands Authority (Kadaltilla) against its Business Plan and Budget 2024–2025 and incorporates the audited financial statements of Kadaltilla for the year ended 30 June 2025 (Attachment A). This document relates to the financial year from 1 July 2024 through 30 June 2025.

The business of Kadaltilla is reported against the following five Outcomes of the Adelaide Park Lands Management Strategy 2015–2025:

Dynamic, Active and Tranquil Places

Places of activity, creativity and tranquillity for everyone that support our changing lifestyles, health and wellbeing, addressing:

- Facilities and infrastructure that encourage outdoor recreation and sport
- Destinations and attractions in the Park Lands
- Creation of activity hubs to support a diverse range of recreational needs
- The Park Lands as a visitor and tourist attraction
- Management of activities and events
- Enhancement of buildings.

Connected Places and Spaces

A system of connected and legible places and spaces enabling safe movement via paths and trails linking the city to the suburbs, hills and coast, addressing:

- Greater connection of places and spaces through a network of shared paths for walking, cycling and running
- A hierarchy of path networks which link all parks, places and spaces within parks
- Connections linking the city and suburbs with the Park Lands
- Lighting of pathways, ovals and key recreational hubs to improve safety and increase use
- Improved wayfinding and interpretive signage
- Management of car parking on and around the Park Lands.

Welcoming and Attractive Places

Places of diverse landscapes and natural beauty providing a range of recreational, sensory and stimulating experiences of discovery, addressing:

- Establishment of a cohesive Park Lands identity
- Landscaped entry points and edges to welcome and draw people into the Park Lands
- Enhancement of natural, ornamental and cultural landscapes.

Sustainable and Enduring Places

Places that thrive in the face of a changing climate, addressing:

- Management of biodiversity
- Improved management of water and watercourses in the Park Lands
- Sustainable use of water
- Resilience in the face of changing climate
- Role of Park Lands in broader city carbon neutral targets and in managing Urban Heat Island effect.

Memorable and Distinctive Places

Places celebrating Adelaide's unique natural and cultural heritage, addressing:

- Protection and preservation of the Park Lands
- World Heritage nomination for the Park Lands
- Identification, protection and interpretation of Kaurua cultural and heritage sites
- Protection and interpretation of the cultural and environmental values of the Park Lands
- Protection and preservation of the National Heritage-listed Park Lands.



A review of the Adelaide Park Lands Management Strategy 2015–2025 was completed in 2024 in accordance with the requirements of the *Adelaide Park Lands Act 2005 (SA)*. The updated strategy, titled Adelaide Park Lands Management Strategy – Towards 2036, was approved by the Minister for Planning in June 2025 and will replace the previous strategy.

The Adelaide Park Lands Management Strategy – Towards 2036 sets out a refreshed vision and priorities, structured around three overarching goals:

1. Places and Spaces
2. Connections and Networks, and
3. Natural Systems, Cultural Landscapes, and Climate Resilience.

Through its clear vision, contemporary priorities, and focus on partnerships, the Strategy ensures the Adelaide Park Lands continue to deliver cultural, environmental, and recreational benefits aligned with community expectations and strategic goals.

The Role of Kadaltilla in the Governance of the Adelaide Park Lands

The Adelaide Park Lands Authority was established by the *Adelaide Park Lands Act 2005 (SA)* as a subsidiary of the City of Adelaide under the *Local Government Act 1999 (SA)* provisions. The inaugural meeting of the Authority was held on 7 February 2007 and its first full financial year of operation was 2007–2008. On 11 May 2023, the Minister approved a change to Kadaltilla's Charter so that it would be branded as the 'Kadaltilla/Adelaide Park Lands Authority' (Kadaltilla).

Kadaltilla and its Board are the same entity.

The City of Adelaide manages about 80% of the Adelaide Park Lands. The State Government manages the remaining 20% which is predominantly comprised of the educational, institutional and biomedical precinct along North Terrace, but also includes the Adelaide Botanic Gardens and Botanic Park/Tainmuntilla.

Kadaltilla is the principal advisor to the City of Adelaide and the State Government on the protection, management, enhancement and promotion of the Adelaide Park Lands.



Within the Governance and Planning Framework, Kadaltilla was established to undertake the following Functions, as set out in the *Adelaide Park Lands Act 2005 (SA)*:

1. To undertake a key policy role with respect to the management and protection of the Adelaide Park Lands
2. To prepare, and as appropriate, to revise the Adelaide Park Lands Management Strategy in accordance with the requirements of the *Adelaide Park Lands Act 2005 (SA)*
3. To provide comments and advice on any management plan prepared by the Adelaide City Council or a State Authority under the *Adelaide Park Lands Act 2005 (SA)* or the *Local Government Act 1999 (SA)* that relates to any part of the Adelaide Park Lands; and to monitor and, as appropriate, to provide comments, advice or reports in relation to the implementation or operation of any such plan
4. To provide comments or advice in relation to the operation of any lease, licence or other form of grant of occupation of land within the Adelaide Park Lands
5. On the basis of any request or on its own initiative, to provide advice to the Adelaide City Council or to the Minister on policy, development, heritage or management issues affecting the Adelaide Park Lands
6. To promote public awareness of the importance of the Adelaide Park Lands and the need to ensure that they are managed and used responsibly
7. To ensure that the interests of South Australians are taken into account, and that community consultation processes are established, in relation to the strategic management of the Adelaide Park Lands
8. To administer the Adelaide Park Lands Fund
9. To undertake or support other activities that will protect or enhance the Adelaide Park Lands, or in any other way promote or advance the objects of the *Adelaide Park Lands Act, 2005 (SA)*.

Kadaltilla Board Members

Membership

Pursuant to section 6 of the *Adelaide Park Lands Act 2005 (SA)*, membership of the Kadaltilla/Adelaide Park Lands Authority comprises:

- The Lord Mayor (as Presiding Member) or, if the Lord Mayor chooses not to be a member of Kadaltilla, a person appointed by the City of Adelaide (as the Presiding Member)
- Four other members appointed by the City of Adelaide
- Five members appointed by the Minister (one of whom will be the Deputy Presiding Member).

Current Appointments

In addition to the Lord Mayor, Jane Lomax-Smith as Presiding Member, the City of Adelaide appointees (expiring 31 December 2025) are:

- Councillor Keiran Snape (with Councillor Henry Davis as Deputy)
- Ms Allison Bretones
- Ms Justyna Jochym
- Ms Mitzi Nam
- Mr Dennis Rigney (as Deputy Member to Ms Mitzi Nam).

Current Ministerial appointees to the Board (expiring 31 March 2028) are:

- Ms Elinor Walker (Deputy Presiding Member)
- Mr Ashley Halliday
- Mr Warwick Keates
- Ms Kirsty Bevan
- Ms Stephanie Johnston
- Ms Sarah Russo (as Deputy to Ms Stephanie Johnston)

Change in Membership

Mr Craig Wilkins's appointment to Kadaltilla concluded on 31 March 2025

Mr Ben Willsmore's appointment to Kadaltilla concluded on 31 March 2025

Professor Emeritus Damien Mugavin's appointment to Kadaltilla concluded on 31 March 2025

Mr Warwick Keates's appointment to Kadaltilla commenced on 1 April 2025

Ms Kirsty Bevan's appointment to Kadaltilla commenced on 1 April 2025

Ms Sarah Russo's appointment to Kadaltilla commenced on 1 April 2025



Dr Jane Lomax-Smith AM
Presiding Member



Elinor Walker
Deputy Presiding Member



Justyna Jochym



Mitzi Nam



Ashley Halliday



Allison Bretones



Warwick Keates



Stephanie Johnston



Kirsty Bevan



Keiran Snape
Councillor

Highlights for the Year

Adelaide Park Lands Management Strategy – Towards 2036

In 2024–2025, Kadaltilla continued to follow the high-level aspirations for the future of the Adelaide Park Lands as outlined in the Adelaide Park Lands Management Strategy 2015–2025 (APLMS). The vision of the APLMS is to achieve a balanced approach to a diverse range of environmental, cultural, recreational and social values, activities and developments, whilst protecting and enhancing all resources. The APLMS aims to ensure that the Adelaide Park Lands will continue to provide a myriad of recreational and sporting opportunities and events for everyone to enjoy, enhancing physical and mental well-being and cementing Adelaide’s place as one of the planet’s most liveable cities.

On 23 May 2024, Kadaltilla endorsed the draft Adelaide Park Lands Management Strategy – Towards 2036 (APLMS – Towards 2036) for public consultation. The eight-week consultation period engaged over 400 people in person and received 140 written responses, including submissions from 26 organisations. Feedback showed strong support for prioritising greening, open space, cultural experiences, recreation, events, and safe connections.

Kadaltilla held a public hearing in July 2024 and reviewed the Consultation Engagement Report and proposed amendments in September 2024. The APLMS – Towards 2036 was endorsed by Kadaltilla in October 2024, approved by Council in November 2024, and by the Minister for Planning in June 2025.

The APLMS – Towards 2036 will be tabled in both Houses of Parliament in August 2025.

Approval of the Adelaide Park Lands Management Strategy – Towards 2036

Kadaltilla received **37** reports and **13** presentations

Kadaltilla undertook **3** field trips

Kadaltilla reviewed **5** lease agreements

Kadaltilla made **5** submissions

The following highlights for the year deliver on the five key outcomes from the APLMS.

1. Dynamic, active and tranquil places
2. Connected places and spaces
3. Welcoming and attractive places
4. Sustainable and enduring places
5. Memorable and distinctive places

Dynamic, active and tranquil places

Leasing Adelaide Park Lands Facilities

Leasing Adelaide Park Lands facilities to community and education groups supports the APLMS's goal to promote active and passive recreation and aligns with the City of Adelaide Strategic Plan 2024–2028 by fostering wellbeing, social connection and active lifestyles.

In 2024–2025, Kadaltilla endorsed lease negotiations for community sports facilities with:

- Christian Brothers College in King Rodney Park/ Ityamai-itpina (Park 15) and Carriageway Park/ Tuthangga (Park 17)
- Adelaide Archery Club in Bullrush Park/ Warnpangga (Park 10)
- Adelaide Community Sports and Recreation Association (ACSARA) in Golden Wattle Park/ Mirnu Wirra (Park 21 West)
- Touch Football SA in Carriageway Park/Tuthangga (Park 17)
- Pulteney Grammar School in Blue Gum Park/ Kurangga (Park 20).

These agreements are supported by the relevant Community Land Management Plans and reflect a commitment to long-term community access and use.

Adelaide Park Lands Community Buildings (Sport and Recreation) Policy

The City of Adelaide has committed long-term funding to upgrade community buildings in the Adelaide Park Lands, supporting active lifestyles and inclusive participation in sport and recreation.

Kadaltilla contributed to the development of the Adelaide Park Lands Community Buildings (Sport and

Recreation) Policy, authorising a submission in September 2024. The policy reinforces alignment between investment in community facilities and the broader goals of the APLMS to protect, enhance and activate open space for future generations.

Gladys Elphick Park/Narnungga (Park 25) – Sports Ground Lighting Upgrades

The South Australian Cricket Association (SACA) holds a long-term lease over formal sporting facilities in Gladys Elphick Park / Narnungga (Park 25), with the current agreement in place until 2058.

In response to updated national sports lighting standards, SACA presented proposed lighting upgrades to Kadaltilla in November 2024. Kadaltilla endorsed the concept designs in February 2025, subject to key conditions including Cultural Monitoring during excavation, an environmental impact assessment, visual impact mitigation, and a commitment to community engagement.

North Adelaide Railway Station

The North Adelaide Railway Station (NARS), a State Heritage Place in Possum Park/Pirltawardli (Park 1), is the third-oldest railway station in South Australia, dating back to 1857. At its November 2024 meeting, Kadaltilla reviewed NARS tenancy and activation plans, noting plans for a 12-month lease with Renew Adelaide for immediate use and an Expression of Interest process in early 2025 to explore longer-term options. Kadaltilla considered community concerns regarding the site's future.

Adelaide Archery Club – Adelaide Park Lands Lease Agreement

The Adelaide Archery Club holds a Park Lands Community Lease Agreement for 1.08 ha in Bullrush Park/Warnpangga (Park 10), where it has operated for 78 years. Affiliated with Archery Australia and Archery South Australia, the club offers beginner courses, training, competitions, and corporate events, instructing over 200 students annually.

At its November 2024 meeting, Kadaltilla endorsed the City of Adelaide to negotiate a five-year lease agreement with the club for the community building and playing fields in Bullrush Park.

Golden Wattle Park/Mirnu Wirra (Park 21 West) – Detailed Design and Lease Agreement

Kadaltilla supported a 21-year Park Lands Community Lease Agreement between the City of Adelaide and the Adelaide Community Sports and Recreation Association (ACSARA) for facilities at Golden Wattle Park/Mirnu Wirra (Park 21 West), reflecting ACSARA's \$2.55 million contribution to redevelop the community building.

With over 88,000 annual users, the facilities play a vital role in community sport and recreation. Public consultation on the draft lease was held in March–April 2025, and Kadaltilla endorsed both the final agreement and the detailed building design in June 2025.

South Australian Motor Sport Board Event Consultation

In 2025, the South Australian Motor Sport Board consulted Kadaltilla on two major Adelaide Park Lands events under the *South Australian Motor Sport Act 1984 (SA)*. At its May 2025 meeting, Kadaltilla supported the World Solar Challenge (24–31 August 2025), welcoming its sustainability focus and requesting maintained public access and careful management of temporary fencing in Victoria Square/Tarntanyangga.

In June 2025, Kadaltilla reviewed plans for the 2025 bp Adelaide Grand Final (27 to 30 November 2025) at Victoria Park/Pakapakanthi (Park 16), encouraging greening and canopy enhancement, use of permeable pathways, improved public access to bikeways, and exploring legacy infrastructure opportunities, while addressing community concerns about impacts on the public realm.

Peppermint Park (Park 18) and Pelzer Park (Park 19) Community Sports Building Early Advice Prior to Design

At its meeting on 26 June 2025, a presentation was given to Kadaltilla by the Adelaide City Football seeking early advice from Kadaltilla on the Lessee's proposed redevelopment of the community buildings located in Peppermint Park/Wita Wirra (Park 18) and Pelzer Park/Pityarilla (Park 19).

Adelaide Aquatic Centre Redevelopment Update

At its meeting on 26 June 2025, Kadaltilla received an update on the State Government's Adelaide Aquatic Centre Redevelopment, noting the community oval concept renders and the Total Fixed Price Contract of \$14.14 million (GST exclusive) for the Council-funded works at Denise Norton Park/Pardipardinyilla (Park 2). Kadaltilla also acknowledged formal confirmation from the Clerks of the House of Assembly and Legislative Council that the 42-Year Park Lands Lease was tabled in both Houses of Parliament on 6 March 2025, with no motion for dis-allowance, in accordance with section 21 of the *Adelaide Park Lands Act 2005 (SA)*.

Ongoing administrative activities included planning for engagement with Barton Terrace West residents on a proposed tree planting plan, scheduled for the first quarter of 2025–2026.



Connected Places and Spaces

Kadaltilla 2024 Community Forum Consultation Report

The 2024 Kadaltilla Annual Community Forum was held from 31 August to 9 October 2024, featuring multiple pop-up sessions across four different locations. This format aimed to engage diverse community groups, including non-Park Lands users, under the theme 'Rediscover Your Park Lands'.

Approximately 400 people attended in person, and 354 responses were collected. Of those who provided their residential suburb, 10% were City of Adelaide residents and 90% were visitors from outside the city. Popular Adelaide Park Lands locations identified included Victoria Park/Pakapakanthi (Park 16), Adelaide Botanic Gardens, and various recreation areas, noting that response patterns may have been influenced by forum locations.

Department for Infrastructure and Transport – Tram Grade Separation Project

At its meeting on 27 February 2025, Kadaltilla received a briefing from the State Government's Tram Grade Separation Alliance on proposed upgrades to three level crossings along the Adelaide to Glenelg tram line.

Through collaboration with the Alliance, all temporary modifications previously proposed within the Adelaide Park Lands were removed. The revised proposal confines works to the existing tram corridor, avoiding any impact on the Adelaide Park Lands.

Initial plans for tram driver parking and infrastructure within the Adelaide Park Lands were replaced with an alternative city-based solution. This outcome reflects Kadaltilla's strong advocacy for protecting the Adelaide Park Lands while supporting essential public transport upgrades.

Royal Show Park Lands Parking

The Royal Adelaide Show, first held in 1840, is South Australia's longest-running ticketed event, attracting up to 500,000 visitors annually. Since 1926, the City of Adelaide has supported the event by providing temporary parking on the Adelaide Park Lands.

Parking is made available during the Show in Golden Wattle Park/Mirnu Wirra (Park 21W), Josie Agius Park/Wikaparntu Wirra (Park 22), and GS Kingston Park/Wirrarininthi (Park 23).

At its 30 April 2025 meeting, Kadaltilla noted the existing Parking Deed of Agreement and endorsed Council to negotiate a new agreement with similar terms, including a minimum 10% reduction in parking spaces (based on the 2022 baseline) and a continued commitment to prohibit parking in designated Biodiversity Areas.

Department for Infrastructure and Transport – Gantry Sign on Sir Donald Bradman Drive

At its meeting on 26 June 2025, Kadaltilla received a presentation from the Department for Infrastructure and Transport on the proposed construction of a Variable Messaging Sign (VMS) on Sir Donald Bradman Drive as part of the River Torrens to Darlington Project.

The VMS will support the Department for Infrastructure and Transport to alert motorists of the conditions on the North-South Motorway following completion of the River Torrens to Darlington Project, which will be accessible from the City via James Congdon Drive. The VMS is proposed to be constructed in the near term to assist in managing traffic during construction. Kadaltilla provided feedback on the proposed options to minimise the impact on the Adelaide Park Lands.



Welcoming and Attractive Places

The Festival Plaza Code Amendment

On 12 September 2024, the Department for Housing and Urban Development notified Kadaltilla of the Festival Plaza Code Amendment public consultation, which ran from 12 September to 24 October 2024.

Kadaltilla provided feedback at its 26 September 2024 meeting and formally endorsed its submission, outlining ten key points at the 24 October 2024 meeting. These focused on alignment with the *Adelaide Park Lands Act 2005 (SA)*, APLMS, protection of National Heritage Values under the Environment Protection and *Biodiversity Conservation Act 1999*, adherence to good planning principles under the *Planning, Development and Infrastructure Act 2016* and relevant State Planning Policies.

The Festival Plaza Code Amendment was finalised and adopted by the Minister for Planning on 9 January 2025.

Draft Light Square/Wauwi Master Plan

The draft Light Square/Wauwi Master Plan offers two pedestrian-focused options for a safer, greener, and more inclusive space. Phase 2 consultation (August–November 2024) included stakeholder meetings, community sessions, and an online survey with 220 responses. Option 1, proposing road reconfiguration and western access, received strong consultation support. At its February 2025 meeting, Kadaltilla endorsed Option 1 based on the consultation outcomes.

Adelaide Park Lands Dry Area Regulation Review

In 2014, the Adelaide Park Lands Dry Area Regulation was introduced as a trial to mitigate alcohol-related impacts in the southern Adelaide Park Lands and improve community amenity.

In 2021, Blue Gum Park/Kurangga (Park 20) and Veale Park/Walyu Yarta (Park 21) were designated as 24/7 Dry Areas in response to ongoing issues with excessive alcohol consumption and associated disruptive behaviour affecting nearby residents.

At its 30 April 2025 meeting, Kadaltilla noted the Dry Area Regulation Evaluation report and Council's decision to seek a three-year extension of the Dry Area provisions until 22 June 2028. Kadaltilla also supported Council's request for the State Government to collaborate on developing an implementation plan for the Evaluation's recommended actions, starting in 2025/26.

Sustainable and Enduring Places

Adelaide Park Lands Biodiversity Digital Reporting Framework

At its meeting on 27 June 2024, Kadaltilla received the City of Adelaide – Adelaide Park Lands Biodiversity Survey Report.

The survey updates the evidence base for plant and animal species, vegetation communities, and habitats in the Adelaide Park Lands, establishing a new baseline for ongoing biodiversity monitoring.

On 26 September 2024, Kadaltilla was presented the digital reporting framework that provides interactive access to species data, management insights, research, field mapping, and remote sensing via the City of Adelaide website.

The database will be regularly updated through collaboration with the City of Adelaide, State Government, national biodiversity databases, and citizen science platforms such as FrogWatch, Bird Count, and iNaturalist. This framework supports evidence-based decision-making and public reporting aligned with the Kadaltilla Strategic Plan 2023–2028, APLMS, City of Adelaide Strategic Plan 2024–2028, and the City of Adelaide Integrated Climate Strategy 2030, Resilient, Protected, Sustainable.



Botanic Creek Rehabilitation

Botanic Creek is a section of watercourse consisting of sections of open channel and underground pipes. The section discussed extends from Victoria Park/Pakapakanthi (Park 16) to Rundle Park/Kadlitpina (Park 13). The current condition is poor with numerous issues that detract from the watercourse being a focal point for community engagement in the Park Lands

At its meeting on 22 May 2025, Kadaltilla received a presentation outlining planned rehabilitation works along Botanic Creek within Victoria Park/Pakapakanthi (Park 16), King Rodney Park/Ityamai-itpina (Park 15), Rymill Park/Murlawirrapurka (Park 14), and Rundle Park/Kadlitpina (Park 13). The presentation highlighted how these works will improve watercourse stability, enhance biodiversity, and support better water quality.

South Park Lands Creek – Open Channel Stormwater Projects

The Open Channel Stormwater project aims to rehabilitate the deteriorating stormwater channel through Pelzer Park/Pityarilla (Park 19) and Blue Gum Park/Kurangga (Park 20). The project addresses erosion, conserves mature trees, improves safety and accessibility, and enhances biodiversity and amenity. At its June 2025 meeting, Kadaltilla supported the preferred concept designs to progress to detailed design.

Glen Osmond Road, Hutt Road and Carriageway Park/Tuthangga (Park 17) Improvements

This stormwater renewal project aims to rehabilitate the deteriorated open channel along Glen Osmond Road, addressing erosion to preserve existing gum trees and maintain stormwater management. It also improves pedestrian safety by easing steep banks. At its June 2024 meeting, Kadaltilla endorsed the concept plan, which positions the culvert and shared-use path to minimise impact on healthy trees and protect root systems.

Memorable and Distinctive Places

World Heritage Listing for the Adelaide Park Lands and Rural Settlement Landscapes

In 2024 and 2025, Kadaltilla received bi-monthly updates on the progress of the World Heritage Tentative List Submission for the Adelaide Park Lands and Rural Settlement Landscapes.

The draft Tentative List Submission, begun in 2022 with heritage experts Duncan Marshall AM and Dr Jane Lennon AM, is now largely complete and aligned with UNESCO requirements. A summary of Free, Prior and Informed Consent (FPIC) was presented to Kadaltilla in March 2025.

The City of Adelaide allocated funding to support FPIC processes and began collaborative engagement with SA Native Title Services (SANTS), recognising the Adelaide Park Lands as an enduring Aboriginal cultural landscape. Foundational research and mapping are underway via the University of Adelaide internships program. The Cities of Onkaparinga and Barossa Council support Adelaide's leadership of the submission and Traditional Owner engagement.

Administration will seek in-principle support from State and Federal Governments for the bid, contingent on Aboriginal and Torres Strait Islander consent.

The Greater Adelaide Regional Plan (the GARP)

On 9 September 2024, the State Planning Commission notified Kadaltilla of the Greater Adelaide Regional Plan (GARP) consultation, open from 23 September to 4 November 2024.

The GARP outlines a 30-year vision for sustainable growth, identifying locations for 315,000 new homes and job creation, while prioritising green spaces, infrastructure, neighbourhood character, and environmental sustainability.

Kadaltilla provided feedback in September 2024 and formally endorsed its submission in October 2024, emphasising the importance of preserving and enhancing the Adelaide Park Lands. The submission

included six key recommendations to strengthen the GARP's commitment to protecting the Adelaide Park Lands' ecological, cultural, and community values for future generations.

Kadaltilla Strategic Plan and Budget Processes 2025/26

The Kadaltilla Strategic Plan 2023-2028 guides priorities for the Adelaide Park Lands and is implemented through its Annual Business Plan and Budget.

In November 2024, Kadaltilla reviewed the Strategic Plan to identify unfunded projects aligned with State and city priorities, recommending funding to support key initiatives for the 2025/26 year. Recommended projects including:

- Victoria Park/Pakapakanthi (Park 16) Master Plan delivery
- Whitmore Square/Iparrityi Master Plan Stage 2
- Detailed design for Light Square Master Plan
- Climate Impact Assessment of the Adelaide Park Lands
- Helen Mayo Park (Park 27) master planning
- UNESCO World Heritage Tentative List Submission
- Value assessment of the Adelaide Park Lands (economic, environmental, cultural)

These recommendations were submitted to Council and the Minister for Planning for their consideration as part of their annual business plan and budget processes.

In February 2025, Kadaltilla approved its Business Plan and Budget 2025/26 to inform Council's budget process. The Strategic Plan focuses on advising Council and State Government on Adelaide Park Lands management, aligning with strategic priorities, supporting governance and community engagement activities, and establishing performance measures and resource requirements to achieve its objectives.

Culture: The Life of Our City – Policy Consultation

At its meeting on 27 February 2025, Kadaltilla reviewed the Cultural Policy Discussion Paper – Culture: The Life of Our City, which had been released for public consultation. Kadaltilla encouraged deeper recognition of the Adelaide Park Lands in the Cultural Policy, highlighting the value of

local subcultures in shaping identity and placemaking. The feedback suggested showcasing the Adelaide Park Lands as a series of distinct spaces that support diverse cultural expressions, rather than treating them as a single entity.

Kadaltilla noted that cultural activation can create tensions and emphasised the need to minimise impacts such as noise, parking, and temporary infrastructure. Kadaltilla commended the draft Policy and called for a stronger articulation of the Adelaide Park Lands' cultural role, an expanded definition of culture that includes quiet, reflective experiences, and greater emphasis on the Adelaide Park Lands' cultural and historical significance, including Kurna perspectives.

Statues Commemorating South Australian Aboriginal Leaders

At its meeting on 27 March 2025, Kadaltilla considered a confidential proposal for the installation of statues commemorating South Australian Aboriginal leaders in the Adelaide Park Lands. Kadaltilla recognises the importance of respectfully honouring Aboriginal leadership and heritage in the Adelaide Park Lands.

North Adelaide Public Golf Course Bill 2025

At its meeting on 26 June 2025, Kadaltilla authorised the Presiding Member to write to the Premier and the Minister for Planning to express Kadaltilla's concerns regarding the North Adelaide Public Golf Course Bill 2025 (SA). Kadaltilla noted that the Bill overrides existing legislation, including the *Adelaide Park Lands Act 2005 (SA)*, and raised concerns about potential impacts on public access, loss of significant trees, built form and infrastructure, and provisions for tourist or residential accommodation on the Adelaide Park Lands.

Kadaltilla highlighted the lack of consultation with Kadaltilla to date, strongly urged the Minister to consider all matters raised by the City of Adelaide, and requested direct consultation in the development of the golf course.

The legislation was passed by the Legislative Council and House of Assembly in Parliament, and the *North Adelaide Public Golf Course Act 2025 (SA)* was gazetted on 3 July 2025.



Deliberations by Kadaltilla

Matters affecting the Adelaide Park Lands can be complex in nature. When deliberating on proposals and policies for the Adelaide Park Lands, Kadaltilla Board Members consider and balance competing interests and reference the principles contained in the *Adelaide Park Lands Act 2005 (SA)*, and the APLMS, including, in no particular order:

- Meeting the needs of modern-day recreational and sporting activity while minimising built form on the Adelaide Park Lands
- Enhancing the liveability of a growing and diversifying city
- Balancing sporting use, event activity, general recreation needs and access for the general community
- Accommodating biodiversity and other natural values
- Enhancing the landscape amenity of the Adelaide Park Lands
- Ensuring sustainable practices are followed and climate change impacts are minimised and addressed
- Preserving the heritage and integrity of the Adelaide Park Lands and protecting the Values which underpin their National Heritage Listing.

Meeting Attendance Summary

Kadaltilla held eleven meetings between 1 July 2024 and 30 June 2025, comprising of ten ordinary meetings and no special meetings. Attendances at meetings was recorded as follows:

Member	No. Meetings Eligible to Attend	No. Meetings Attended
Lord Mayor Jane Lomax-Smith (Presiding Member)	10	8
Ms Elinor Walker (Deputy Presiding Member)	10	8
Ms Allison Bretones	10	10
Councillor Keiran Snape	10	7
Ms Mitzi Nam	10	7
Ms Stephanie Johnston	10	6
Mr Ashley Halliday	10	6
Ms Justyna Jochym	10	5
Mr Craig Wilkins	7	7
Mr Ben Willsmore	7	5
Ms Kirsty Bevan	3	3
Mr Warwick Keates	3	2
Mr Dennis Rigney (Deputy for Ms Mitzi Nam)	3	2
Professor Emeritus Damien Mugavin (Deputy for Ms Stephanie Johnston)	3	1
Councillor Henry Davis (Deputy for Councillor Keiran Snape)	1	0
Ms Sarah Russo (Deputy for Ms Stephanie Johnston)	1	0



Performance against the objectives of the Business Plan and Budget 2024/25

Cultural Value

Promote the cultural values of the Adelaide Park Lands including Kaurna culture, heritage, and wellbeing

Performance	Performance Measures	Achievements
1.1 Seek Kaurna cultural authority in everything we do	Each matter that comes before Kadaltilla considers Kaurna culture	Kaurna cultural considerations were integrated into all relevant reports
		Reviewed a proposal for Statues Commemorating South Australian Aboriginal Leaders in the Adelaide Park Lands
		Confirmed the KYAC Chair and Deputy Chair appointment to the Kadaltilla Board under the 'Indigenous culture or reconciliation' skills category following its Annual General Meeting
		Sought funding recommendations through the City of Adelaide and the State Government for initiatives planned for the 2025/2026 financial year
		Integrated feedback into Kadaltilla's submission on the draft Cultural Policy Discussion Paper – Culture: The Life of Our City
		Consulted with KYAC and the City of Adelaide's Reconciliation Committee on the APLMS
1.2 Assist with Kaurna cultural mapping	Kaurna Cultural mapping completed and used to inform Kadaltilla considerations by 2024	On 29 May 2024, the City of Adelaide launched Kaurna Voices, an interactive map developed in partnership with KYAC
		Promoted Kaurna Voices on Kadaltilla's social media platforms
1.3 Advocate for the featuring of the Adelaide Park Lands in relevant promotional campaigns	Adelaide Park Lands featured in relevant promotional campaigns	Kadaltilla featured the Adelaide Park Lands in paid social media promotional campaigns
		Drone photography and videography were undertaken to capture updated imagery of the Adelaide Park Lands
1.4 Champion the development of World Heritage listing nomination	State Government support for World Heritage listing submission by 2026	Received regular reports from the City of Adelaide on the World Heritage Tentative listing submission progress

Environmental Performance

Maintain and improve climate resilience and the landscape values of the Park Lands

Performance	Performance Measures	Achievements
2.1 Define, protect, and enhance landscape values and design qualities	Landscape values of the Adelaide Park Lands have been defined, Protected and enhanced	Reviewed landscape values in the Adelaide Park Lands Management Strategy – Towards 2036
		Landscape values reviewed in the detailed design of the community sports facilities at Golden Wattle Park/Mirnu Wirra (Park 21 West), the South Park Lands Creek – Open Channel Stormwater Project, and the Adelaide Aquatic Centre Redevelopment Update
2.2 Promote ecologically sustainable initiatives and monitor tree canopy cover, biodiversity, and environmental sustainability and design quality	Ecologically sustainable initiatives promoted, and tree canopy cover, biodiversity, and environmental sustainability and design quality have been regularly reviewed	Toured the eastern Adelaide Park Lands and promoted the City of Adelaide's biodiversity initiatives through Kadaltilla's social media platforms
		Reviewed the Adelaide Park Lands Biodiversity Digital Reporting Framework
2.3 Consider climate resilience in everything we do	Deliver a climate impact assessment of the Adelaide Park Lands	On 28 November 2024, Kadaltilla supported a funding request for a Climate Impact Assessment of the Adelaide Park Lands to be made to the City of Adelaide and the State Government
2.4 Research the impact of climate change on the Park Lands	Environmental values and trends presented to Kadaltilla	In 2025, the City of Adelaide established a new biodiversity monitoring program to inform the development of future Key Biodiversity Area Management Plans in 2025/26
2.5 Increase the accessibility of evidence-based information	Customers are well-informed through regular online Adelaide Park Lands updates	Developed a Social Media Strategy to ensure a structured, goal-oriented approach to online engagement to keep customers well-informed
2.6 Improved Irrigation and Water Management across the Park Lands	Reduction in use of bore water and increase in use of recycled water	The City of Adelaide undertook an Adelaide Park Lands Strategic Water Resources Study, which is now under final review

Management and Protection

Treat the Park Lands holistically with an adaptive future focused approach

Performance	Performance Measures	Achievements
3.1 Monitor delivery of priority projects in the Adelaide Park Lands Management Strategy	Adelaide Park Lands Management Strategy priority projects implemented	On 24 October 2024, Kadaltilla approved the Adelaide Park Lands Management Strategy – Towards 2036. It was approved by the Council on 12 November 2024, and by the Minister for Planning on 23 June 2025 It is scheduled to be tabled in Parliament in August 2025
3.2 Advocate for and establish Funding Mechanisms to support delivery of the Adelaide Park Lands Management Strategy	Funding secured for priority projects in the Adelaide Park Lands Management Strategy	Kadaltilla's made budget recommendations for 2025/26 to the State Government and Council
3.3 Review State Government Management Plans	Advice provided to the State Government for the preparation of management plans for areas of Adelaide Park Lands controlled by State Government	During the 2024/25 financial year, no State Government Adelaide Park Lands management plans were formally reviewed by Kadaltilla
3.4 Advocate for progression of State Heritage Listing by the State Government	State Heritage listing progressed by the State Government	Advocated for the progression of State Heritage Listing for the Adelaide Park Lands with ongoing positive discussions with Heritage SA
3.5 Assess the landscape value of the Adelaide Park Lands including economic, environmental and cultural significance	Board Members are well informed	Ensured Board Members are well informed through regular site tours

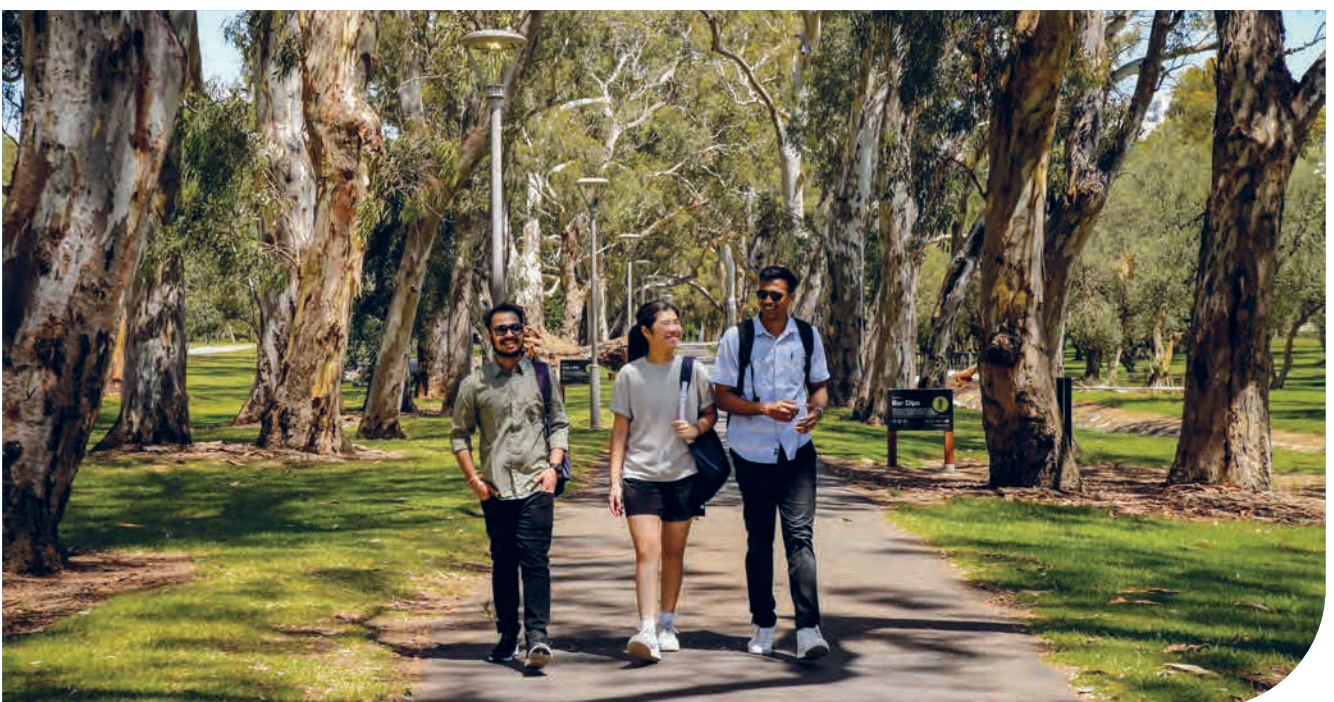


Expert Advice

Function as the peak advisory body for policy, development, heritage, and management of the Park Lands based on sound data and evidence

Performance	Performance Measures	Achievements
4.1 Provide advice on plans, projects, and policies for the Adelaide Park Lands	Advice of Kadaltilla is endorsed and adopted	Kadaltilla provided advice on plans, projects and policies for the Adelaide Park Lands
4.2 Engage with City of Adelaide and State Government including input into State Government initiatives	State Government engages with Kadaltilla on State Government initiatives	Successfully engaged with the City of Adelaide and the State Government, ensuring the Board's input was effectively integrated into various State Government initiatives
		<p>Key State Government engagements with Kadaltilla included:</p> <ul style="list-style-type: none"> • Presentations and submissions on the draft Greater Adelaide Regional Plan (September–October 2024) and Festival Plaza Code Amendment (September–October 2024) • Feedback on the Tram Grade Separation Projects (February and June 2025) • Review of the Statues Commemorating South Australian Aboriginal Leaders proposal (March 2025) • Input on the World Solar Challenge event area and timing (May 2025) • Consultation on the 2025 bp Adelaide Grand Final (June 2025) • Noted the Adelaide Aquatic Centre Redevelopment update (June 2025)
4.3 Review leasing and licensing and event management policies together with other relevant Park Lands use policies	Kadaltilla makes policy submissions on State and Local Government matters where deemed necessary	Reviewed and endorsed the City of Adelaide to enter lease negotiations and on agreement with the Adelaide Community Sports and Recreation Association for the community sports facilities at Golden Wattle Park/Mirnu Wirra (Park 21 West)
		Reviewed and endorsed the City of Adelaide to enter into lease negotiations between the City of Adelaide and Christian Brothers College for five-year Park Lands Community Lease Agreements for the sports buildings, playing fields and sports courts located in King Rodney Park/Ityamai-itpina (Park 15) and Carriageway Park/Tuthangga (Park 17)
		Endorsed Council progressing with negotiations and execution of a revised Royal Adelaide Show Parking – Executed Deed of Agreement between the City of Adelaide and the Royal Agricultural and Horticultural Society

Performance	Performance Measures	Achievements
4.4 Strengthen Kadaltilla's engagement with City of Adelaide, State Government, and adjoining Councils	The City of Adelaide, State Government, and adjoining Councils actively engage with Kadaltilla	Ongoing active engagement between the City of Adelaide, State Government, and adjoining Councils with Kadaltilla.
		Council and State Government representatives regularly participating in Kadaltilla activities such as the Annual Community Forum, Adelaide Park Lands Site Tours, and Board Meetings.
		Throughout 2024 and 2025, representatives from all adjoining councils and the State Government served on the Adelaide Park Lands Management Strategy Project Steering Committee.
		In July 2025, key stakeholders attended a Kadaltilla event hosted by The Right Honourable the Lord Mayor Dr Jane Lomax Smith AM and The Honourable Nick Champion, Minister for Planning, celebrating the Adelaide Park Lands Management Strategy – Towards 2036.
4.5 Increase the profile of the Kadaltilla Board	The public is aware and informed of business of Kadaltilla	Created a social media profile detailing the business of Kadaltilla in September 2024
		Social media platforms are used to consistently share Board decisions, promote events and initiatives, and keep the community informed of Kadaltilla's work
		Since their launch, the social media channels have grown steadily, with LinkedIn reaching 272 followers and Facebook 1,148 followers as of mid-2025



Governance

The City of Adelaide governance support enables Kadaltilla to meet legislative requirements and obligations arising from its Charter

Performance Targets	Performance Measures	Achievements
5.1 Maximise utilisation of skills, knowledge and enthusiasm of Kadaltilla through effective meetings that foster dialogue and the development of shared thinking	Appointments to Kadaltilla are based on skills and expertise set out in Part 2, Division 2, Section 6 of the <i>Adelaide Park Lands Act 2005 (SA)</i>	Ten members are appointed to the Board in accordance with the <i>Adelaide Park Lands Act 2005 (SA)</i>
		The current membership meets the requirements set for the City of Adelaide and the Minister to ensure the Board collectively possesses a diverse range of knowledge, skills, and experience across eight key mandatory areas
		Formal and informal opportunities were provided to share advice and expertise on the Adelaide Park Lands, including through meetings, workshops, and the Kadaltilla portal
5.2 Develop a high level of knowledge and understanding of the Park Lands amongst Members through regular site visits and briefings	Undertake at least one Park Lands field trip per year to facilitate greater understanding of Park Lands projects, facilities and landscapes	Kadaltilla undertook field trips in August 2024, February 2025 and June 2025. Sites visited include Carriageway Park/Tuthangga (Park 17), Victoria Park/Pakapakanthi (Park 16), and Rymill Park/Murlawirrapurka (Park 14)
5.3 Seek early input into issues relating to the Park Lands to ensure Kadaltilla advice is timely and relevant	Number of submissions reviewed by Kadaltilla	Kadaltilla received 37 reports and 13 presentations throughout the year
5.4 Monitor developments subsequent to Kadaltilla advice	Assessment of outcome for alignment with Kadaltilla advice	The advice of Kadaltilla is incorporated into Council's core Committees' reports (Committees are comprised of all Council Members)
5.5 Advocate for the value of Kadaltilla as a proactive, accountable, independent, skills-based Board that advises on Park Lands management and protection	Receive at least two State presentations on Park Lands planning and management related matters per year	Advice provided to the City of Adelaide and the State Government on strategic matters relating to the Adelaide Park Lands
		Kadaltilla received six State Government presentations throughout the year
5.6 General purpose accounts are operational	Council's accounting procedures met	General purpose accounts are maintained by the City of Adelaide staff and Kadaltilla makes appropriate use of available finances provided by Council

Performance Targets	Performance Measures	Achievements
5.7 Annual Business Plan and Budget is in place for Kadaltilla	Business Plan and Budget prepared in accordance with legislative and Charter requirements	Kadaltilla adopted its 2025/26 Business Plan and Budget on 27 February 2025, which is prior to the expiry of the previous Business Plan and Budget in operation
5.8 Kadaltilla makes appropriate use of available finances provided by Council	Quarterly finance reports adopted and presented to Council	Quarterly Financial Reports are provided through the City of Adelaide's quarterly budget review process
	Council's external auditor and Audit Committee is satisfied the requirements are met	Kadaltilla's accounts are audited annually by Council's external auditor and Audit and Risk Committee
	Kadaltilla financial management is in accordance with legislative and Charter requirements	Kadaltilla ensures financial management aligns with all relevant legislative and Charter obligations
5.9 The Adelaide Park Lands Fund is operational	Monies are received and expended according to the provisions of Kadaltilla's Charter	The Adelaide Park Lands Fund operates and contains \$1,570
		Monies are received and expended according to the provisions of Kadaltilla's Charter
5.10 Kadaltilla's Annual Report is prepared detailing achievement of the aims and objectives of the APLMS, Strategic Plan, and Business Plan and Budget	Kadaltilla's Annual Report is prepared in accordance with legislative and Charter requirements and submitted to Council	The Annual Report for 2023/24 was submitted to the City Finance and Governance Committee on 15 October 2024 and Council on 22 October 2024
5.11 Kadaltilla is insured according to the requirements of the Local Government Mutual Liability Scheme	The Local Government Mutual Liability Scheme insures Kadaltilla	Kadaltilla maintains insurance coverage in line with the requirements of the Local Government Mutual Liability Scheme





ATTACHMENT A –
Audited Financial Statements



Adelaide Park Lands Authority

GENERAL PURPOSE FINANCIAL STATEMENTS
for the year ended 30 June 2025

Adelaide Park Lands Authority

General Purpose Financial Statements for the year ended 30 June 2025

	Page
Table of Contents	
1. Council Certificate	2
2. Primary Financial Statements:	
- Statement of Comprehensive Income	3
- Statement of Financial Position	4
- Statement of Changes in Equity	5
- Statement of Cash Flows	6
3. Notes to the Financial Statements	7
4. Independent Auditor's Report - Financial Statements	13
5. Certificates of Audit Independence	
- Council Certificate of Audit Independence	14
- Audit Certificate of Audit Independence	15

Adelaide Park Lands Authority

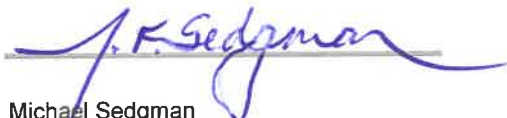
General Purpose Financial Statements for the year ended 30 June 2025

Certification of Financial Statements

We have been authorised by the Authority to certify the financial statements in their final form.

In our opinion:

- the accompanying financial statements comply with the *Local Government Act 1999*, *Local Government (Financial Management) Regulations 2011* and Australian Accounting Standards,
- the financial statements present a true and fair view of the Authority's financial position at 30 June 2025 and the results of its operations and cash flows for the financial year,
- internal controls implemented by the Authority provide a reasonable assurance that the Authority's financial records are complete, accurate and reliable and were effective throughout the financial year,
- the financial statements accurately reflect the Authority's accounting and other records.



Michael Sedgman
CITY OF ADELAIDE
CHIEF EXECUTIVE OFFICER



Keiran Snape
ACTING LORD MAYOR

Date: 24.09.2025

Adelaide Park Lands Authority

Statement of Comprehensive Income for the year ended 30 June 2025

\$ '000	Notes	2025	2024
Income			
Grants, Subsidies and Contributions	2a	306	234
Total Income		306	234
Expenses			
Materials, Contracts & Other Expenses	3a	306	234
Total Expenses		306	234
Operating Surplus / (Deficit)		-	-
Net Surplus / (Deficit)		-	-
Total Comprehensive Income		-	-

Adelaide Park Lands Authority

Statement of Financial Position

as at 30 June 2025

\$ '000	2025	2024
ASSETS		
Current Assets		
Cash and Cash Equivalents	-	-
Trade & Other Receivables	-	-
Total Current Assets	-	-
Non-Current Assets		
Nil		
Total Non-Current Assets	-	-
TOTAL ASSETS	-	-
LIABILITIES		
Current Liabilities		
Trade & Other Payables	-	-
Total Current Liabilities	-	-
Non-Current Liabilities		
Nil		
Total Non-Current Liabilities	-	-
TOTAL LIABILITIES	-	-
Net Assets	-	-
EQUITY		
Accumulated Surplus	-	-
Asset Revaluation Reserves	-	-
Other Reserves	-	-
Total Equity	-	-

Adelaide Park Lands Authority

Statement of Changes in Equity for the year ended 30 June 2025

\$ '000	Accumulated Surplus	Total Equity
2025		
Balance at the end of previous reporting period	-	-
Net Surplus / (Deficit) for Year	-	-
Total Comprehensive Income	-	-
Balance at the end of period	-	-
2024		
Balance at the end of previous reporting period	-	-
Net Surplus / (Deficit) for Year	-	-
Total Comprehensive Income	-	-
Balance at the end of period	-	-

Adelaide Park Lands Authority

Statement of Cash Flows for the year ended 30 June 2025

\$ '000	2025	2024
Cash Flows from Operating Activities		
Receipts		
Operating Receipts	306	234
Payments		
Operating Payments to Suppliers and Employees	(306)	(234)
Net Cash provided by (or used in) Operating Activities	-	-
Net Increase (Decrease) in Cash Held	-	-
plus: Cash & Cash Equivalents at beginning of period	-	-
Cash & Cash Equivalents at end of period	-	-

Adelaide Park Lands Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Contents of the Notes accompanying the Financial Statements

Note	Details	Page
1	Material Accounting Policies Information	8
2	Income	10
3	Expenses	10
4	Uniform Presentation of Finances	11
5	Related Party Transactions	11

Adelaide Park Lands Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information

The principal accounting policies adopted by the Adelaide Park Lands Authority (the Authority) in the preparation of these financial statements are set out below.

These policies have been consistently applied to all the years presented, unless otherwise stated.

1 Basis of Preparation

1.1 Compliance with Australian Accounting Standards

This general purpose financial report has been prepared on a going concern basis using the historical cost convention (except as stated below) in accordance with Australian Accounting Standards as they apply to not-for-profit entities, other authoritative pronouncements of the Australian Accounting Standards Board, Interpretations and relevant South Australian legislation.

The financial report was authorised for issue by certificate under regulation 14 of the *Local Government (Financial Management) Regulations 2011*.

1.2 Rounding

All amounts in the financial statements have been rounded to the nearest thousand dollars (\$'000).

2 Income Recognition

The Authority recognises revenue under *AASB 1058 Income of Not-for-Profit Entities (AASB 1058)* or *AASB 15 Revenue from Contracts with Customers (AASB 15)* when appropriate.

In cases where there is an 'enforceable' contract with a customer with 'sufficiently specific' performance obligations, the transaction is accounted for under AASB 15 where income is recognised when (or as) the performance obligations are satisfied (i.e. when it transfers control of a product or service to a customer). Revenue is measured based on the consideration to which the Authority expects to be entitled in a contract with a customer.

In other cases, AASB 1058 applies when the Authority enters into transactions where the consideration to acquire an asset is significantly less than the fair value of the asset principally to enable

the Authority to further its objectives. The excess of the asset recognised (at fair value) over any 'related amounts' is recognised as income immediately, except in the case where a financial asset has been received to enable the Authority to acquire or construct a recognisable non-financial asset that is to be controlled by the Authority. In this case, the Authority recognises the excess as a liability that is recognised over time in profit and loss when (or as) the Authority satisfies its obligations under the transfer.

3 Cash, Cash Equivalents and other Financial Instruments

Cash Assets include all amounts readily convertible to cash on hand at the Authority's option with an insignificant risk of changes in value with a maturity of three months or less from the date of acquisition.

All receivables are reviewed as at the reporting date and adequate allowance made for amounts the receipt of which is considered doubtful.

All financial instruments are recognised at fair value at the date of recognition.

4 Infrastructure, Property, Plant & Equipment

The Authority did not procure any non-current assets during the reporting period and does not hold any non-current assets as at the reporting date.

5 Employee Benefits

The Authority does not have any employees. All employees are engaged through the parent entity, the City of Adelaide.

6 GST Implications

In accordance with Interpretation 1031 "Accounting for the Goods & Services Tax"

- Receivables and Creditors include GST receivable and payable.

Adelaide Park Lands Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 1. Summary of Material Accounting Policy Information (continued)

- Except in relation to input taxed activities, revenues and operating expenditures exclude GST receivable and payable.
- Non-current assets and capital expenditures include GST net of any recoupment.
- Amounts included in the Statement of Cash Flows are disclosed on a gross basis.

7 New and amended accounting standards and interpretations

In the current year, the Authority adopted all new and revised Standards and Interpretations issued by the Australian Accounting Standards Board (AASB) that are relevant to its operations and effective for the current reporting period. The adoption of the new and revised Standards and Interpretations has not resulted in any material changes to the Authority's accounting policies.

Standards issued by the AASB not yet effective

The AASB has issued Australian Accounting Standards and Interpretations which are not effective at 30 June 2025. These standards have not been adopted by the Authority and will be included in the financial statements on their effective date.

Effective for NFP annual reporting periods beginning on or after 1 January 2026

- AASB 2024-2 Amendments to Australian Accounting Standards - Classification and Measurement of Financial Instruments

Effective for NFP annual reporting periods beginning on or after 1 January 2028

- AASB 18 Presentation and Disclosure in Financial Statements

The Authority has assessed all the standards / interpretations issued which are not yet effective and have determined that there is no expected material impact on the reported financial position or performance.

8 Comparative Figures

To ensure comparability with the current reporting period's figures, some comparative period line items and amounts may have been reclassified or individually reported for the first time within these financial statements and/or the notes.

9 Disclaimer

Nothing contained within these statements may be taken to be an admission of any liability to any person under any circumstance.

Adelaide Park Lands Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 2. Income

\$ '000	2025	2024
(a). Grants, Subsidies, Contributions		
Other Grants, Subsidies and Contributions	306	234
Total Other Grants, Subsidies and Contributions	306	234
Total Grants, Subsidies, Contributions	306	234
(i) Sources of grants		
City of Adelaide	306	234
Total	306	234

Note 3. Expenses

\$ '000	2025	2024
(a). Materials, Contracts and Other Expenses		
(i) Prescribed Expenses		
Auditor's Remuneration	1	1
Subtotal - Prescribed Expenses	1	1
(ii) Other Materials, Contracts and Expenses		
Contractors	155	139
Legal Expenses	-	1
Professional Services	26	6
Advertising and Promotion	34	21
Catering	4	2
Insurance	13	21
Minor Plant and Equipment	-	2
Sponsorships, Contributions and Donations	15	-
Sitting Fees	57	40
Other	-	1
Subtotal - Other Material, Contracts & Expenses	305	233
Total Materials, Contracts and Other Expenses	306	234

Adelaide Park Lands Authority

Notes to and forming part of the Financial Statements for the year ended 30 June 2025

Note 4. Uniform Presentation of Finances

\$ '000	2025	2024
The following is a high level summary of both operating and capital investment activities of the Council prepared on a simplified Uniform Presentation Framework basis.		
All Councils in South Australia have agreed to summarise annual budgets and long-term financial plans on the same basis.		
The arrangements ensure that all Councils provide a common 'core' of financial information, which enables meaningful comparisons of each Council's finances.		
Income	306	234
less Expenses	(306)	(234)
Operating Surplus / (Deficit)	-	-
Net Lending / (Borrowing) for Financial Year	-	-

Note 5. Related Party Transactions

\$ '000	2025	2024
Key Management Personnel		
Transactions with Key Management Personnel		
The Key Management Personnel of the Adelaide Park Lands Authority include the Board Members. In all, 14 persons were paid the following total cumulative compensation:		
The compensation paid to Key Management Personnel comprises:		
Short-Term Employee Benefits	57	40
Total	57	40

Other Related party Transactions

The Adelaide Park Lands Authority contracts staff from the City of Adelaide. The cost of these services was \$153,855 for the year (2024 \$134,361) and has been included within contractors in note 3.

The City of Adelaide provides an annual contribution to the Authority matching the total expenditure incurred during the financial year.



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INDEPENDENT AUDITOR'S REPORT TO THE MEMBERS OF ADELAIDE PARK LANDS AUTHORITY

Report on the Audit of the Financial Statement

Opinion

We have audited the financial report of Adelaide Park Lands Authority (the Authority), which comprises the statement of financial position as at 30 June 2025, the statement of comprehensive income, the statement of changes in equity and the statement of cash flows for the year then ended, and notes to the financial report, including a summary of material accounting policy information, and the certification of the financial statements.

In our opinion the accompanying financial report presents fairly, in all material respects, the financial position of the Authority as at 30 June 2025, and its financial performance and its cash flows for the year ended on that date in accordance with Australian Accounting Standards, the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011*.

Basis for opinion

We conducted our audit in accordance with Australian Auditing Standards. Our responsibilities under those standards are further described in the Auditor's responsibilities for the audit of the Financial Report section of our report. We are independent of the Authority in accordance with the *Local Government Act 1999* and the ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110 *Code of Ethics for Professional Accountants (including Independence Standards)* (the Code) that are relevant to our audit of the financial report in Australia. We have also fulfilled our other ethical responsibilities in accordance with the Code.

We confirm that the independence declaration required by the *Local Government Act 1999*, which has been given to the Authority, would be in the same terms if given to the Authority as at the time of this auditor's report.

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

Responsibilities of management and those charged with governance for the Financial Statement

Management is responsible for the preparation and fair presentation of the financial report in accordance with Australian Accounting Standards, the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* and for such internal control as management determines is necessary to enable the preparation and fair presentation of a financial report that is free from material misstatement, whether due to fraud or error.

In preparing the financial report, management is responsible for assessing the Authority's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the Authority or to cease operations, or has no realistic alternative but to do so.



Those charged with governance are responsible for overseeing the Authority's financial reporting process.

Auditor's responsibilities for the audit of the Financial Statement

Our objectives are to obtain reasonable assurance about whether the financial statement as a whole is 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 Australian Auditing Standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of this financial statement.

A further description of our responsibilities for the audit of the financial report is located at the Auditing and Assurance Standards Board website (<http://www.auasb.gov.au/Home.aspx>) at: http://www.auasb.gov.au/auditors_responsibilities/ar4.pdf

This description forms part of our auditor's report.

A handwritten signature in blue ink that reads 'BDO'.

BDO Audit Pty Ltd

A handwritten signature in blue ink that reads 'Linh Dao'.

Linh Dao
Director

Adelaide, 24 September 2025


Adelaide Park Lands Authority

General Purpose Financial Statements for the year ended 30 June 2025

Certification of Auditor Independence

To the best of our knowledge and belief, we confirm that, for the purpose of the audit of Adelaide Park Lands Authority for the year ended 30 June 2025, the Council's Auditor, BDO Audit Pty Ltd has maintained its independence in accordance with the requirements of the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22(3) *Local Government (Financial Management) Regulations 2011*.



Michael Sedgman
CITY OF ADELAIDE
CHIEF EXECUTIVE OFFICER



Nicolle Rantanen Reynolds
PRESIDING MEMBER, AUDIT COMMITTEE

Date: 24.09.2025



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CERTIFICATION OF AUDITOR INDEPENDENCE

I confirm that, for the audit of the financial statements of the Adelaide Park Lands Authority for the year ended 30 June 2025, I have maintained my independence in accordance with the requirements of APES 110 *Code of Ethics for Professional Accountants (including Independence Standards)* (the Code), Part 4A, published by the Accounting Professional and Ethical Standards Board, in accordance with the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22 (5) *Local Government (Financial Management) Regulations 2011*.

A handwritten signature in blue ink, appearing to read 'Linh Dao', is written over a light blue circular stamp.

Linh Dao
Director

BDO Audit Pty Ltd

Adelaide, 8 September 2025



Kadaltilla[®]
Adelaide Park Lands Authority

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Brown Hill Keswick Creek
STORMWATER PROJECT

Annual Report

**Brown Hill and
Keswick Creeks
Stormwater Board**

*For the cities of Adelaide,
Burnside, Mitcham,
Unley and West Torrens*

24

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25

Acknowledgment of Country

The Brown Hill and Keswick Creeks Stormwater Board acknowledges that the project and our Constituent Councils are located on the traditional Country of the Kurna People of the Adelaide Plains and pays respect to Elders past and present.

We recognise and respect their cultural heritage, beliefs and relationship with the land. We acknowledge that they are of continuing importance to the Kurna people living today.

We also extend that respect to other Aboriginal Language groups and other First Nations.

Kurna people play a key role in the design and delivery of the Brown Hill Keswick Creeks Stormwater Project and we value the input and guidance of representatives of the Kurna Nation Cultural Heritage Association (KNCHA) and RAW SA.

Willawilla - Brown Hill Creek

The Brown Hill and Keswick Creeks Stormwater Board tampendi, ngadlu Kurna yertangga banbabanbalyarnendi (inbarendi). Kurna meyunna yaiitya mattanya Womma Tarndanyako.

Parnako yailtya, parnuko tappa purruna, parnuko yerta ngadlu tampendi. Yellaka Kurna meyunna itto yailtya, tappa purruna, yerta kuma burro martendi, burro warriappendi, burro tangka martulyaiendi.

Kumarta yaiitya miyurna iyangka yalaka ngadlu tampinthe.



Contents

Chairperson's Report	1
Project Director's Report	2
Strategy	3
Establishment	5
The Project	7
Project Map	9
Governance	11
Key Stakeholders	13
Project Partners	15
Delivering with Local Industry	16
Awards	17
Capital Funding	19
Delivery of Capital Works	21
Financial Snapshot	40
Audited Financial Statements	41

1. Chairperson's Report

This is the eighth annual report of the Brown Hill and Keswick Creeks Stormwater Board, a regional subsidiary established in February 2018 under the Local Government Act 1999 (SA).



This report reviews the work of the Board over the preceding financial year and provides updates on the progress of ongoing projects in implementing the Stormwater Management Plan.

The work of the Board, its contracting partners and stakeholders has again been recognised in multiple awards:

- Stormwater SA Excellence Awards 2025 for Excellence in Infrastructure – South Parklands Wetland and Flood Mitigation
- Civil Contractors Federation SA, Urban Development and Utilities Sub-Category Award and Overall Winner Projects \$2m-\$5m, Earth Awards for the Lower Brownhill Creek Channel Upgrade
- Stormwater SA Excellence Awards 2025 for Excellence in Research or Innovation – Building Flash Flood Forecasting Capability in SA

The Board expresses its thanks to the State and Commonwealth governments, agents and partners for their continued support of this important work. Funding provided via the Stormwater Management Authority and under various Commonwealth grant programs has facilitated accelerated delivery of important flood mitigation works along Brown Hill Creek. Almost 50% of the Lower Brown Hill Creek upgrades are now complete and attention has also been focused on upgrading key hot spot locations in Upper Brown Hill Creek, with 5 packages complete and another 5 underway.

The Chair, on behalf of the Board, acknowledges the significant contributions of the project delivery team and in particular the Project Director and extends sincere thanks to the Board's stakeholders, including the Constituent Councils and Stormwater Management Authority, for their continuing support and significant contributions.

Judith Choate

2. Project Director's Report



2025 marks 7 years since the inception of the Brown Hill and Keswick Creeks Stormwater Board, and 8 years since the Stormwater Management Plan was adopted and gazetted. Working on behalf of 5 member Councils to deliver this ambitious and essential flood mitigation project, I am proud of all we have accomplished in this time and excited to continue driving the project toward completion.

In excess of \$67m in flood mitigation works have been delivered, with stage 1 completed and stages 2 and 4 significantly progressed. Almost \$31m of capital works have been completed in the past 2 years, largely due to the significant funding contribution of the Commonwealth Government's Preparing Australian Communities Program, matched by continued support from the State Government's Stormwater Management Authority and the Cities of Adelaide, Burnside, Mitcham, Unley and West Torrens.

The next 18 months will continue this trend with Commonwealth Government funding contributing to capital works scheduled at 5 new project locations in Upper Brown Hill Creek and design commencing for 2 additional locations.

The project and our team of consultants have continued to receive recognition for their contributions to their industries at both a State and National level across sectors including engineering, landscape architecture and construction. A panel of professional service disciplines has been established to support our current and future works and we are pleased to continue collaborating with like-minded organisations who seek best practice outcomes for the project.

I again extend my appreciation and thanks to the members of the Board, the Audit and Risk Committee, and the Owners Executive Committee for your continued support and thank our project team and staff from our member Councils and the Stormwater Management Authority.

Peta Mantzarapis

3. Strategy

Our Purpose

To effectively and efficiently deliver infrastructure works to mitigate serious flood risks and help safeguard properties across the Brown Hill Keswick Creek catchment.



Our Vision

To create a flood safe Brown Hill Keswick Creek catchment for residents and the public.

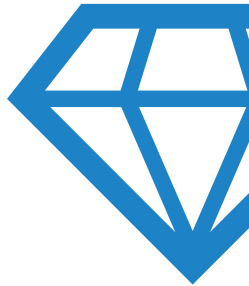
The cities of Adelaide, Burnside, Mitcham, Unley and West Torrens aim to become water sensitive cities. This vision is underpinned by six key objectives, the first of which is protection from flooding.



Our Values

The values that underpin the operations of the Board include:

- **Integrity** – acting ethically, doing what is right and doing what we say we will do
- **Collaboration** – respectful and insightful engagement with all stakeholders
- **Excellence** – striving for the best in all that we do and stretching our capabilities
- **Progressive** – thinking outside the box to innovate and improve
- **Simplicity** – focussing our efforts on the things that are important



Strategic Focus Areas

- Effective and efficient delivery of the Stormwater Management Plan.
- Pursue opportunities for additional capital funding to ensure project completion.
- Delivery and management of our assets to maximise their utility and create opportunities for enhanced outcomes.
- Maintain successful partnerships and engagement.
- Strengthen organisational performance.



4. Establishment

The Brown Hill Keswick Creek Stormwater Project is the culmination of many years of investigation and planning. The Cities of Adelaide, Burnside, Mitcham, Unley and West Torrens have worked collaboratively to develop a comprehensive Stormwater Management Plan to mitigate serious flood risk and help safeguard properties across the catchment.

From its inception in 2007 until February 2018, the project was conducted as a joint arrangement between the Constituent Councils. The Plan was developed during this phase, leading to its subsequent approval by the Stormwater Management Authority and gazettal of its adoption in February 2017. A condition of the Stormwater Management Authority approving the Plan was that a regional subsidiary be established within 12 months to implement the plan and manage its works. The Brown Hill and Keswick Creeks Stormwater Board was established in February 2018 as a regional subsidiary pursuant to section 43 of and schedule 2 to the Local Government Act 1999.

The Board is governed by a Charter prepared by the five Constituent Councils and subsequently approved by the Minister for Local Government. The inaugural Board was appointed in August 2018 and is responsible for the administration of the affairs of the regional subsidiary.





Lower Brown Hill Creek Upgrades

5. The Project

The Brown Hill Keswick Creek Stormwater Project aims to mitigate significant flood risk arising from four major watercourses in metropolitan Adelaide; Brown Hill, Keswick, Glen Osmond and Park Lands Creeks. The catchment is largely contained within the Constituent

Council local government areas, which are home to more than 200,000 residents. The Brown Hill Keswick Creek Catchment Stormwater Management Plan outlines a whole-of-catchment flood mitigation strategy that comprises 4 key stages:

Stage 1 - Flood Detention COMPLETE

Detention storages in the upper catchment that will reduce the downstream flow rates.

Stage 2 - Lower Brown Hill Creek IN PROGRESS

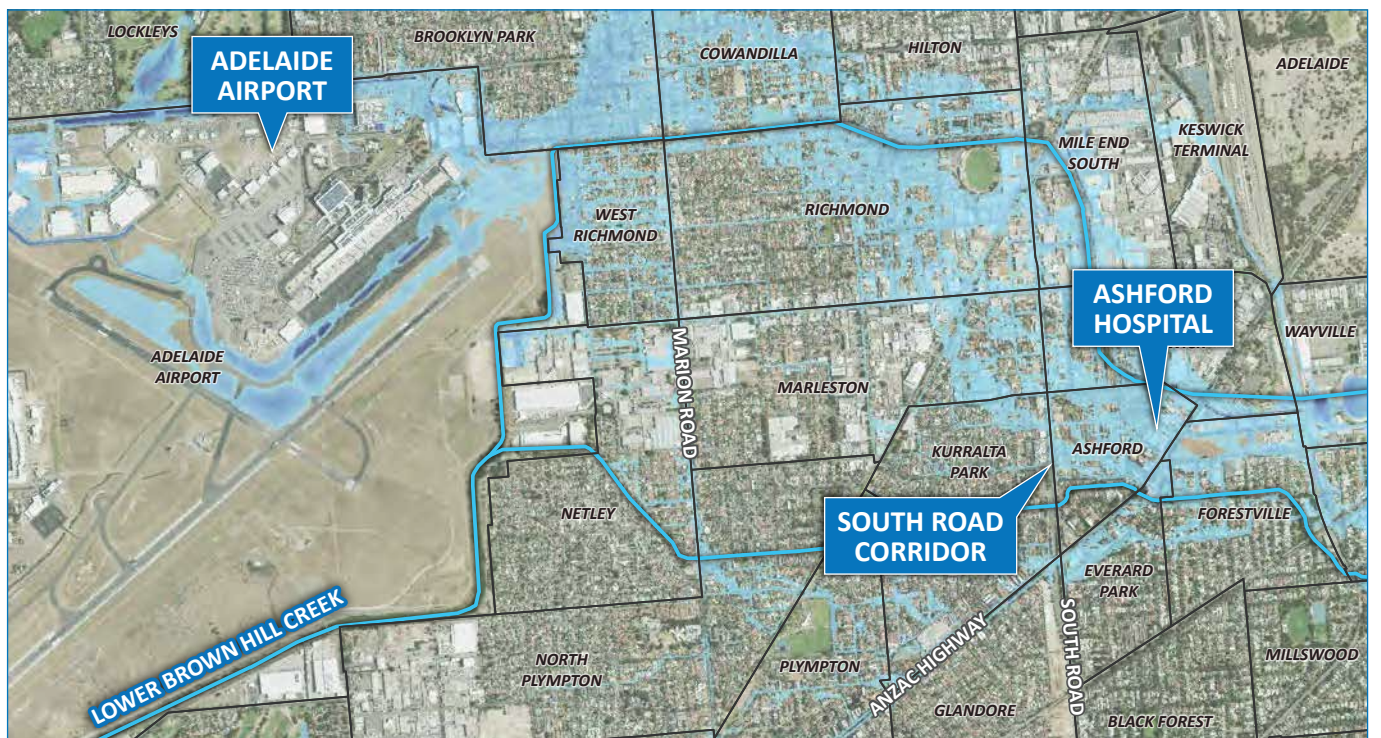
Upgrading the flow capacity of Lower Brown Hill Creek so that it can receive the diverted flows from Keswick Creek.

Stage 3 - Flow Diversions ON HOLD & UNFUNDED

Diversion of flows from Keswick Creek to Brown Hill Creek before they can 'break-out' of the channel.

Stage 4 - Upper Brown Hill Creek IN PROGRESS

Upgrading the flow capacity of Upper Brown Hill Creek and Glen Osmond Creek to prevent 'break-outs' and flooding of private property.



Delivery of the Brown Hill Keswick Creek Stormwater Project provides significant socio-economic benefits that extend beyond local communities.

Builds resilience and safety – supporting communities to adapt to extreme weather events, aligning with the Government’s National Urban Policy for Resilient Cities.

Will generate 112 jobs/annum during construction – 1,231 person years of employment – with a focus on maximising participation from local contractors.

Offers protection to Ashford Hospital, where a significant flood event would lead to estimated revenue loss of \$60m and infrastructure loss of \$10m. A significant event would likely lead to hospital closure for 6 months, with significant flow on impacts to SA’s overall hospital capacity.

Mitigates against potential impacts to ARTC’s operations, with a significant flood event presenting a risk of injury or death, a risk of significant environmental damage and potential disruption to supply-chains and the passenger rail network.

Future-proofs against the impacts of climate change and unlocks the potential for urban infill development and increased housing stock by reducing flood risk.

Provides protection to Adelaide Airport, which is currently at risk with a significant flood event likely to have major short term impacts on aviation operations for both domestic and international traffic.

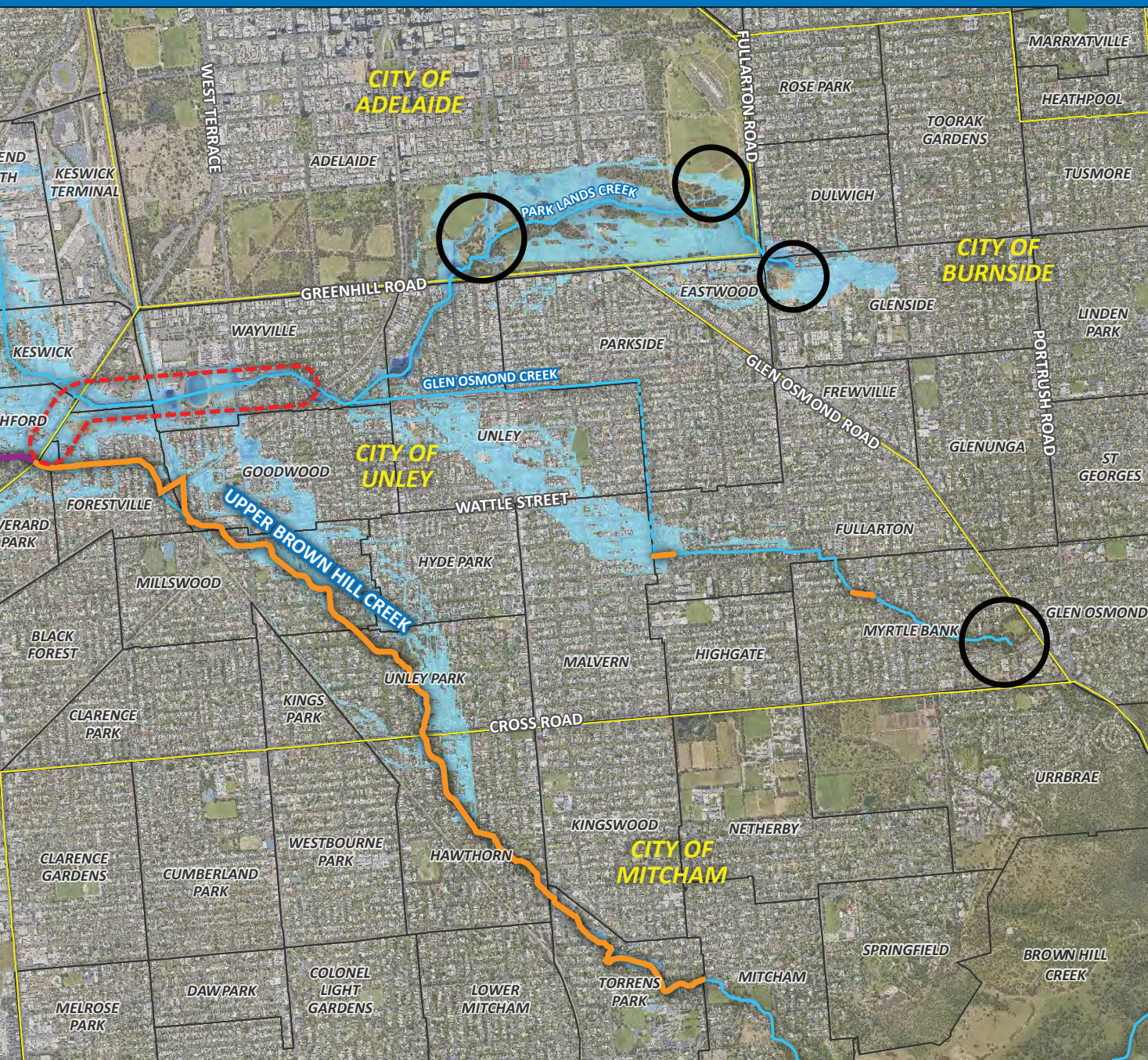
Safeguards against severe impacts to the South Australian Ambulance Service’s operational ability in terms of its 000 emergency calls, its ability to access hospitals and aged care facilities, and its ability to respond to distress calls in a timely manner potentially resulting in loss of life.

Will increase insurance availability and affordability for the almost 200,000 residents within the catchment. An article from the Insurance Council of Australia identifies that if quality flood data was made available, the Federal electorates of Hindmarsh, Sturt and Adelaide would be included in the top 20 flood exposed electorates in the nation.

6. Project Map

- Stage 1 – Flood Detention
- Stage 3 – Keswick Creek Flow Diversions
- Stage 2 – Lower Brown Hill Creek Upgrades
- Stage 4- Upper Brown Hill and Glen Osmond Creek Upgrades





7. Governance

The Brown Hill Keswick Creek Stormwater Project is administered by an independent Board in accordance with the requirements of the Local Government Act 1999 and the Board’s Charter. A robust governance structure has been established, including well considered reporting framework, policies and procedures.

The Board is comprised of 5 independent members, appointed following recommendations made by a Nominations Committee of representatives from each of the Constituent Councils. Each Board member contributes a unique set of skills and experience, and appointments are made on a rolling basis with no more than 2 positions expiring in any year.

The Board’s Audit and Risk Committee comprises nominated Board members along with an independent member and meets quarterly. The Board recently reviewed the composition of the Audit and Risk Committee and made a recommendation to the Owners Executive Committee that the Audit and Risk Committee be ideally comprised of 2 Board members and 3 independent members, subject to sourcing suitably qualified independent members. This recommendation was approved by the Owners Executive Committee and appointment of independent members and Board members is currently underway with the new committee to be appointed from 1 October 2025.

The Board appoints a Project Director who is responsible for implementing the decisions of the Board and managing the operational requirements of the project.

Current Board Members



Judith Choate
Chairperson
Appointed
August 2018



Geoff Vogt
Deputy Chairperson
Appointed
August 2018



Rachel Barratt
Appointed
August 2018



Rob Gregory
Appointed
August 2020



Howard Lacy
Appointed
August 2021

Independent Member of Audit and Risk Committee



David Linder-Patton
Appointed February 2023

Project Director



Peta Mantzarapis
Appointed January 2019

Owners Executive Committee

The Owners Executive Committee is comprised of a representative from each of the Constituent Councils. Meetings between the Board and the Owners Executive Committee are scheduled quarterly and four meetings were held in the 2024/25 financial year.

Membership of the committee in 2024/25 was as follows:

Tom McCready	Director, City Services	City of Adelaide
Chris Cowley / Julia Grant	Chief Executive	City of Burnside
Barry Cant	Director Environment and Place	
Daniel Baker	General Manager Engineering & Horticulture	City of Mitcham
Aaron Wood	Manager Assets & Operations	City of Unley
Angelo Catinari	Chief Executive	City of West Torrens
Michelle Kennedy	General Manager Natural and Built Environments	

Board Member Meeting Attendance 2024/25

Date	Judith Choate	Geoff Vogt	Rachel Barratt	Rob Gregory	Howard Lacy
4 Jul 2024	✓	✓	✓	✓	✓
30 Jul 2024	✓	✓	✓	—	✓
10 Sep 2024	✓	✓	✓	✓	✓
11 Nov 2024	✓	✓	✓	✓	✓
27 Nov 2024	✓	✓	✓	—	✓
11 Feb 2025	✓	✓	✓	✓	✓
18 Mar 2025	✓	✓	✓	✓	✓
29 Apr 2025	✓	✓	✓	✓	✓
10 Jun 2025	✓	✓	✓	✓	✓

Audit and Risk Committee Meeting Attendance 2024/25

Date	Judith Choate	Geoff Vogt	Rachel Barratt	David Linder-Patton	Howard Lacy
27 Aug 2024	✓	✓	✓	✓	✓
29 Oct 2024	✓	✓	—	✓	✓
1 Feb 2025	✓	✓	✓	✓	✓
27 May 2025	✓	✓	✓	✓	✓

8. Key Stakeholders

The Brown Hill and Keswick Creeks Stormwater Board works to deliver successful project outcomes in an efficient and professional manner. We interact with a diverse range of internal and external stakeholders and value the contribution they make.



Constituent Councils



Stormwater Management Authority



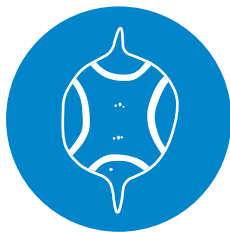
Green Adelaide



Federal and State Members



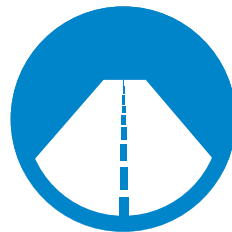
Adelaide Park Lands Authority



Kurna Community



Residents



Commonwealth and State Government Departments



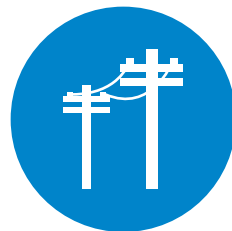
Community Groups



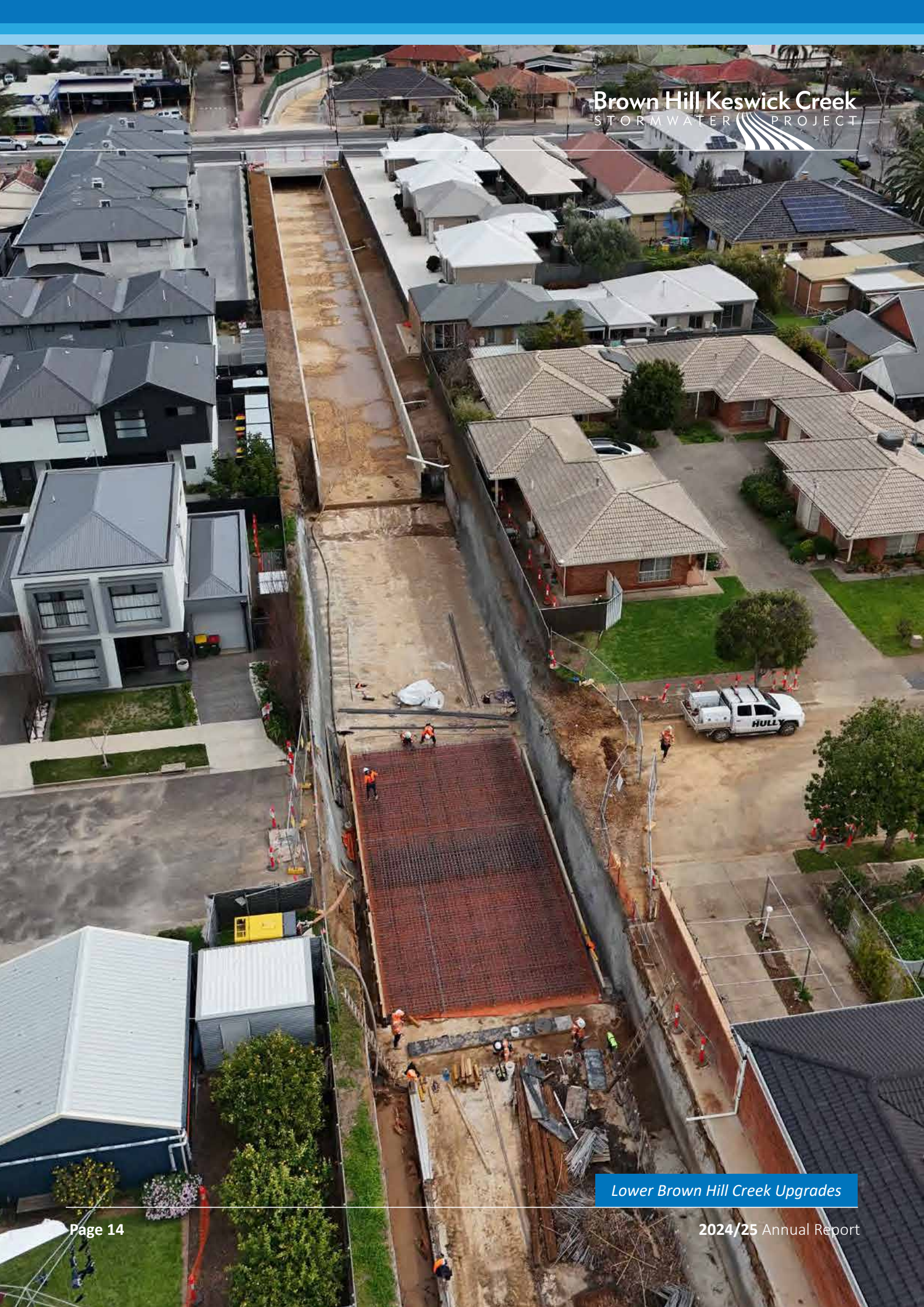
Suppliers



Consultants



Service Utility Providers



9. Project Partners

Constituent Councils

The Brown Hill Keswick Creek Stormwater Project is the result of a collaborative effort over many years from our 5 Constituent Councils – the Cities of Adelaide, Burnside, Mitcham, Unley and West Torrens. Support is offered to the project from every level of Council, whether it be CEO or delegate involvement in the Owners Executive Committee, technical staff providing design input, finance staff liaison regarding project contributions and budgets, planning and environmental input to construction delivery, or engagement with asset managers regarding operational requirements. The project works in close liaison with our Constituent Councils to ensure we are working together to achieve successful project outcomes and identify opportunities to maximise the utility of our assets.

Stormwater Management Authority

Continuing the collaborative approach adopted by the five Constituent Councils, the Stormwater Management Authority provides a key role in the delivery of the Project. Beyond the initial role the Authority played in the review and approval of the Plan, the Board's Project Director is in regular contact with the Authority's General Manager to ensure a well-informed and consistent approach to delivery. Through the Authority, the State Government has committed to providing Constituent Council matched capital funding of up to \$70m over a 20 year timeframe and this funding is vital to ensuring project delivery.



Government of South Australia
Stormwater Management Authority

10. Delivering with Local Industry

Integral to the success of the Brown Hill Keswick Creek Stormwater Project are the relationships established with local suppliers, consultants and organisations. The Board places particular emphasis on ensuring a collaborative approach, bringing together a team of professionals who are leaders in their field and are equipped to deliver results.

Our focus is on providing a pipeline of work to build capacity and capability in the local market, with flow-on benefits for the local economy. The construction scheduling and packaging of works has been specifically developed to maximise participation from local tier 2 and tier 3 contractors.

The project is supported by the knowledge and expertise of a wide range of professionals, providing services including project management, landscape architecture, surveying, engineering, legal, environmental, ecological, cultural heritage, civil construction, geotechnical advice, property and arboreal assessments.

Focus on Safety

The Brown Hill and Keswick Creeks Stormwater Board places utmost importance on the health and safety of our employees, our consultants and the communities within which we operate. Our extensive health and safety management systems ensure we partner with likeminded organisations and are subject to regular review and improvement.

In excess of 136,000 total site hours have been spent delivering our works, with zero notifiable incidents and zero lost time injuries reported.



“ Oxigen have worked collaboratively with the BHKC team and directly in association with adjacent property owners to ensure their requirements have been accommodated given the varied and sometimes complex conditions that needed to be met. This has been a positive process that has contributed towards meeting timeframes and a generally very positive response by the public to the project overall. ”

Oxigen
Landscape Architects

“ Beltrame Civil is proud to have partnered in the construction of the Brown Hill Keswick Creek Stormwater Project to date, through the delivery of multiple, complex packages across both the Lower and Upper Brown Hill Creek Stages. Through close collaboration with the Board, its engineering and design teams, and local stakeholders, we overcame significant technical and logistical challenges without compromising on safety, quality, or efficiency. These award-winning projects reflect true generational infrastructure—delivered in alignment with the Board’s vision to mitigate flood risk and protect the community well into the future. ”

Beltrame Civil
Civil Construction



11. Awards



The Project, our staff, Constituent Councils and our consultant teams have continued to be recognised for their industry contributions at a State, National and International level across sectors including planning, engineering, landscape architecture and construction.

Excellence in design and/or construction of a public works environmental enhancement project

SA Institute of Public Works Engineering Australasia
2019 Excellence Awards
Mitcham Memorial Library and Brown Hill Creek
Redevelopment

Excellence in Infrastructure Delivery

SA Local Government Professionals Australia
19th Annual Leadership Excellence Awards 2020
Mitcham Memorial Library and Brown Hill Creek
Redevelopment

Infrastructure Project Innovation

Australian Water Association SA
2022 Gala Dinner and Water Awards
Victoria Park/ Pakapakanthi Wetland

President's Award

Planning Institute Australia
2022 Planning Excellence Awards
Brown Hill Keswick Creek Stormwater Project

Award of Excellence for Land Management and Healthy Parks Healthy People Award

Australian Institute of Landscape Architects
2023 SA Landscape Architecture Awards
Victoria Park/ Pakapakanthi Wetland

National Climate Positive Design Award and National Landscape Architecture Award for Parks and Open Space

Australian Institute of Landscape Architects
2023 National Awards
Victoria Park/ Pakapakanthi Wetland

Award of Excellence for Parks and Open Space

International Federation of Landscape Architects
Asia-Pacific Region 2023 Awards
Victoria Park/ Pakapakanthi Wetland

Excellence in Infrastructure

Stormwater SA
Excellence Awards 2025
South Park Lands Wetland and Flood Mitigation

Urban Development and Utilities Sub-Category Award and Overall Winner Projects \$2m-\$5m

Civil Contractors Federation SA
Earth Awards 2025
Lower Brown Hill Creek Channel Upgrade

Excellence in Research or Innovation

Stormwater SA
Excellence Awards 2025
Building Flash Flood Forecasting Capability in South
Australia - a DEW led project



“ The South Parklands Wetland demonstrates how early collaboration (planning, engineering and design) and engagement can transform previously underutilized and degraded parklands into a community asset. The project seamlessly integrates a new 3.2-hectare permanent vegetated wetland into Adelaide’s nationally significant Park Lands, providing inclusive passive recreation opportunities and welcoming green space for the wider community.

The team is commended on the built outcome, where the wetland appears as if it has always been there, and the significant improvement of natural ecosystems and biodiversity in the city. The ongoing management and care of the wetland will continue to benefit the community as the project matures. ”

Australian Institute of Landscape Architects

“ As part of a broader flood mitigation strategy, South Parklands Wetland’s landscape-first approach enriches the cultural, amenity, and ecological values of the Adelaide Park Lands. The jury commends the project’s focus on design leadership advocacy, consultation and collaboration across multiple disciplines, jurisdictions and stakeholders. The project skilfully navigates stormwater harvesting with the removal of introduced species and the retention of sensitive ecosystems, including remnant and significant trees. It minimises excavation and successfully integrates the wetlands within the character of the existing parklands. The design carefully uses endemic plants to conserve and enhance chequered copper butterfly habitat, broader biodiversity and to promote environmental and cultural values and education. ”

Australian Institute of Landscape Architects

“ The South Park Lands wetland project was recognised at the Stormwater South Australia awards night where it won the Excellence in Infrastructure category. The project was noted for its integrated design as well as for the project delivery model that involved many stakeholders and project partners. It was recognised as a transformative project for Adelaide that provides multiple benefits. The Brown Hill Keswick Creek Project should be congratulated for its outstanding and well-coordinated approach to design and delivery. ”

Dr Robin Allison
DesignFlow

12. Capital Funding

The Stormwater Management Plan proposed a funding model whereby the three spheres of Government – Commonwealth, State and Local, each contribute one third of the cost of capital works delivery over a 10-year construction program. The Plan further noted that:

'If at the outset there is no positive response from the Commonwealth Government, the BHKC project would recommend that the catchment councils endorse a strategy along the following lines:

- *The five councils allocate funding in their budgets for one third of the cost;*
- *a funding commitment is sought from the State Government to at least match that commitment; and*
- *once the State Government has agreed to that commitment, the five councils through the regional subsidiary work jointly with the State Government to obtain a commitment from the Commonwealth Government for a minimum of one third of the cost to offset against the state and local government contributions.'*

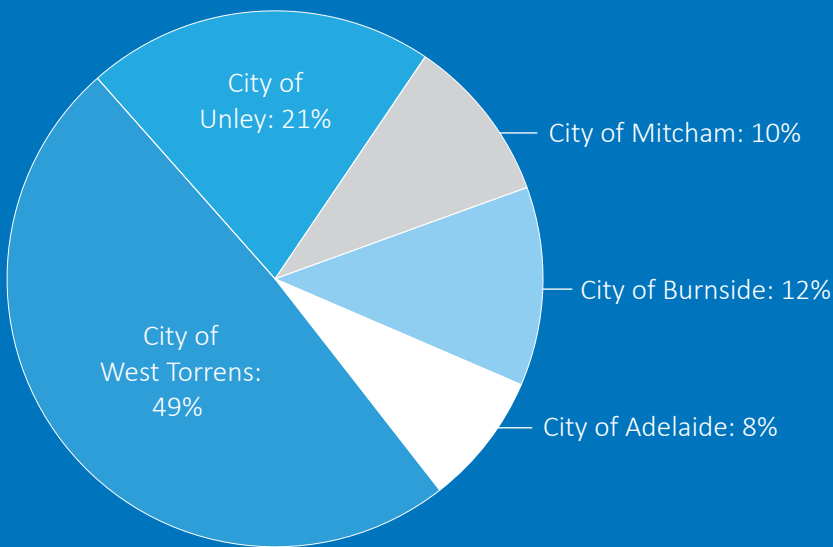
The South Australian Government's Stormwater Management Authority (SMA) has committed \$70m in funding toward the delivery of the project, with these funds being provided over a 20-year timeframe and contingent upon matching funds being provided by the 5 Constituent Councils.

The cost sharing arrangement between Constituent Councils is defined within the Stormwater Management Plan and the Board's charter with capital contributions being provided at pre-determined percentage shares.

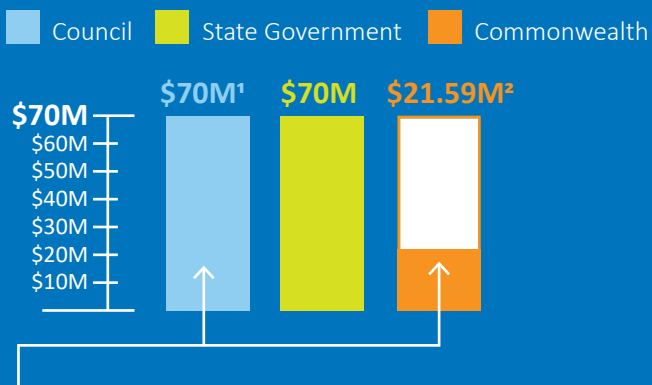
A funding shortfall exists and the Board is seeking to fill this shortfall through pursuit of opportunities to secure smaller grant funding injections and 'whole-of-project' funding from the Commonwealth Government.

To date, \$21.59m in funding has been committed by the Commonwealth Government across 3 grant programs- \$10m committed under the Preparing Australian Communities Program, \$6.661m committed under the Disaster Ready Fund and \$4.93m committed under the Urban Rivers and Catchments Program.

Council Capital Contributions



Current Funding Commitments



¹ City of West Torrens ongoing contribution to be reviewed in 2027/28.

² Commonwealth funding commitment includes \$10m under the Preparing Australian Communities Program, \$6.661m under the Disaster Ready Fund and \$4.93m under the Urban Rivers and Catchments Program.

13. Delivery of Capital Works

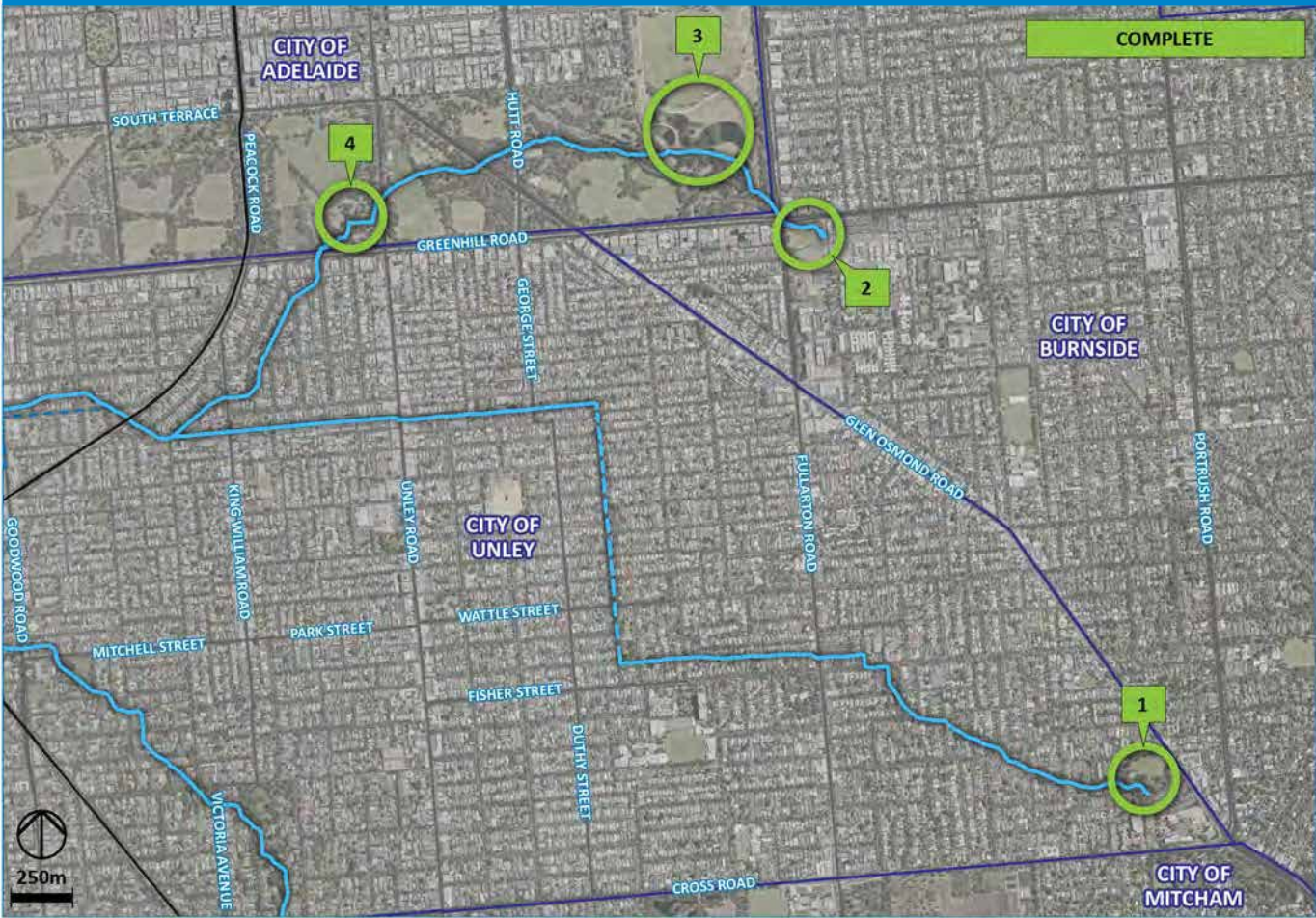
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Stage 1 - Flood Detention

Detention storages in the upper catchment that will reduce the downstream flow rates. All Stage 1 works are complete.

COMPLETE

Stage 1 Capital Works



- 1 Ridge Park Flood Control Dam
- 2 Glenside Detention Basin
- 3 Pakapakanthi Wetland in Victoria Park (Park 16)
- 4 Kurangga Creek Works in Blue Gum Park (Park 20)

Ridge Park Flood Control Dam

A flood control dam was constructed on Glen Osmond Creek in Ridge Park Reserve, Myrtle Bank to reduce peak stormwater flow in Glen Osmond Creek and reduce the risk of flooding in downstream areas along Glen Osmond and Keswick Creeks.

Commissioned in July 2015, the Ridge Park flood control dam also collects stormwater for the City of Unley's managed aquifer recovery (MAR) scheme. Under the MAR, harvested stormwater is stored in an underground aquifer for irrigation of Unley's parks during periods of dry weather.



Flood Control Dam



Concrete swale and fencing

Glenside Detention Basin

This project involved enlargement of an existing detention basin from a capacity of 18ML to 37ML, to limit flow to the existing capacity of the culvert under the Fullarton and Greenhill Roads intersection. The detention basin, together with other works in the South Park Lands, is intended to reduce the peak stormwater flows along Park Lands Creek and further downstream. Excavation of approximately 25,000m³ of material was required to form the detention basin and primary water quality treatment is provided via 3 new large gross pollutant traps.

The site accommodating the detention basin and associated stormwater infrastructure has been developed as a community reserve with playground and associated facilities.

The Glenside project works were delivered by Cedar Woods as part of their residential development and the site was opened to the public on July 2nd 2021.

Pakapakanthi Wetland in Victoria Park (Park 16)

This project involved construction of a wetland at the southern end of Victoria Park/Pakapakanthi (Park 16), adjacent Park Lands Creek. Flows from approximately 600 hectares of urban land and 100 hectares of hills face land travel down Park Lands Creek, through the Glenside site and beneath the Fullarton and Greenhill Roads intersection into the Park Lands. The wetland is of approximately 3.2 hectares in area and provides 100 million litres of flood storage. It comprises areas of permanent water, areas that become inundated with stormwater during regular flow events and a broader area that will only become inundated during more significant flow events. The system provides regional benefits of flood detention, stormwater pollutant removal, amenity and recreational enhancement, and biodiversity creation with over 120 new trees and over 100,000 new plantings, including aquatic species.

In alignment with the Stormwater Management Plan objective of beneficial reuse of stormwater, flows are now being diverted from the wetland to the ornamental lake in Murlawirrapurka/Rymill Park (Park 14). The lake has been experiencing ongoing issues with leakage and poor water quality, requiring ongoing chemical treatment to manage algal blooms. Surplus water levels are being drawn from the wetland to holding tanks adjacent the lake for use when required.



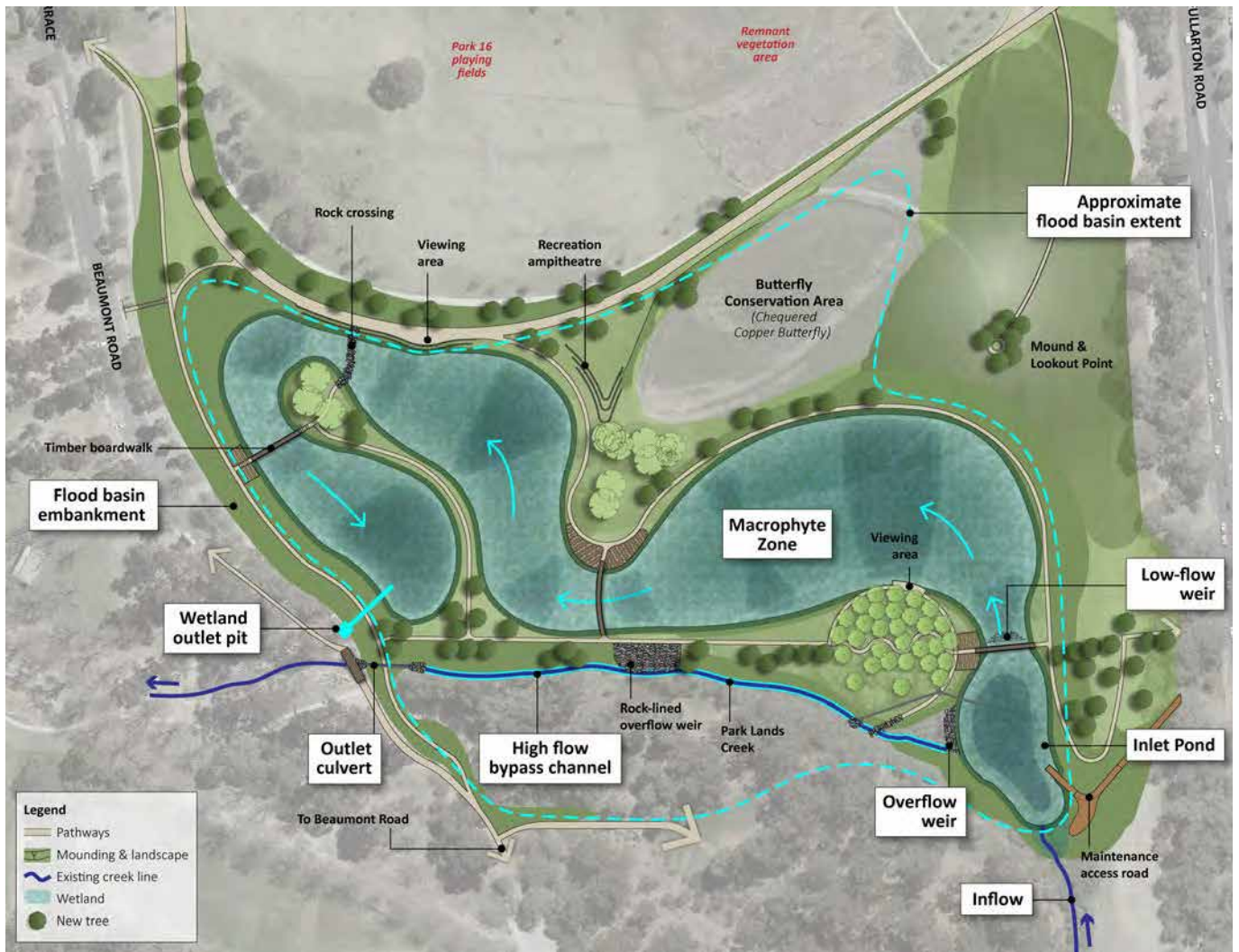
Park 16 Wetland



Pedestrian Bridge



The Pakapakanthi Wetland project was supported by funding from Green Adelaide.



Operation of the wetland

Normal rain events

- Flows enter the inlet pond from Park Lands Creek
- A low-flow weir transfers flows under a boardwalk into the shallow vegetated area of the wetland
- Flows take one to two days to reach the wetland outlet pit
- The outlet pit regulates the outflow rate and transfers water back into Park Lands Creek on the western side of the flood basin embankment

High flow or longer duration events

- During high flow or long duration events, water will begin to flow over the overflow weirs from the inlet pond and wetland directly into Park Lands Creek

- These higher flows will travel along the vegetated high flow bypass channel to the outlet culvert
- The outlet culvert controls flows downstream through the flood basin embankment

Significant flood events

- During significant flood events, the outlet culvert will choke flows and water levels will rise within the flood basin, inundating the wetland area
- The culvert regulates flows from the wetland area, therefore protecting against flooding of downstream areas
- Following the flood event, water levels will recede to permanent levels over a number of hours

Kurangga Creek Works in Blue Gum Park (Park 20)

Together with the Victoria Park/ Pakapakanthi (Park 16) wetland, the creek works in Blue Gum Park/ Kurangga (Park 20) reduce the peak stormwater flows from Park Lands Creek into downstream areas.

Works included construction of a low-level mound (typically up to 1 metre in height) and the realignment of existing creek lines in the southern section of the park. The mound is constructed to the south and west of the existing playing fields and stretches for a total distance of approximately 600 metres. Two new open drainage channels converge at a common point at the northern side of the new mound which enables controlled flows to be discharged through a culvert and under Greenhill Road. When large flows exceed the capacity of the culvert, water will build up and be contained behind the mound and temporarily inundate parts of Blue Gum Park/ Kurangga (Park 20) until it subsides.

The new works enabled the existing creeks to be backfilled to support tree health and protect Red Gums against erosion. The works integrate with existing users of this space, including TreeClimb.

The Park 20 project works were completed in September 2022.





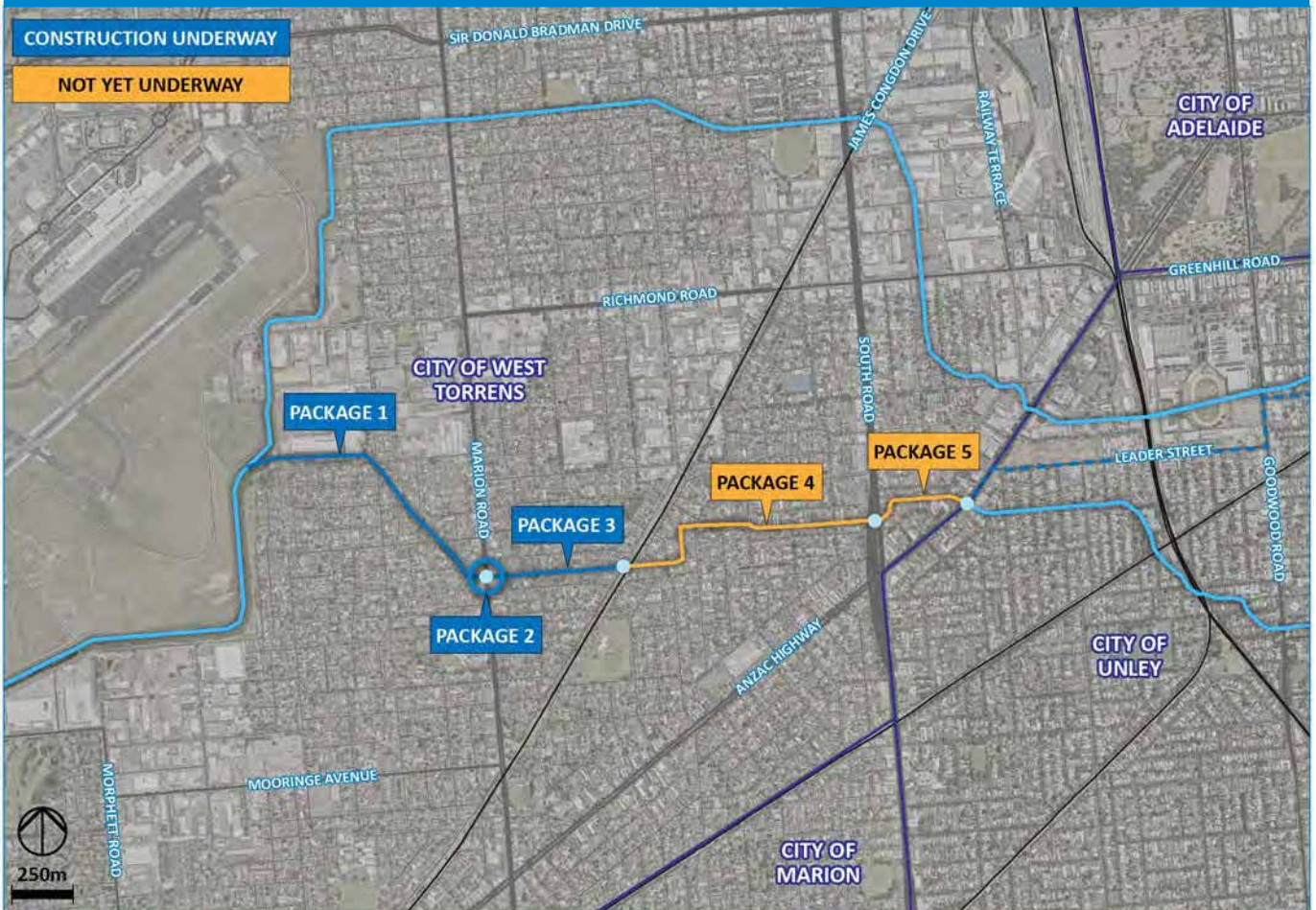
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Stage 2 - Lower Brown Hill Creek Upgrades

Upgrading the flow capacity of Lower Brown Hill Creek so that it can receive the diverted flows from Keswick Creek. The Upgrades are being delivered in 5 work packages with Packages 1-3 nearing completion.

IN PROGRESS

Stage 2 Capital Works



WORK PACKAGES

- | | | |
|----------------------------------|-----------------------------------|-------------------------------|
| 1 Watson Avenue to Marion Road | 3 Marion Road to Birdwood Terrace | 5 South Road to Anzac Highway |
| 2 Marion Road Bridge Replacement | 4 Birdwood Terrace to South Road | |

Lower Brown Hill Creek Upgrades

Lower Brown Hill Creek comprises a 3.3 kilometre-long section of channel extending from the south-eastern corner of Adelaide Airport at the downstream end to a crossing point at Anzac Highway at the upstream end. The channel is primarily situated within City of West Torrens owned drainage corridor, except for a small portion that runs within privately owned land. The upgrades involve doubling the flow capacity through replacement of the existing open channel with a new 6-6.8 metre-wide by 1.8 metre-high rectangular shaped concrete channel, and equivalent sized road crossings.

The Lower Brown Hill Creek capacity upgrades are divided into 5 work packages and the Board secured

\$10m in Commonwealth Government funding under the Preparing Australian Communities Program to contribute toward delivery of Packages 1-3 over 3 years. The Commonwealth funding is being matched by funding from Constituent Councils and the Stormwater Management Authority.

Packages 1-3 extend for 1.7 kilometres from Adelaide Airport at the downstream end to Birdwood Terrace at the upstream end. Construction of package 1 commenced late in 2022 and works to Birdwood Terrace are now being completed. Design of packages 4 and 5 will commence in the coming months.



Channel construction

Packages 1-3 of the Lower Brown Hill Creek upgrades are being delivered with the support of funding from the Australian Government provided under the Preparing Australian Communities Program.





Daly Street Bridge

Although Packages 4 and 5 of the Lower Brown Hill Creek upgrades have not yet commenced, the Daly Street bridge upgrade was completed in September 2021. Located in Kurralta Park within package 4, the upgrade of this bridge was delivered by City of West Torrens in conjunction with an adjoining road realignment, with funding contribution from the Commonwealth Government's Local Roads and Community Infrastructure Program.

Previously, the bridge comprised a corrugated domed tunnel of 3.7 metres in width and 2.3 metres in height. The bridge was constructed circa 1950 and had one of the lowest capacities of all existing bridges on Brown Hill Creek. The new bridge comprises twin concrete culverts of 4.2 metres in width and 1.8 metres in height with gabion basket transitions at the upstream and downstream ends.



Bridge Upgrade

The Daly Street bridge upgrade was delivered with the support of funding from the Australian Government provided under the Local Roads and Community Infrastructure Program.

3

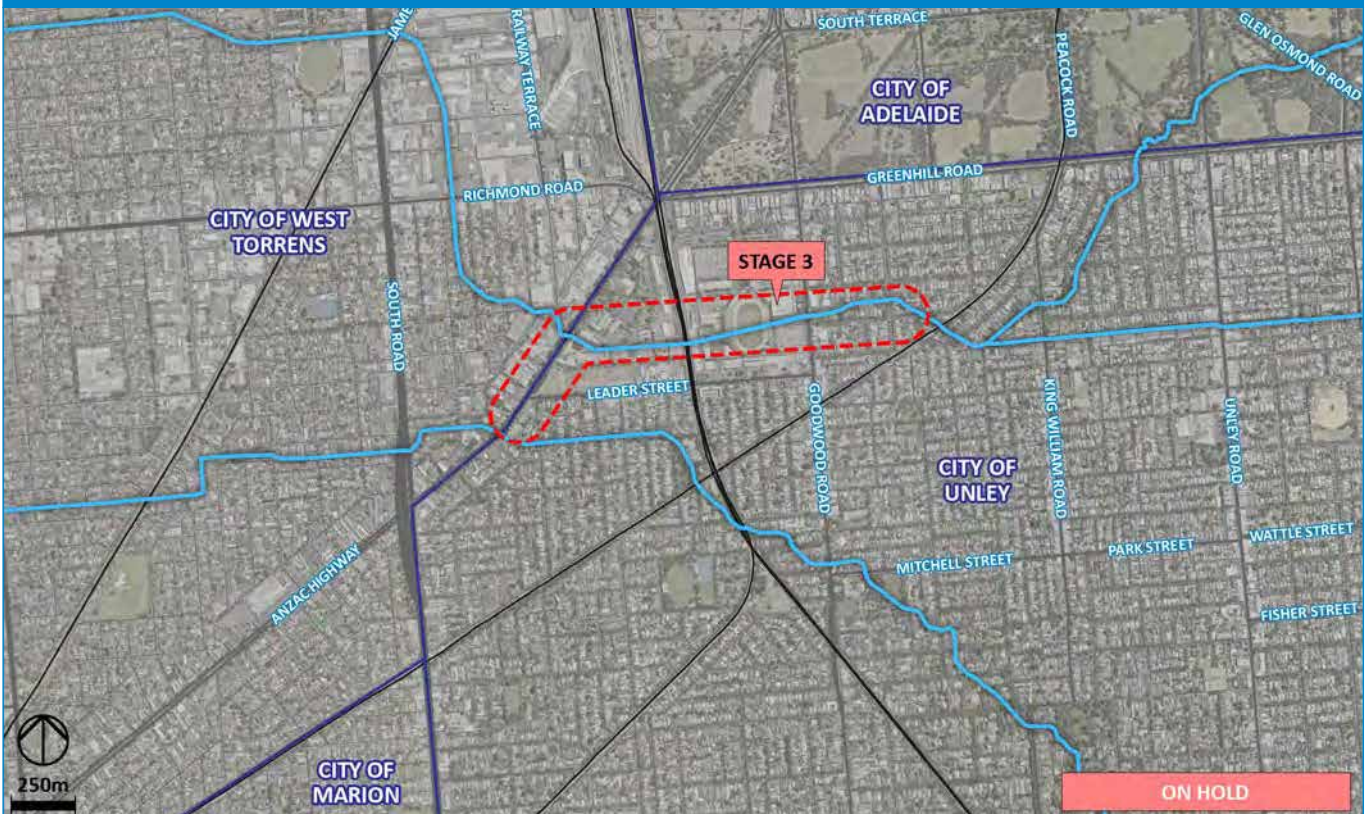
Stage 3 - Keswick Creek Flow Diversions

The Keswick Creek Flow Diversions, which alone provide 40% of the flood protection benefits offered by the project, will divert flows from Keswick Creek to the upgraded section of Lower Brown Hill Creek before they have the opportunity to ‘break-out’ of the channel and continue overland through the south-western suburbs. Completion of the Keswick Creek Flow Diversions will provide flood protection benefits to Ashford Hospital, Adelaide Airport, Keswick Army Barracks, the ARTC rail network and Keswick Terminal interstate rail hub, and the Torrens to Darlington (T2D) project.

Completion of stage 3 works will mark a significant milestone for the Brown Hill Keswick Creek Stormwater Project, with stages 1, 2 and 3 collectively delivering 80% of the intended flood protection benefits across the catchment.

ON HOLD

Stage 3 Capital Works

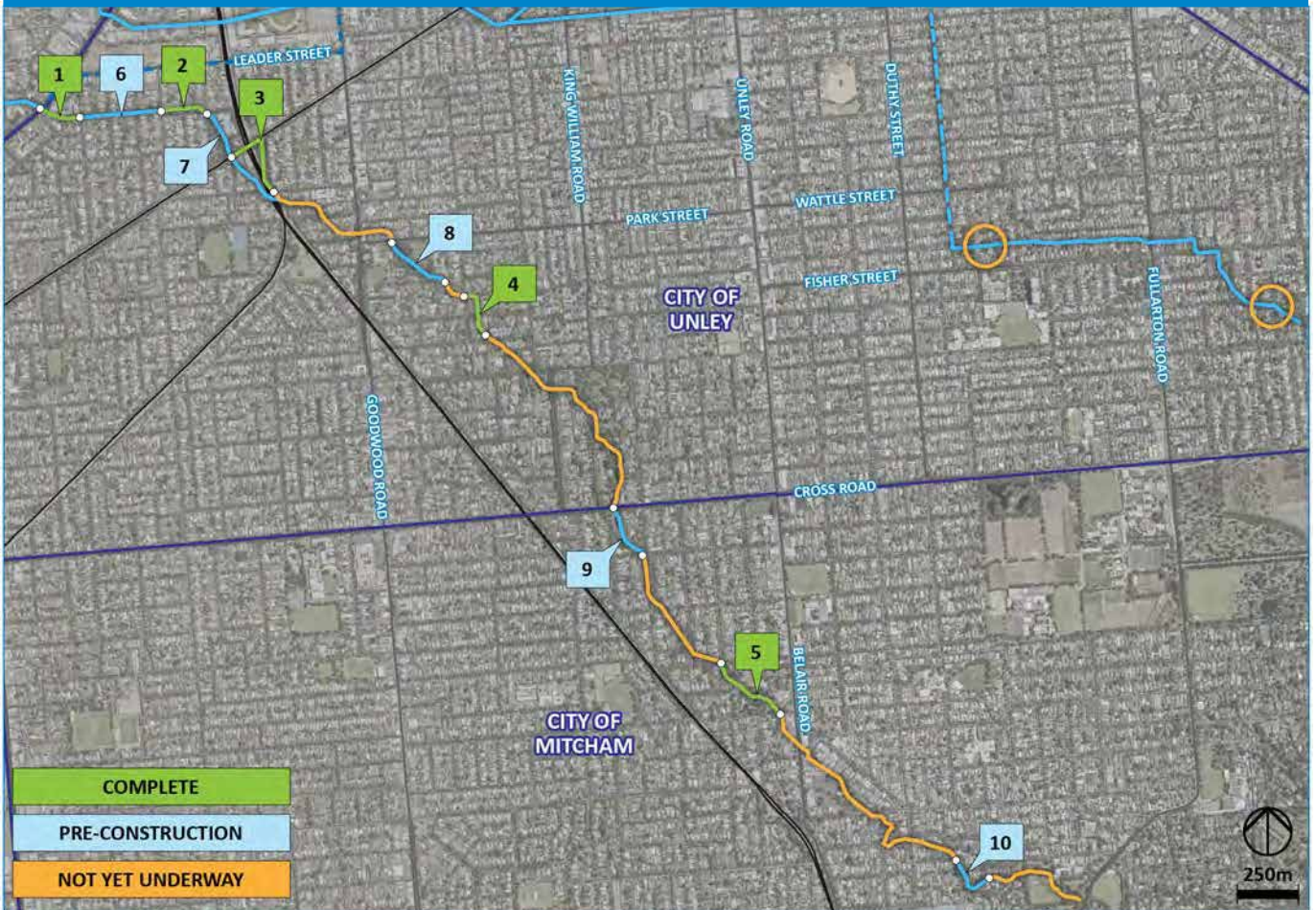


4

Stage 4 - Upper Brown Hill and Glen Osmond Creek Upgrades

Upgrading the flow capacity of Upper Brown Hill Creek and Glen Osmond Creek to prevent 'break-outs' and flooding of private property. Key hot spots are being targeted to align with grant funding opportunities.

Stage 4 Capital Works



- | | |
|---|--|
| 1 Everard Park- Anzac Highway to Third Avenue | 6 Forestville- Third Avenue to Leah Street |
| 2 Forestville- Leah Street to Ethel Street | 7 Forestville Reserve |
| 3 Diversion Culvert | 8 Orphanage Park |
| 4 Millswood- Regent Street to Malcolm Street | 9 Hawthorn- Cross Road to Hampton Street |
| 5 Hawthorn Reserve | 10 Betty Long Gardens |

Everard Park - Anzac Highway to Third Avenue

These works are located between Anzac Highway and Third Avenue and were expedited to take advantage of access to the site that would be significantly restricted following completion of an adjoining high density residential development. The project involved replacement of an existing open concrete channel with an increased capacity underground covered culvert. Subsequent to installation of the culvert, the City of Unley extended Wilberforce Walk to Anzac Highway, with a shared use path for pedestrians and cyclists traversing the culvert.

Culvert construction works commenced in April 2020 and were completed in August 2020, at which point the site was handed over to City of Unley for the shared use path improvements to be delivered.



Shared Use Path



Constructed Culvert

Diversion Culvert

A section of Brown Hill Creek in Forestville was diverted by the Department of Planning, Transport and Infrastructure in 2013 as part of the Goodwood Junction Rail Upgrade project. The works, delivered in collaboration with and funded by the Brown Hill Keswick Creek Stormwater Project, involved diverting the creek into a new underground culvert constructed generally along the eastern side of the railway corridor from the southern side of Victoria Street, Goodwood to the northern side of the Glenelg tramway. The culvert discharges into the existing Brown Hill Creek within Forestville Reserve.

Hawthorn Reserve

The City of Mitcham upgraded the Hawthorn Reserve precinct in 2018/19 and the creek upgrades were expedited to coincide with this project.

The creek has been widened to ensure sufficient capacity and the banks have been laid back with native plantings in the area adjacent the Mitcham library to retain a natural setting. Stepping boulders and logs have also been installed to create an active nature play space for use when the creek is dry or not flowing. Further downstream, rock filled gabions have been installed and a floodwall has been constructed at George Street to contain creek flows.

Forestville – Leah Street to Ethel Street

These upgrades involve raising the height of the existing channel walls by 600mm and remediating the floor and walls of the existing channel. This section of channel runs within Council drainage corridor for the majority of its length with a small portion intersecting privately owned land at the eastern Ethel Street end.

Works commenced in June 2024 and were completed in November 2024.



Rock filled gabions



Channel Construction



Leah Street to Ethel Street Channel Construction

Scheduled Upper Brown Hill Creek Upgrades

The Board is currently undertaking the design process for several sections of Upper Brown Hill Creek that are scheduled for construction in the 2025/26 and 2026/27 financial years. Site investigations have informed the design process and allowed the consultant team to better understand current conditions. These works are located across the Cities of Unley and Mitcham within privately owned property and Council-owned reserves, as follows:

- Forestville – Third Avenue to Leah Street
- Forestville Reserve
- Orphanage Park
- Hawthorn – Cross Road to Hampton Street
- Betty Long Gardens

The scheduled Upper Brown Hill Creek upgrades are being delivered with the support of funding from the Australian Government provided under the Urban Rivers and Catchments Program and the Disaster Ready Fund.

Millswood – Regent Street to Malcolm Street

The project involves a doubling of the capacity of this section of Brown Hill Creek, from just downstream of Regent Street to Malcolm Street at the upstream end, including upgrade of the Regent Street culvert. The entirety of the creek in this location traverses through privately owned property and the project team have engaged closely with property owners over the course of design development and during construction.

Delivering in a heavily constrained environment, the works have been designed in collaboration with property owners to meet the flow capacity requirements while being sympathetic to the natural environment and the individual and unique objectives of each owner.



Channel solutions include a combination of stacked rock or upright concrete block constructed walls, often transitioning from one treatment to another as the creek moves through different properties. Cobbles have been reinstated within the base of the channel, with more robust base treatment in specified locations where required to support higher velocity flows.

This project is nearing final completion, with works in recent months focusing on remaining landscape reinstatement and maintenance.

“ We would like to express our appreciation for the Brown Hill Creek upgrade being brought forward in time which enabled us to secure building approval through the Unley Council.

It was a pleasure working with Peta and Brett, as well as with Chris and his site team from Camco, whose professionalism and support were greatly valued throughout the process.

We are also grateful for the creek works, including the cleaning, widening, and realignment to complement the design of our new home. The use of large sandstone rocks on one side and sandstone cladding on the opposite creek walls has created an impressive and visually striking result that we truly appreciate. ”

Property Owner
Millswood

“ We were very pleased with the final outcome of the project as far as it affected our property. We found the project team to be extremely helpful and the construction team to be considerate on the effect of the project on our daily lives.

The initial stages of the project were difficult, due the lack of information, however, as the project proceeded, we were kept well informed. ”

Property Owner
Millswood

“ Between mid-2022 and late-2024 the Brown Hill and Keswick Creeks Stormwater Board undertook flood mitigation work on the section of Brown Hill Creek that runs through our property. There was an extensive period of discussion about the proposed works before commencement to try to reach mutual agreement on a final outcome that would be acceptable to all parties.

From our perspective we faced significant loss of a natural tree-lined creek that provided privacy on the southern side of our house. However, we appreciated the need to reduce the flood risk in our area and were prepared to work with the Board towards an outcome that would improve flood flows while retaining some of the visual amenity of the creek channel next to our house.

With completion of the works we have a visually appealing outcome with a small residual strip of land on our southern boundary that has been planted with new trees that will hopefully over time restore some of the privacy that we previously appreciated. ”

Property Owner
Millswood



Lower Brown Hill Creek Upgrades

14. Financial Snapshot

The activities of the Board are funded by the five Constituent Councils and the Stormwater Management Authority.

Operational expenditure is funded equally by the Constituent Councils.

2024/25 Operational Funding		
City of Adelaide	20%	\$162,000
City of Burnside	20%	\$162,000
City of Mitcham	20%	\$162,000
City of Unley	20%	\$162,000
City of West Torrens	20%	\$162,000
Total		\$810,000

Capital expenditure is funded by regular contributions from Constituent Councils and the Stormwater Management Authority with additional grant funding being secured for individual work packages on an ad hoc basis.

2024/25 Capital Funding		
City of Adelaide	8%	\$320,000
City of Burnside	12%	\$480,000
City of Mitcham	10%	\$400,000
City of Unley	21%	\$840,000
City of West Torrens	49%	\$1,960,000
Stormwater Management Authority		\$4,000,000
Commonwealth Grant Funding		\$4,358,766 ¹
Total		\$12,358,766

¹ This grant funding comprises payments made under the Preparing Australian Communities Program, the Urban Rivers and Catchment Program and the Disaster Ready Fund.

14. Audited Financial Statements

Brown Hill & Keswick Creeks Stormwater Board

Financial Statements for the year ended - 30 June 2025

Brown Hill & Keswick Creeks Stormwater Board

Contents

As at 30 June 2025


Certification of financial statements	2
Statement of comprehensive income	3
Statement of financial position	4
Statement of changes in equity	5
Statement of cash flows	6
Notes to the financial statements	7
Note 1. Material accounting policy information	7
Note 2. Critical accounting judgements, estimates and assumptions	12
Note 3. Operating contributions	12
Note 4. Investment income	12
Note 5. Employee costs	13
Note 6. Materials, contracts & other expenses	13
Note 7. Finance costs	13
Note 8. Depreciation	13
Note 9. Capital Funding / Grants for New / Upgraded assets	14
Note 10. Asset disposal	14
Note 11. Cash and cash equivalents	14
Note 12. Trade and other receivables	14
Note 13. Infrastructure, property, plant and equipment	15
Note 14. Trade and other payables	16
Note 15. Provisions	17
Note 16. Capital contributions of constituent councils	17
Note 17. Asset revaluation reserve	18
Note 18. Capital funding and grants	18
Note 19. Financial instruments	19
Note 20. Fair value measurement	20
Note 21. Key management personnel disclosures	21
Note 22. Remuneration of auditors	21
Note 23. Contingent liabilities	21
Note 24. Commitments	22
Note 25. Related parties	22
Note 26. Statutory Information	22
Note 27. Events after the reporting period	22
Note 28. Reconciliation of net surplus to net cash used in operating activities	23
Certification of auditor independence	24
Statement by the auditor	25

Brown Hill & Keswick Creeks Stormwater Board
Certification of financial statements
As at 30 June 2025

We have been authorised by the Board to certify the financial statements in their final form. In our opinion:

- The accompanying financial statements comply with the *Local Government Act 1999, Local Government (Financial Management) Regulations 2011* and Australian Accounting Standards;
- the financial statements present a true and fair view of Brown Hill & Keswick Creeks Stormwater Board's financial position at 30 June 2025 and the results of its operations and cash flows for the financial year;
- internal controls implemented by the Board provide a reasonable assurance that the Board's financial records are complete, accurate and reliable and were effective throughout the financial year; and
- the financial statements accurately reflect the Board's accounting and other records.

On behalf of the Board


Judith Choate (Sep 24, 2025 15:10:40 GMT+9.5)
Judith Choate

Board Member

____ September 2025

Sep 24, 2025


G. T. Vogt (Sep 24, 2025 20:09:54 GMT+9.5)
Geoffrey Telford Vogt

Board Member

Sep 24, 2025

Brown Hill & Keswick Creeks Stormwater Board
Statement of comprehensive income
For the year ended 30 June 2025

	Note	2025 \$	2024 \$
Income			
Operating contributions	3	810,000	700,000
Investment income	4	564,438	445,125
		<u>1,374,438</u>	<u>1,145,125</u>
Total income		<u>1,374,438</u>	<u>1,145,125</u>
Expenses			
Employee costs	5	(413,353)	(384,589)
Materials, contracts & other expenses	6	(517,108)	(546,723)
Depreciation	8	(275,515)	(170,371)
Finance costs	7	(211)	(376)
Total expenses		<u>(1,206,187)</u>	<u>(1,102,059)</u>
Operating surplus		168,251	43,066
Capital Funding / Grants for New / Upgraded assets	9	9,792,269	9,703,874
Asset disposal	10	(1,175,084)	-
Net surplus for the year		8,785,436	9,746,940
Other comprehensive income for the year		-	-
Total comprehensive income for the year		<u><u>8,785,436</u></u>	<u><u>9,746,940</u></u>

The above statement of comprehensive income should be read in conjunction with the accompanying notes

Brown Hill & Keswick Creeks Stormwater Board
Statement of financial position
As at 30 June 2025

	Note	2025 \$	2024 \$
Assets			
Current assets			
Cash and cash equivalents	11	9,814,112	13,326,831
Trade and other receivables	12	1,838,340	790,259
Total current assets		<u>11,652,452</u>	<u>14,117,090</u>
Non-current assets			
Infrastructure, property, plant and equipment	13	58,134,692	45,181,818
Total non-current assets		<u>58,134,692</u>	<u>45,181,818</u>
Total assets		<u>69,787,144</u>	<u>59,298,908</u>
Liabilities			
Current liabilities			
Trade and other payables	14	6,125,363	8,434,146
Provisions	15	39,424	31,110
Total current liabilities		<u>6,164,787</u>	<u>8,465,256</u>
Non-current liabilities			
Provisions	15	15,745	12,476
Total non-current liabilities		<u>15,745</u>	<u>12,476</u>
Total liabilities		<u>6,180,532</u>	<u>8,477,732</u>
Net assets		<u>63,606,612</u>	<u>50,821,176</u>
Equity			
Capital contributions of constituent councils	16	28,319,907	24,319,907
Asset revaluation reserve	17	570,390	570,390
Capital funding and grants	18	36,720,650	26,928,381
Accumulated surplus/(deficit)		<u>(2,004,335)</u>	<u>(997,502)</u>
Total equity		<u>63,606,612</u>	<u>50,821,176</u>

The above statement of financial position should be read in conjunction with the accompanying notes

Brown Hill & Keswick Creeks Stormwater Board
Statement of changes in equity
For the year ended 30 June 2025

	Capital Contributions of Council \$	Capital Funding and Grants \$	Asset Revaluation Reserve \$	Accumulated Surplus / (Deficit) \$	Total equity \$
Balance at 1 July 2023	20,319,907	17,224,448	570,390	(1,040,509)	37,074,236
Net surplus for the year	-	-	-	9,746,940	9,746,940
Other comprehensive income for the year	-	-	-	-	-
Total comprehensive income for the year	-	-	-	9,746,940	9,746,940
Capital contribution of Councils	4,000,000	-	-	-	4,000,000
Transfer to capital funding / grants	-	9,703,933	-	(9,703,933)	-
Balance at 30 June 2024	<u>24,319,907</u>	<u>26,928,381</u>	<u>570,390</u>	<u>(997,502)</u>	<u>50,821,176</u>

	Capital Contributions of Council \$	Capital Funding and Grants \$	Asset Revaluation Reserve \$	Accumulated Surplus / (Deficit) \$	Total equity \$
Balance at 1 July 2024	24,319,907	26,928,381	570,390	(997,502)	50,821,176
Net surplus for the year	-	-	-	8,785,436	8,785,436
Other comprehensive income for the year	-	-	-	-	-
Total comprehensive income for the year	-	-	-	8,785,436	8,785,436
Capital contribution of Councils	4,000,000	-	-	-	4,000,000
Transfer to capital funding / grants	-	9,792,269	-	(9,792,269)	-
Balance at 30 June 2025	<u>28,319,907</u>	<u>36,720,650</u>	<u>570,390</u>	<u>(2,004,335)</u>	<u>63,606,612</u>

The above statement of changes in equity should be read in conjunction with the accompanying notes

Brown Hill & Keswick Creeks Stormwater Board
Statement of cash flows
For the year ended 30 June 2025

	Note	2025	2024
		\$	\$
Cash flows from operating activities			
Operating receipts from constituent councils		891,000	770,000
Payments to employees		(401,770)	(382,164)
Payments to suppliers		(2,542,221)	(1,463,016)
Interest received		585,188	457,719
Bank fees paid		(211)	(376)
		<u> </u>	<u> </u>
Net cash used in operating activities	28	<u>(1,468,014)</u>	<u>(617,837)</u>
Cash flows from investing activities			
Payments for New / Upgraded assets		(14,403,471)	(12,302,468)
Grants received	9	<u>8,358,766</u>	<u>12,095,735</u>
		<u> </u>	<u> </u>
Net cash used in investing activities		<u>(6,044,705)</u>	<u>(206,733)</u>
Cash flows from financing activities			
Contributions from Constituent Councils	16	<u>4,000,000</u>	<u>4,000,000</u>
		<u> </u>	<u> </u>
Net cash from financing activities		<u>4,000,000</u>	<u>4,000,000</u>
		<u> </u>	<u> </u>
Net increase/(decrease) in cash and cash equivalents		(3,512,719)	3,175,430
Cash and cash equivalents at the beginning of the financial year		<u>13,326,831</u>	<u>10,151,401</u>
		<u> </u>	<u> </u>
Cash and cash equivalents at the end of the financial year	11	<u><u>9,814,112</u></u>	<u><u>13,326,831</u></u>

The above statement of cash flows should be read in conjunction with the accompanying notes

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 1. Material accounting policy information

The accounting policies that are material to the Board are set out below. The accounting policies adopted are consistent with those of the previous financial year, unless otherwise stated.

New or amended Accounting Standards and Interpretations adopted

The Board has adopted all of the new or amended Accounting Standards and Interpretations issued by the Australian Accounting Standards Board ('AASB') that are mandatory for the current reporting period.

Basis of preparation

The financial statements are general purpose financial statements that have been prepared in accordance with the Australian Accounting Standards as they apply to not-for-profit entities, other authoritative pronouncements of the Australian Accounting Standards Board (AASB) and relevant South Australian Legislation. These financial statements comply with International Financial Reporting Standards as issued by the International Accounting Standards Board.

The Brown Hill and Keswick Creeks Stormwater Board (the Board) is a Local Government Regional Subsidiary established under Section 43 of and Schedule 2 to the Local Government Act 1999. The Regional Subsidiary is under the control of City of Adelaide, City of Burnside, City of Unley, City of Mitcham and City of West Torrens.

The Board was established by a Gazettal dated 27 February 2018. The Board has been established to implement the construction and maintenance of infrastructure and other measures for the purposes of a stormwater management plan prepared by the constituent councils and approved by the Stormwater Management Authority. The Board's responsibilities extend to the ongoing maintenance and operation of stormwater infrastructure delivered by the Board under the Stormwater Management Plan. The property owner (whether that be a Council or private land owner) is responsible for maintenance and upkeep of any existing assets, all new non-stormwater assets and all landscaping components. Private property owners may also be responsible for maintenance of stormwater infrastructure delivered by the Board, where that infrastructure was delivered under licence without registration of an easement or Land Management Agreement. This may require the transfer of assets to the property owner subsequent to the initial construction phase or after the defects period. The Board's asset register defines ongoing responsibility for completed works.

Australian Accounting Standards set out accounting policies that the AASB has concluded would result in financial statements containing relevant and reliable information about transactions, events and conditions to which they apply. Material accounting policies adopted in the preparation of these financial statements are presented below and have been applied consistently unless otherwise stated.

The financial statements, except for cash flow information, have been prepared on an accruals basis and are based on historical costs, modified, where applicable, by the measurement at fair value of selected non-current assets, financial assets and liabilities. The amounts presented in the financial statements have been rounded to the nearest dollar.

The financial statements were authorised for issue on 23 September 2025 by the members of the Board.

Critical accounting estimates

The preparation of the financial statements requires the use of certain critical accounting estimates. It also requires management to exercise its judgement in the process of applying the Board's accounting policies. The areas involving a higher degree of judgement or complexity, or areas where assumptions and estimates are significant to the financial statements, are disclosed in Note 2.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 1. Material accounting policy information (continued)

(a) Revenue recognition

Revenue from contracts with customers

The core principle of AASB 15 is that revenue is recognised on a basis that reflects the transfer of promised goods or services to customers at an amount that reflects the consideration the Board expects to receive in exchange for those goods or services. Revenue is recognised by applying a five-step model as follows:

1. Identify the contract with the customer
2. Identify the performance obligations
3. Determine the transaction price
4. Allocate the transaction price to the performance obligations
5. Recognise revenue as and when control of the performance obligations is transferred

Generally the timing of the payment for sale of goods and rendering of services corresponds closely to the timing of satisfaction of the performance obligations, however where there is a difference, it will result in the recognition of a receivable, contract asset or contract liability.

None of the revenue streams have any significant financing terms as there is less than 12 months between receipt of funds and satisfaction of performance obligations.

All revenue is stated net of the amount of goods and services tax (GST).

Specific revenue streams

The revenue recognition policies for the principal revenue streams of the Board are:

Operating revenue from constituent councils

Operating revenue from constituent councils is recognised as income as and when the Board becomes entitled to receive the funds. This is outlined within the Boards Annual Budget which is agreed with all constituent councils.

Grant revenue

Government grants relating to costs are deferred and recognised in profit or loss over the period necessary to match them with the costs that they are intended to compensate.

When grant revenue received meets the "enforceability" and "sufficiently specific" criteria in accordance with AASB 1058 and AASB 15, the grant revenue is recognised in the statement of financial position as a liability until the performance obligations have been met and delivered to the contributor.

Otherwise the grant is recognised as income in the statement of comprehensive income when the Board obtains control of the grant, it is probable that the economic benefits gained from the grant will flow to the Board and the amount of grant can be measured reliably.

Interest revenue

Interest revenue is recognised using the effective interest method, which for all floating rate financial assets is inherent in the instrument.

Other income

Other income is recognised on an accruals basis when the Board is entitled to it.

(b) Equity

Capital contributions

Capital contributions from constituent councils are recorded directly against equity as and when the Board becomes entitled to receive the funds. This is outlined within the Boards Annual Budget, which is agreed with all constituent councils.

(c) Income tax

The activities of the Board are exempt from taxation under the Income Tax Assessment Act.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 1. Material accounting policy information (continued)

(d) Trade and other receivables

The Board has applied the simplified approach to measuring expected credit losses, which uses a lifetime expected loss allowance. To measure the expected credit losses, trade receivables have been grouped based on days overdue.

(e) Financial instruments

Investments and other financial assets are initially measured at fair value. Transaction costs are included as part of the initial measurement, except for financial assets at fair value through profit or loss. Such assets are subsequently measured at either amortised cost or fair value depending on their classification. Classification is determined based on both the business model within which such assets are held and the contractual cash flow characteristics of the financial asset unless an accounting mismatch is being avoided.

Financial assets are derecognised when the rights to receive cash flows have expired or have been transferred and the Board has transferred substantially all the risks and rewards of ownership. When there is no reasonable expectation of recovering part or all of a financial asset, its carrying value is written off.

Financial instruments are recognised initially on the date that the Board becomes party to the contractual provisions of the instrument.

On initial recognition, all financial instruments are measured at fair value plus transaction costs (except for instruments measured at fair value through profit or loss where transaction costs are expensed as incurred).

Financial assets

All recognised financial assets are subsequently measured in their entirety at either amortised cost or fair value, depending on the classification of the financial assets.

Classification

On initial recognition, the Board classifies its financial assets into the following categories, those measured at:

- amortised cost
- fair value through profit or loss - FVTPL
- fair value through other comprehensive income - equity instrument (FVOCI - equity)
- fair value through other comprehensive income - debt investments (FVOCI - debt)

Financial assets are not reclassified subsequent to their initial recognition unless the Board changes its business model for managing financial assets.

Financial assets at amortised cost

A financial asset is measured at amortised cost only if both of the following conditions are met: (i) it is held within a business model whose objective is to hold assets in order to collect contractual cash flows; and (ii) the contractual terms of the financial asset represent contractual cash flows that are solely payments of principal and interest.

The Board's financial assets measured at amortised cost comprise trade and other receivables and cash and cash equivalents in the statement of financial position.

Subsequent to initial recognition, these assets are carried at amortised cost using the effective interest rate method less provision for impairment.

Interest income and impairment are recognised in profit or loss. Gain or loss on derecognition is recognised in profit or loss.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 1. Material accounting policy information (continued)

Impairment of financial assets

Impairment of financial assets has been determined using the simplified approach in AASB 9 which uses an estimation of lifetime expected credit losses. The Board has determined the probability of non-payment of the receivable and multiplied this by the amount of the expected loss arising from default.

The amount of the impairment is recorded in a separate allowance account with the loss being recognised in finance expense. Once the receivable is determined to be uncollectable then the gross carrying amount is written off against the associated allowance.

Financial liabilities

The Board measures all financial liabilities initially at fair value less transaction costs, subsequently financial liabilities are measured at amortised cost using the effective interest rate method.

The financial liabilities of the Board comprise trade payables.

(f) Property, plant and equipment

Initial Recognition

All assets are initially recognised at cost. For assets acquired at no cost or nominal consideration, cost is determined as fair value at the date of acquisition. All non-current assets purchased or constructed are capitalised as the expenditure is incurred and depreciated as soon as the asset is held 'ready for use'. Cost is determined as the fair value of the assets given as consideration plus costs incidental to the acquisition, including architects' fees, engineering design costs and all other costs incurred.

The cost of non-current assets constructed by the Board includes the cost of all materials used in construction, direct labour on the project and an appropriate proportion of variable and fixed overhead. The Board considers that it controls the infrastructure assets in accordance with its Charter. The constructed infrastructure assets may be located on land owned by constituent councils or private property owners and tenure arrangements with private property owners determine ongoing asset responsibility.

Assets with an economic life in excess of one year are only capitalised where the cost of acquisition exceeds the materiality thresholds set by the Board within the capitalisation policy. In determining (and in biennially reviewing) such thresholds, regard is had to the nature of the asset and its estimated service life. Current thresholds applicable to Board assets are as follows:

Drains and culverts - \$2,000
Paving and footpaths, kerbs and gutter - \$2,000
Office furniture and equipment - \$1,000
IT hardware and computer equipment - \$ 1,000
Other assets - \$1,000

Subsequent Measurement

Stormwater infrastructure is subsequently measured at fair value, based on periodic, at least every 5 years, valuations by external independent valuers, less accumulated depreciation and impairment. Fair value is determined with regard to the asset's highest and best use (considering legal or physical restrictions imposed on the asset, public announcements or commitments made in relation to the intended use of the asset) and is determined using the current replacement cost method.

The most recent valuation of infrastructure and land improvements was undertaken on 30 June 2023. The valuation was undertaken by Tina-James Freeman, Asset Consultant at Tonkin. Refer to Note 20 for additional information on fair value determination of stormwater infrastructure.

Computer equipment and office equipment are carried at cost less accumulated depreciation and impairment.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 1. Material accounting policy information (continued)

Depreciation

Property, plant and equipment, excluding freehold land, is depreciated on a straight-line basis over the assets useful life to the Board, commencing when the asset is ready for use.

The depreciation rates used for each class of depreciable asset are shown below:

Fixed asset class	Depreciation rate
Land improvements	1.67% - 10%
Stormwater structures	1% - 1.25%
Stormwater quality devices	1% - 10%
Footpaths	2% - 20%
Kerbs and gutters	1% - 2.5%
Office furniture and fittings	10%
Other plant and equipment	3.3% - 50%
IT hardware and computer equipment	14.3% - 50%

At the end of each annual reporting period, the depreciation method, useful life and residual value of each asset is reviewed by the Project Director. The Project Director also reviews the asset register to ensure inclusion of all completed projects and correct delineation of maintenance responsibility between the board and the property owner. In addition, the Board's Asset Capitalisation Policy is reviewed every 2 years, with the last review undertaken in June 2023. Any revisions are accounted for prospectively as a change in estimate.

(g) Impairment of non-financial assets

Non-financial assets are reviewed for impairment whenever events or changes in circumstances indicate that the carrying amount may not be recoverable. An impairment loss is recognised for the amount by which the asset's carrying amount exceeds its recoverable amount.

Recoverable amount is the higher of an asset's fair value less costs of disposal and value-in-use. The value-in-use is the present value of the estimated future cash flows relating to the asset using a pre-tax discount rate specific to the asset or cash-generating unit to which the asset belongs. Assets that do not have independent cash flows are grouped together to form a cash-generating unit.

(h) Employee benefits

Short-term employee benefits

Provision is made for the Board's liability for employee benefits arising from services rendered by employees to the end of the reporting period.

Employee benefits that are expected to be wholly settled within one year have been measured at the amounts expected to be paid when the liability is settled.

No accrual is made for sick leave. The Board does not make payment for untaken sick leave.

Other long-term employee benefits

The liability for annual leave and long service leave not expected to be settled within 12 months of the reporting date are measured at the present value of the estimated future cash outflows to be made for those benefits. In determining the liability, consideration is given to expected future wage and salary levels, experience of employee departures and periods of service. Cashflows are discounted using market yields on high quality corporate bond rates, with terms to maturity that match the expected timing of cashflows. Changes in the measurement of the liability are recognised in the profit or loss.

(i) Economic dependence

Brown Hill and Keswick Creeks Stormwater Board is dependent on its constituent councils and other funding bodies for the majority of its revenue used to achieve its objectives. At the date of this report, the Board believe that the Member Councils and other bodies will continue to support the Board.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 2. Critical accounting judgements, estimates and assumptions

The Board makes estimates and judgements during the preparation of these financial statements regarding assumptions about current and future events affecting transactions and balances.

These estimates and judgements are based on the best information available at the time of preparing the financial statements, however as additional information is known then the actual results may differ from the estimates.

The significant estimates and judgements made have been described below.

Allowance for expected credit losses

The allowance for expected credit losses assessment requires a degree of estimation and judgement. It is based on the lifetime expected credit loss, grouped based on days overdue, and makes assumptions to allocate an overall expected credit loss rate for each group. These assumptions include recent sales experience and historical collection rates.

The fair value of assets and liabilities classified as level 3 is determined by the use of valuation models. Level 3 inputs are unobservable inputs. These include discounted cash flow analysis or the use of observable inputs that require significant adjustments based on unobservable inputs. For further information relating to fair value measurement, refer to Note 20.

Impairment of property, plant and equipment

The Board assesses impairment of property, plant and equipment at each reporting date by evaluating conditions specific to the Board and to the particular asset that may lead to impairment. If an impairment trigger exists, the recoverable amount of the asset is determined. This involves fair value less costs of disposal or value-in-use calculations, which incorporate a number of key estimates and assumptions.

Key estimates fair valuation of stormwater infrastructure and land improvements

Stormwater infrastructure assets are carried at fair value. As there is no market for the Board to use to determine fair value, all assets have been valued as Level 3 inputs using a cost approach. Level 3 inputs are unobservable inputs. For further information relating to fair value measurement refer to Note 20.

Note 3. Operating contributions

	2025	2024
	\$	\$
City of Mitcham	162,000	140,000
City of Burnside	162,000	140,000
City of West Torrens	162,000	140,000
The Corporation of the City of Adelaide	162,000	140,000
The Corporation of the City of Unley	162,000	140,000
	<u>810,000</u>	<u>700,000</u>

In accordance with the Charter of the Brown Hill and Keswick Creeks Stormwater Board Schedule 1, operating contributions are received equally from each of the constituent councils at an agreed rate. The total value of operating contributions to be received is agreed in the annual budget prepared by the Board.

Note 4. Investment income

	2025	2024
	\$	\$
Bank Interest	<u>564,438</u>	<u>445,125</u>

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 5. Employee costs

	2025	2024
	\$	\$
Salaries and wages - board	91,000	87,000
Salaries and wages - employee	265,726	254,520
Superannuation contributions	41,024	37,493
Workers compensation	4,020	2,775
Employee entitlement costs	11,583	2,801
	<u>413,353</u>	<u>384,589</u>

Note 6. Materials, contracts & other expenses

	2025	2024
	\$	\$
Contractor & consultant services	94,245	38,514
Meeting room hire and teleconference	1,529	1,794
Financial services	45,580	37,960
Insurance - mutual liability scheme	54,002	51,430
IT services	6,039	4,809
Legal services	10,278	19,522
Office expenses, printing and postage	2,613	1,933
PR, website and graphic design	18,716	14,755
Professional development	6,000	6,904
Asset operating costs & maintenance	270,809	345,755
Asset management plan & valuations	-	16,171
Prescribed expenses - audit remuneration	5,900	5,700
Sundry	1,397	1,476
	<u>517,108</u>	<u>546,723</u>

Asset operating and maintenance costs are budgeted with reference to the Board's Infrastructure and Asset Management Plan. They are generally expected to increase over time as additional project works are completed. Maintenance costs associated with the South Park Lands wetland are, however, expected to be higher in the early establishment phase (years 1-4).

Note 7. Finance costs

	2025	2024
	\$	\$
Bank fees	211	376
	<u>211</u>	<u>376</u>

Note 8. Depreciation

	2025	2024
	\$	\$
Infrastructure and land improvements	275,320	168,522
Office equipment	195	1,849
	<u>275,515</u>	<u>170,371</u>

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 9. Capital Funding / Grants for New / Upgraded assets

	2025 \$	2024 \$
Stormwater Management Authority	5,332,497	5,642,025
Federal Funding	4,459,772	4,061,849
	<u>9,792,269</u>	<u>9,703,874</u>

The table below shows the reconciliation of capital funding received, recognised as revenue and resulting income in advance.

	Stormwater Management Authority	Federal Funding	Total
Income in advance 1 July 2023	-	3,534,119	3,534,119
Funding received	8,500,000	3,595,735	12,095,735
Revenue recognised	(5,642,025)	(4,061,849)	(9,703,874)
Income in advance 30 June 2024	<u>2,857,975</u>	<u>3,068,005</u>	<u>5,925,980</u>
Funding received	4,000,000	4,358,766	8,358,766
Revenue recognised	(5,332,497)	(4,459,772)	(9,792,269)
Income in advance 30 June 2025 (note 14)	<u>1,525,478</u>	<u>2,966,999</u>	<u>4,492,477</u>

Note 10. Asset disposal

	2025 \$	2024 \$
Carrying amount of assets transferred to council and private property owners	<u>1,175,084</u>	<u>-</u>

Note 11. Cash and cash equivalents

	2025 \$	2024 \$
<i>Current assets</i>		
Cash at bank and in hand	<u>9,814,112</u>	<u>13,326,831</u>

As at 30 June 2025, cash held includes an amount of \$5,850,283 (2024: \$2,254,917) which is restricted for the purpose of approved capital development projects (refer to Note 24 'Commitments').

Note 12. Trade and other receivables

	2025 \$	2024 \$
<i>Current assets</i>		
Trade receivables	1,212,220	125,432
GST receivable	609,399	629,584
Accrued revenue	-	20,750
Prepayments	16,721	14,493
	<u>1,838,340</u>	<u>790,259</u>

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 12. Trade and other receivables (continued)

The carrying value of trade receivables is considered a reasonable approximation of fair value due to the short-term nature of the balances.

The maximum exposure to credit risk at the reporting date is the fair value of each class of receivable in the financial statements.

Note 13. Infrastructure, property, plant and equipment

	2025 \$	2024 \$
<i>Non-current assets</i>		
Infrastructure and Land Improvements - at independent valuation and at cost	38,616,262	26,728,566
Infrastructure and Land Improvements - accumulated depreciation	(761,889)	(486,569)
	<u>37,854,373</u>	<u>26,241,997</u>
Computer equipment - at cost	4,213	2,454
Less: Accumulated depreciation	(2,649)	(2,454)
	<u>1,564</u>	<u>-</u>
Capital works-in-progress	<u>20,278,755</u>	<u>18,939,821</u>
	<u><u>58,134,692</u></u>	<u><u>45,181,818</u></u>

Reconciliations

Reconciliations of the written down values at the beginning and end of the current and previous financial year are set out below:

	Capital Works in Progress \$	Infrastructure and Land Improvements \$	Office Equipment \$	Total \$
Balance at 1 July 2023	4,257,119	26,410,519	1,849	30,669,487
Additions	14,682,702	-	-	14,682,702
Depreciation expense	-	(168,522)	(1,849)	(170,371)
	<u>18,939,821</u>	<u>26,241,997</u>	<u>-</u>	<u>45,181,818</u>
Balance at 30 June 2024	18,939,821	26,241,997	-	45,181,818
Additions	14,401,714	-	1,759	14,403,473
Transfers in/(out)	(13,062,780)	13,062,780	-	-
Disposals	-	(1,175,083)	-	(1,175,083)
Depreciation expense	-	(275,321)	(195)	(275,516)
	<u>20,278,755</u>	<u>37,854,373</u>	<u>1,564</u>	<u>58,134,692</u>
Balance at 30 June 2025	<u><u>20,278,755</u></u>	<u><u>37,854,373</u></u>	<u><u>1,564</u></u>	<u><u>58,134,692</u></u>

Asset valuations

In line with the Board's capitalisation policy, a valuation of assets was not undertaken in the financial year ended 30 June 2025. The last valuation of completed infrastructure and land improvements was undertaken as at 30 June 2023. The valuation was undertaken by Tina-James Freeman, Asset Consultant at Tonkin. The valuation basis used for the infrastructure and land improvement assets is the depreciated replacement cost basis.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 13. Infrastructure, property, plant and equipment (continued)

Cost approach for projects completed post asset valuations

The assessment process has involved detailed analysis of project costs for completed works to determine and assign expenditure to asset components. This analysis has been completed by the Board's Project Director, who is a Valuer with extensive experience in the preparation of asset valuations and establishment of depreciation registers for financial reporting purposes, and the Board's Program Manager, an Engineer with extensive stormwater infrastructure experience.

	2025	2024
	\$	\$
Capital works-in-progress		
Betty Long Gardens (Urban Rivers)	110,648	1,915
Reference Design	912,038	912,038
Lower Brown Hill Creek - Package 1	4,291,934	13,410,195
Lower Brown Hill Creek - Package 2	4,486,011	341,052
Lower Brown Hill Creek - Package 3	5,503,522	186,512
Upper Brown Hill Creek - Area 3A Millswood	4,223,464	3,618,084
Upper Brown Hill Creek - Area 1C Forestville	-	148,503
Forestville Reserve (Urban Rivers)	46,693	-
Orphanage park (Urban Rivers)	67,560	-
Flood Model	111,648	-
Flow Diversions	50,933	15,587
Upper Brown Hill Creek - Wilberforce (DRF)	61,194	160
Upper Brown Hill Creek - 1A Everard Park Land	2,903	2,903
Upper Brown Hill Creek - Denning (DRF)	116,417	9,082
South Park Lands - Remaining works	293,790	293,790
	<u>20,278,755</u>	<u>18,939,821</u>

Note 14. Trade and other payables

	2025	2024
	\$	\$
<i>Current liabilities</i>		
Trade payables	1,604,896	2,421,974
Accrued expenses	5,900	64,448
Credit card	(595)	(597)
PAYG payable	12,515	12,819
Superannuation payable	10,170	9,522
Payments received in advance (capital grants)	4,492,477	5,925,980
	<u>6,125,363</u>	<u>8,434,146</u>

Trade and other payables are unsecured, non-interest bearing and are normally settled within 30 days. The carrying value of trade and other payables is considered a reasonable approximation of fair value due to the short-term nature of the balances.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 15. Provisions

	2025	2024
	\$	\$
<i>Current liabilities</i>		
Provision for annual leave	39,424	31,110
<i>Non-current liabilities</i>		
Provision for long service leave	15,745	12,476
	<u>55,169</u>	<u>43,586</u>

Note 16. Capital contributions of constituent councils

	2025	2024
	\$	\$
City of Mitcham	2,831,991	2,431,991
City of Burnside	3,398,389	2,918,389
City of West Torrens	13,876,754	11,916,754
Corporation of the City of Adelaide	2,265,593	1,945,593
Corporation of the City of Unley	5,947,180	5,107,180
Total Contributions by Owners	<u>28,319,907</u>	<u>24,319,907</u>

	2025	2024
	\$	\$
City of Mitcham Movement Table		
Opening balance	2,431,991	2,031,991
Contributions	400,000	400,000
	<u>2,831,991</u>	<u>2,431,991</u>

	2025	2024
	\$	\$
City of Burnside Movement Table		
Opening balance	2,918,389	2,438,389
Contributions	480,000	480,000
	<u>3,398,389</u>	<u>2,918,389</u>

	2025	2024
	\$	\$
City of West Torrens Movement Table		
Opening balance	11,916,754	9,956,754
Contributions	1,960,000	1,960,000
	<u>13,876,754</u>	<u>11,916,754</u>

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 16. Capital contributions of constituent councils (continued)

	2025	2024
	\$	\$
Corporation of the City of Adelaide Movement Table		
Opening balance	1,945,593	1,625,593
Contributions	320,000	320,000
	<u>2,265,593</u>	<u>1,945,593</u>
	2025	2024
	\$	\$
Corporation of City of Unley Movement Table		
Opening balance	5,107,180	4,267,180
Contributions	840,000	840,000
	<u>5,947,180</u>	<u>5,107,180</u>

Capital contributions of constituent councils are payments received for investing in infrastructure. The rates of contributions are agreed in the Charter of the Board.

Summary of capital contributions of constituent councils during the year:

	2025	2024
	\$	\$
City of Mitcham	400,000	400,000
City of Burnside	480,000	480,000
City of West Torrens	1,960,000	1,960,000
City of Adelaide	320,000	320,000
City of Unley	840,000	840,000
	<u>4,000,000</u>	<u>4,000,000</u>

Note 17. Asset revaluation reserve

	2025	2024
	\$	\$
Infrastructure and land improvement		
Opening balance 1 July	570,390	570,390
Net increment/(decrement)	-	-
	<u>570,390</u>	<u>570,390</u>

Note 18. Capital funding and grants

	2025	2024
	\$	\$
Opening balance	26,928,381	17,224,448
Transfer from accumulated surplus	9,792,269	9,703,933
	<u>36,720,650</u>	<u>26,928,381</u>

Capital funding and grants reserve records the total revenue recognised from the funding providers for capital works to date, including funding from the Stormwater Management Authority and other government grant funding.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 19. Financial instruments

Financial risk management objectives

The Board is exposed to a variety of financial risks through its use of financial instruments. The most significant financial risks to which the Board is exposed to are described below:

Specific risks

- Liquidity risk
- Credit risk

The principal categories of financial instrument used by the Board are:

- Trade receivables
- Cash at bank
- Trade and other payables

Objectives, policies and processes

The Board Members have overall responsibility for the establishment of the Board's financial risk management framework. This includes the development of policies covering financial governance and the identification and management of financial risk in accordance with the Board's risk management policy.

Details of significant accounting policies and methods adopted including the criteria for the recognition, the basis of measurement and the basis on which income and expenses are recognised with respect to each class of financial asset, financial liability and equity instruments are disclosed in note 1 Material Accounting Policy Information.

Mitigation strategies for specific risks faced are described below:

Credit risk

Credit risk refers to the risk that a counterparty will default on its contractual obligations resulting in a financial loss to the Board.

Credit risk arises from cash and cash equivalents, deposits with banks and financial institutions, as well as credit exposure to customers, including outstanding receivables and committed transactions.

The credit risk for liquid funds and other short-term financial assets is considered negligible, since the counterparties are reputable banks with high quality external credit ratings and the Local Government Finance Authority, which as established under the Local Government Finance Authority Act 1983 as a Body Corporate and is administered by a Board of Trustees.

Credit risk is managed through maintaining procedures to regularly monitor the financial stability of customers and counterparties. There is no collateral held by the Board securing trade and other receivables.

Liquidity risk

Liquidity risk arises from the management of working capital. It is the risk that the Board will encounter difficulty in meeting its financial obligations as they fall due.

The Board manages this risk by preparing and monitoring budgets, only investing surplus cash with major financial institutions and proactively monitoring the recovery of unpaid debts.

At the reporting date, the Board has sufficient liquid resources to meet its obligations under all reasonably expected circumstances. The following table depicts the categorisation of financial instruments held by the Board, noting that due to the nature of the balances held, carrying value is equal to fair value:

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 19. Financial instruments (continued)

	2025 \$	2024 \$
Financial assets		
Held at amortised cost		
Cash and cash equivalents (due less than 1 year)	9,814,112	13,326,831
Trade and other receivables (due less than 1 year)	1,838,340	790,259
Total financial assets	<u>11,652,452</u>	<u>14,117,090</u>

	2025 \$	2024 \$
Financial liabilities		
Held at amortised cost		
Trade and other payables	<u>1,632,886</u>	<u>2,508,166</u>

Remaining contractual maturities

The table below reflects the undiscounted contractual maturity analysis for financial liabilities:

2025	Weighted average interest rate %	1 year or less \$	Between 1 and 2 years \$	Between 2 and 5 years \$	Over 5 years \$	Remaining contractual maturities \$
Non-derivatives						
<i>Non-interest bearing</i>						
Trade and other payables (excluding estimated annual leave)	-	1,632,886	-	-	-	1,632,886
Total non-derivatives		<u>1,632,886</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>1,632,886</u>

The timing of expected outflows is not expected to be materially different from contracted cashflows.

Note 20. Fair value measurement

When an asset or liability, financial or non-financial, is measured at fair value for recognition or disclosure purposes, the fair value is based on the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date; and assumes that the transaction will take place either: in the principal market; or in the absence of a principal market, in the most advantageous market.

Fair value is measured using the assumptions that market participants would use when pricing the asset or liability, assuming they act in their economic best interests. For non-financial assets, the fair value measurement is based on its highest and best use. Valuation techniques that are appropriate in the circumstances and for which sufficient data are available to measure fair value, are used, maximising the use of relevant observable inputs and minimising the use of unobservable inputs.

Assets and liabilities measured at fair value are classified into three levels, using a fair value hierarchy that reflects the significance of the inputs used in making the measurements. Classifications are reviewed at each reporting date and transfers between levels are determined based on a reassessment of the lowest level of input that is significant to the fair value measurement.

For recurring and non-recurring fair value measurements, external valuers may be used when internal expertise is either not available or when the valuation is deemed to be significant. External valuers are selected based on market knowledge and reputation. Where there is a significant change in fair value of an asset or liability from one period to another, an analysis is undertaken, which includes a verification of the major inputs applied in the latest valuation and a comparison, where applicable, with external sources of data.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 20. Fair value measurement (continued)

Fair value hierarchy

Infrastructure assets are carried at fair value. AASB 13 Fair Value Measurement requires all assets and liabilities measured at fair value to be assigned to a 'level' in the fair value hierarchy as follows:

Level 1: Quoted prices (unadjusted) in active markets for identical assets or liabilities that the entity can access at the measurement date

Level 2: Inputs other than quoted prices included within Level 1 that are observable for the asset or liability, either directly or indirectly

Level 3: Unobservable inputs for the asset or liability

In determining fair values for infrastructure and land improvements there is no known market for these assets, and they are valued at depreciated current replacement cost. This method involves:

- The determination of the cost to construct the asset (or its modern engineering equivalent) using current prices for materials and labour, the quantities of each being estimated based on recent experience, or on industry construction guides where these are more appropriate; and

- The calculation of the depreciation that would have accumulated since original construction using current estimates of residual value and useful life under the prime cost depreciation method adopted by the Board.

This method has significant inherent uncertainties, relying on estimates of quantities of materials and labour, residual values and useful lives, and the possibility of changes in prices for materials and labour, and the potential for development of more efficient construction techniques. Accordingly, the fair value of all assets within the infrastructure and land improvements class are considered Level 3 in the fair value hierarchy.

Note 21. Key management personnel disclosures

Compensation

Key management personnel of the Board include the Project Director and members of the Board appointed under section 112 of the *Local Government Act 1999*. The aggregate compensation made to key management personnel of the Board is set out below:

	2025 \$	2024 \$
Short-term employee benefits	311,726	300,262
Post-employment benefits	35,849	33,029
	<u>347,575</u>	<u>333,291</u>

Note 22. Remuneration of auditors

During the financial year the following fees were paid or payable for services provided by the auditor of the Board:

	2025 \$	2024 \$
Audit remuneration	<u>5,900</u>	<u>5,700</u>

Note 23. Contingent liabilities

In the opinion of the Board Members, the Board is unaware of any liability, contingent or otherwise, which has not already been recorded elsewhere in this financial report at 30 June 2025 (30 June 2024 : None).

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 24. Commitments

	2025 \$	2024 \$
Other capital commitments		
UBHC Millswood	38,798	409,939
UBHC 1C Forestville	-	399,729
LBHC Packages 1-3	5,483,127	1,403,089
UBHC Commonwealth Funded	178,048	42,160
Operating	12,500	-
Flood Model	137,810	-
	<u>5,850,283</u>	<u>2,254,917</u>
	2025 \$	2024 \$
Total contracted commitments	<u>5,850,283</u>	<u>2,254,917</u>

All contracted commitments noted above are expected to be paid within the next twelve months.

The Authority has been awarded the following Commonwealth Government grants:

Grant	Value	Year Awarded	To be paid	Projects
Preparing Australian Communities	\$10m	FY22	FY23 - FY26	Lower Brown Hill Creek Packages 1 - 3
Disaster Ready Fund Round 1	\$3.7m	FY24	FY25 - FY27	Upper Brown Hill Creek Wilberforce
Disaster Ready Fund Round 1	\$2.387m	FY24	FY25 - FY27	Upper Brown Hill Creek Denning St
Urban Rivers & Catchments	\$4.93m	FY24	FY24 - FY27	Forrestville Reserve, Orphanage Park and Betty Long Gardens
Disaster Ready Fund Round 2	\$150k	FY25	FY25-FY26	Flood Model
Disaster Ready Fund Round 2	\$424k	FY25	FY25-FY28	Upper Brown Hill Creek Millswood Design

Note 25. Related parties

Key management personnel

Disclosures relating to key management personnel are set out in note 21.

There were no transactions with related parties during the current and previous financial year.

Other related parties include close family members of key management personnel and entities that are controlled or significantly influenced by those key management personnel or their close family members. There were no transactions with other related parties for the year ending 30 June 2025 (2024: Nil).

Note 26. Statutory Information

The registered office and principal place of business of the Board is:
Brown Hill & Keswick Creeks Stormwater Board
PO Box 124 Unley SA 5061

Note 27. Events after the reporting period

No matter or circumstance has arisen since 30 June 2025 that has significantly affected, or may significantly affect the Board's operations, the results of those operations, or the Board's state of affairs in future financial years.

Brown Hill & Keswick Creeks Stormwater Board
Notes to the financial statements
As at 30 June 2025

Note 28. Reconciliation of net surplus to net cash used in operating activities

	2025	2024
	\$	\$
Net surplus for the year	8,785,436	9,746,940
Adjustments for:		
Depreciation and amortisation	275,515	170,371
Capital funding / grants	(9,792,269)	(9,703,874)
Net loss on disposal of non-current assets	1,175,084	(2,380,234)
Change in operating assets and liabilities:		
Increase in trade and other receivables	(1,066,603)	(506,390)
Decrease in accrued revenue	20,750	12,594
Increase in prepayments	(2,229)	(942)
Increase in employee benefits	11,583	2,801
(Decrease)/ increase in trade and other payables (excluding income in advance relating to capital grants)	<u>(875,281)</u>	<u>2,040,897</u>
Net cash used in operating activities	<u><u>(1,468,014)</u></u>	<u><u>(617,837)</u></u>


Brown Hill & Keswick Creeks Stormwater Board
Certification of auditor independence
As at 30 June 2025

To the best of our knowledge and belief, we confirm that, for the purpose of the audit of Brown Hill and Keswick Creeks Stormwater Board for the year ended 30 June 2025, the Board's Auditor, Dean Newbery has maintained its independence in accordance with the requirements of the Local Government Act 1999 and the Local Government (Financial Management) Regulations 2011 made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22(3) Local Government (Financial Management) Regulations 2011.


[Judith Choate \(Sep 24, 2025 15:10:40 GMT+9.5\)](#)

Judith Choate
Board Member
_____ September 2025
Sep 24, 2025


[G. T. Vogt \(Sep 24, 2025 20:09:54 GMT+9.5\)](#)

Geoff Vogt
Board Member
_____ September 2025
Sep 24, 2025

Brown Hill and Keswick Creeks Stormwater Board

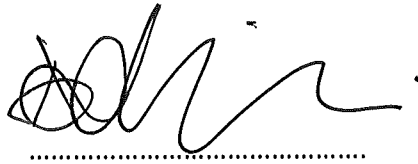
Certification of Auditor Independence

for the year ended 30 June 2025

To the best of our knowledge and belief, we confirm that, for the purpose of the audit of the Brown Hill and Keswick Creeks Stormwater Board for the year ended 30 June 2025, the Board's Auditor, Dean Newbery, has maintained its independence in accordance with requirements of the Local Government (Financial Management) Regulations 2011 made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22(3) Local Government (Financial Management) Regulations 2011.

Angelo Catinari
CEO, City of West Torrens



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Date 14 / 08 /2025

Brown Hill and Keswick Creeks Stormwater Board

Certification of Auditor Independence

for the year ended 30 June 2025

To the best of our knowledge and belief, we confirm that, for the purpose of the audit of the Brown Hill and Keswick Creeks Stormwater Board for the year ended 30 June 2025, the Board's Auditor, Dean Newbery, has maintained its independence in accordance with requirements of the Local Government (Financial Management) Regulations 2011 made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22(3) Local Government (Financial Management) Regulations 2011.

Peter Tsokas
CEO, City of Unley



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Date

13 / 08 / 2025

Brown Hill and Keswick Creeks Stormwater Board

Certification of Auditor Independence

for the year ended 30 June 2025

To the best of our knowledge and belief, we confirm that, for the purpose of the audit of the Brown Hill and Keswick Creeks Stormwater Board for the year ended 30 June 2025, the Board's Auditor, Dean Newbery, has maintained its independence in accordance with requirements of the Local Government (Financial Management) Regulations 2011 made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22(3) Local Government (Financial Management) Regulations 2011.



Matt Pears

CEO

City of Mitcham

Date: 27/08/2025

Brown Hill and Keswick Creeks Stormwater Board

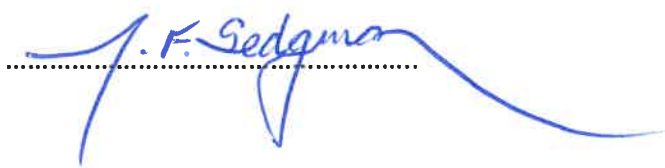
Certification of Auditor Independence

for the year ended 30 June 2025

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This statement is prepared in accordance with the requirements of Regulation 22(3) Local Government (Financial Management) Regulations 2011.

Michael Sedgman
CEO, City of Adelaide

A handwritten signature in blue ink, reading "M. F. Sedgman", is written over a horizontal dotted line. The signature is fluid and extends to the right of the line.

Date: 26 / 09 / 2025

OFFICIAL

Brown Hill and Keswick Creeks Stormwater Board

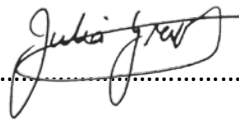
Certification of Auditor Independence

for the year ended 30 June 2025

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This statement is prepared in accordance with the requirements of Regulation 22(3) Local Government (Financial Management) Regulations 2011.

Julia Grant
CEO, City of Burnside



.....

Date

19/08/2025

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www.deannewbery.com.au

Dean Newbery
ABN: 48 007 865 081

Certification of Auditor's Independence

I confirm that, for the audit of the financial statements of the Brown Hill & Keswick Creeks Stormwater Board for the year ended 30 June 2025, I have maintained my independence in accordance with the requirements of APES 110 – Code of Ethics for Professional Accountants, Part 4A, published by the Accounting Professional and Ethical Standards Board, in accordance with the *Local Government Act 1999 and the Local Government (Financial Management) Regulations 2011* made under that Act.

This statement is prepared in accordance with the requirements of Regulation 22 (5) *Local Government (Financial Management) Regulations 2011*.



SAMANTHA CRETEN

Director

DEAN NEWBERY

26 September 2025

Independent Auditor's Report

To the members of the Brown Hill & Keswick Creeks Stormwater Board

Opinion

We have audited the accompanying financial report of the Brown Hill & Keswick Creeks Stormwater Board (the Authority), which comprises the statement of financial position as at 30 June 2025, statement of comprehensive income, statement of changes in equity, the statement of cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies and other explanatory information, and the Certification of the Financial Statements.

In our opinion, the financial report presents fairly, in all material aspects, the financial position of the Authority as at 30 June 2025, and its financial performance and its cash flows for the year then ended in accordance with the *Local Government Act 1999* and the *Local Government (Financial Management) Regulation 2011* and the Australian Accounting Standards.

Basis for Opinion

We conducted our audit in accordance with Australian Auditing Standards. Our responsibilities under those standards are further described as in the *Auditor's Responsibilities for the Audit of the Financial Report* section of our report. We are independent of the Authority in accordance with the auditor independence requirements of the ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110: *Code of Ethics for Professional Accountants (Including Independence Standards)* (the Code) that are relevant to our audit of the financial report 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.

Authority's Responsibility for the Financial Report

The Authority is responsible for the preparation and fair presentation of the financial report in accordance with Australian Accounting Standards (including the Australian Accounting Interpretations), the *Local Government Act 1999* and the *Local Government (Financial Management) Regulations 2011* and for such internal control as the Authority determines is necessary to enable the preparation of the financial report to be free from material misstatement, whether due to fraud or error.

In preparing the financial report, the Authority is responsible for assessing the Authority's ability to continue as a going concern, disclosing, as applicable, matters relating to going concern and using the going concern basis of accounting unless the Authority either intends to liquidate the Authority or to cease operations, or has no realistic alternative but to do so. Those charged with governance are responsible for overseeing the Authority's financial reporting process.

Auditor's Responsibilities for the Audit of the Financial Report

Our objectives are to obtain reasonable assurance about whether the financial report as a whole is 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 the audit conducted in accordance with the Australian Auditing Standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of financial report.

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 financial report, 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 Authority's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the Authority.
- Conclude on the appropriateness of the Authority's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Authority's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial report or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Authority to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial report, including the disclosures, and whether the financial report represents the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

DEAN NEWBERY



SAMANTHA CRETEN
Director

29 September 2025

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