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Ms Hayley Ross
Manager Finance
Shire of Serpentine Jarrahdale
6 Paterson Street
Mundijong WA 6123

Dear Ms Ross

**Re: INDEPENDENT AUDIT REPORT for the Shire of Serpentine Jarrahdale:
Byford, West Mundijong, Mundijong Urban, and Community Infrastructure Developer
Contribution Plan**

Scope

We have audited the various financial statements being the Financial Position, Comprehensive Income, and Reserve Balance (Statements) for the funding of the Byford, West Mundijong, Mundijong Urban, and Community Infrastructure Developer Contribution Plan (DCP) cash reserves. The Byford DCP has been operating since January 2014, with the West Mundijong DCP being gazetted in February 2018 and the Community Infrastructure DCP in June 2021. The financial years 2013-14 through to 2021-22 have been audited previously for the Byford DCP. All four active DCPs had financial transactions within the 2022-23 financial year. The closing cash balances as at 30 June 2023 were as follows:

- Byford DCP - \$4,318,647
- West Mundijong DCP - \$719,603
- Mundijong Urban DCP - \$157,703
- Community Infrastructure DCP - \$3,957,782.

The Shire is responsible for the information contained in the Statements and has determined that the Statements meets the needs of the expenditure allocated in accordance with the Developer Contribution Plan requirements.

We have independently audited the Statements in order to express an opinion on them to the Shire. The Statements attached in the appendix have been prepared, pursuant to the DCPs, for the purpose of reporting revenue and expenditure for the year ending 30 June 2023 for Byford, West Mundijong, Mundijong Urban, and Community Infrastructure DCPs. We have been appointed in accordance with Section 9.3(16)(3) of the Shire's Town Planning Scheme ("TPS") No. 2 for the Byford, West Mundijong, Mundijong Urban, Community Infrastructure DCPs.

We disclaim any assumption of responsibility for any reliance on this report or on the Statements to which it relates to any person other than the purpose for which it was prepared.

Our engagement was undertaken in accordance with the applicable Australian Auditing Standards and relevant procedures and were performed to determine if:

- the Byford, West Mundijong, Mundijong Urban and Community Infrastructure DCP cash reserve balances are correct





- the expenditure allocated to the Byford, West Mundijong, Mundijong Urban, and Community Infrastructure DCP cash reserves are in accordance with the individual DCPs.

Conclusion

In our opinion the Statements are fairly presented, free of material errors and or omissions and are in accordance with the requirements of the individual DCPs. We have confirmed through sampling of supporting documentation for each period that:

- the Byford, West Mundijong, Mundijong Urban, and Community Infrastructure DCP cash reserve balances are correct
- the expenditure allocated to the Byford, West Mundijong, Mundijong Urban, and Community Infrastructure DCP cash reserves are in accordance with the individual DCPs.

Our report is solely based for the purposes set out in the Scope paragraph for your information and is not to be used for any other purpose or distributed to any other party.

STANTONS INTERNATIONAL

A handwritten signature in black ink that reads "James Cottrill".

James Cottrill - CA
Principal, Internal Audit, IT Audit and Risk Consulting

Perth, Western Australia
Date: 21/12/2023

Appendix – Financial Statements

Byford DCP
Financial Statements
For the Period Ending 04-Aug-2023

Statement of Financial Position

	Balance As At 1-July-2023	Balance As At 30/06/2023
Assets		
<i>Current Assets</i>		
Cash at Bank - Developer Contributions	4,404,203	4,318,647
Cash at Bank - Shire Contributions	0	0
Total Current Assets	4,404,203	4,318,647
<i>Non-Current Assets</i>		
Total Non-Current Assets	0	0
Total Assets	4,404,203	4,318,647
Liabilities		
<i>Current Liabilities</i>		
Total Current Liabilities	0	0
<i>Non-Current Liabilities</i>		
Total Non-Current Liabilities	0	0
Total Liabilities	0	0
Equity		
Accumulated Surplus	(4,404,203)	(4,404,203)
Profit/Loss	0	85,556
Total Equity	(4,404,203)	(4,318,647)
<i>Variance</i>	<i>0</i>	<i>0</i>

Statement of Comprehensive Income

	Actuals YTD
<i>Revenue</i>	
Contributions Received	(1,411,500)
Interest Income	(59,964)
Other Income	0
Total Revenue	(1,471,464)
<i>Expenditure</i>	
Administration Expenses	168,327
Capital Expenses	0
Refund Expenses	1,388,693
Other Expenses	0
Total Expenditure	1,557,020
Total Comprehensive Income	85,556
<i>Variance</i>	<i>(0)</i>

Shire of Serpentine Jarrahdale Reserve Balance

	Actuals YTD
Reserve Transaction	
Opening Balance	(4,404,203)
Transfer To Reserve	(1,411,500)
Transfer From Reserve	1,557,020
Interest Received	(59,964)
Reserve Balance	(4,318,647)
<i>Variance</i>	<i>(0)</i>

West Mundijong DCP Financial Statements

For the Period Ending 04-Aug-2023

Statement of Financial Position

	Balance As At 1-July-2023	Balance As At 04-Aug-2023
Assets		
<i>Current Assets</i>		
Cash at Bank - Developer Contributions	983	719,603
Cash at Bank - Shire Contributions	0	0
Total Current Assets	983	719,603
<i>Non-Current Assets</i>		
Total Non-Current Assets	0	0
Total Assets	983	719,603
Liabilities		
<i>Current Liabilities</i>		
Total Current Liabilities	0	0
<i>Non-Current Liabilities</i>		
Total Non-Current Liabilities	0	0
Total Liabilities	0	0
Equity		
Accumulated Surplus	(983)	(983)
Profit/Loss	0	(718,620)
Total Equity	(983)	(719,603)
<i>Variance</i>	0	0

Statement of Comprehensive Income

	Actuals YTD
<i>Revenue</i>	
Contributions Received	(840,974)
Interest Income	(10,226)
Other Income	0
Total Revenue	(851,200)
<i>Expenditure</i>	
Administration Expenses	132,580
Capital Expenses	0
Refund Expenses	0
Other Expenses	0
Total Expenditure	132,580
Total Comprehensive Income	(718,620)
<i>Variance</i>	0

Shire of Serpentine Jarrahdale Reserve Balance

	Actuals YTD
Reserve Transaction	
Opening Balance	(983)
Transfer To Reserve	(840,974)
Transfer From Reserve	132,580
Interest Received	(10,226)
Reserve Balance	(719,603)
<i>Variance</i>	0

Mundijong Urban DCP Financial Statements

For the Period Ending 15-Aug-2023

Statement of Financial Position

	Balance As At 1-July-2023	Balance As At 15-Aug-2023
Assets		
<i>Current Assets</i>		
Cash at Bank - Developer Contributions	(1,713)	83,536
Cash at Bank - Shire Contributions	210,724	74,167
Total Current Assets	209,011	157,703
<i>Non-Current Assets</i>		
Total Non-Current Assets	0	0
Total Assets	209,011	157,703
Liabilities		
<i>Current Liabilities</i>		
Total Current Liabilities	0	0
<i>Non-Current Liabilities</i>		
Total Non-Current Liabilities	0	0
Total Liabilities	0	0
Equity		
Accumulated Surplus	(209,011)	(209,011)
Profit/Loss	0	51,308
Total Equity	(209,011)	(157,703)
<i>Variance</i>	0	0

Statement of Comprehensive Income

	Actuals YTD
<i>Revenue</i>	
Contributions Received	0
Interest Income	(2,895)
Other Income	0
Total Revenue	(2,895)
<i>Expenditure</i>	
Administration Expenses	54,203
Capital Expenses	0
Refund Expenses	0
Other Expenses	0
Total Expenditure	54,203
Total Comprehensive Income	51,308
<i>Variance</i>	0

Shire of Serpentine Jarrahdale Reserve Balance

	Actuals YTD
Reserve Transaction	
Opening Balance	(209,011)
Transfer To Reserve	0
Transfer From Reserve	54,203
Interest Received	(2,895)
Reserve Balance	(157,703)
<i>Variance</i>	0

Community Infrastructure DCP Financial Statements

For the Period Ending 15-Aug-2023

Statement of Financial Position

	Balance As At 1-July-2023	Balance As At 15-Aug-2023
Assets		
<i>Current Assets</i>		
Cash at Bank - Developer Contributions	1,052,439	1,398,155
Cash at Bank - Shire Contributions	2,007,040	2,559,626
Total Current Assets	3,059,478	3,957,782
<i>Non-Current Assets</i>		
Total Non-Current Assets	0	0
Total Assets	3,059,478	3,957,782
Liabilities		
<i>Current Liabilities</i>		
Total Current Liabilities	0	0
<i>Non-Current Liabilities</i>		
Total Non-Current Liabilities	0	0
Total Liabilities	0	0
Equity		
Accumulated Surplus	(3,059,478)	(3,059,478)
Profit/Loss	0	(898,303)
Total Equity	(3,059,478)	(3,957,782)
<i>Variance</i>	0	0

Statement of Comprehensive Income

	Actuals YTD
<i>Revenue</i>	
Contributions Received	(1,063,845)
Interest Income	(55,245)
Other Income	0
Total Revenue	(1,119,091)
<i>Expenditure</i>	
Administration Expenses	154,287
Capital Expenses	66,500
Refund Expenses	0
Other Expenses	0
Total Expenditure	220,787
Total Comprehensive Income	(898,303)
<i>Variance</i>	0

Shire of Serpentine Jarrahdale Reserve Balance

	Actuals YTD
Reserve Transaction	
Opening Balance	(3,059,478)
Transfer To Reserve	(1,063,845)
Transfer From Reserve	220,787
Interest Received	(55,245)
Reserve Balance	(3,957,781)
<i>Variance</i>	0