

COUNCIL POLICY

Business and Investors Incentives Policy



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POLICY TITLE:	Businesses and Investors Incentives Policy
POLICY NUMBER:	202
REVISION NUMBER:	1
TRIM REFERENCE:	SF14/411 - R23/186
RESOLUTION NUMBER:	3591
POLICY TYPE:	Strategic
APPROVING OFFICER:	Council Adoption
DATE OF ADOPTION:	11 October 2022
TIME PERIOD OF REVIEW:	2 Years
DATE OF NEXT REVIEW:	11 October 2024
RESPONSIBLE DEPARTMENT:	Executive
LINK TO CORPORATE PLAN:	Our Economy - Productive Partnerships

1. OBJECTIVE

The Flinders Shire Businesses and Investors Incentives Policy is a Flinders Shire Council initiative to attract new investments, to support revitalisation of local Businesses, generate investment and create employment opportunities across the Flinders Shire region. The goals of this program are to increase the economic opportunities for businesses through increased patronage, support new investments that generate economic benefit to the region, support the preservation and improvement of buildings and make more attractive commercial streetscapes across townships in the Shire.

Council will work in partnership with local business owners and operators to facilitate and support their requirements.

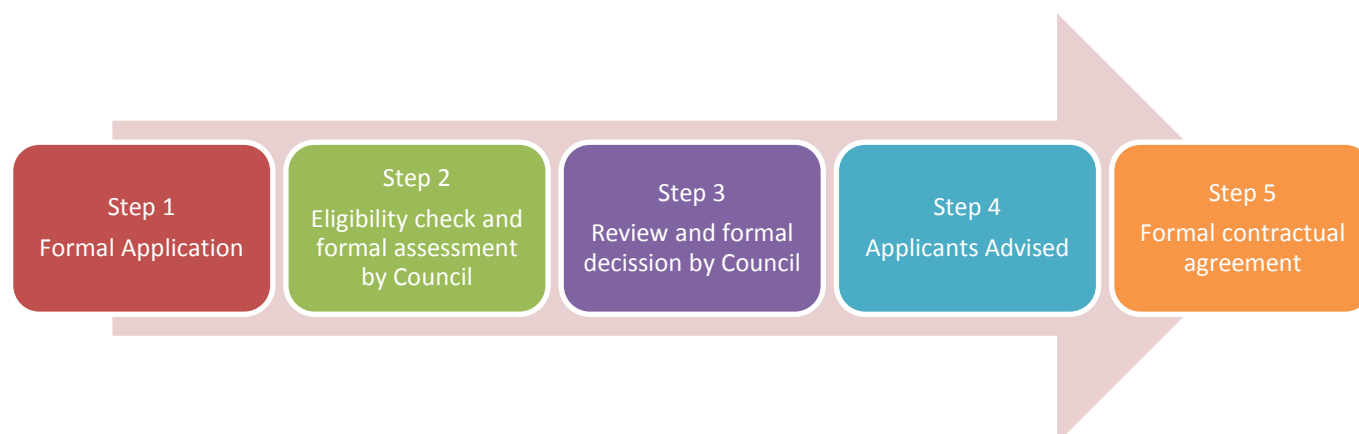
The Businesses and Investors Incentives Policy is open to new and existing businesses in the following Tiers/Categories:

TIER 1: Existing Businesses / and new business listed in Figure 1

Budget/Financial incentives: Annual budget allocation

Council business support/facilitation services: ongoing, services include planning advice, and connections to the industry, relevant Government authorities, business leaders and support services that assist for the growth and sustainability of the Tier 1 businesses.

Background: Council gives preference to the small businesses, especially our local small businesses in the community, playing a pivotal role in our sustainability and growth. We believe that small family businesses are the backbone of our economy and the key to Australia's economic recovery. Council understands small businesses' daily operations challenges; hence we have adopted a simple /Streamlined 5-step process to save time and minimise efforts.



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Micro Business	Small Business	Sole Trader
<ul style="list-style-type: none">•Employ 1 to 4 persons•ATO turnover < \$2million•Funding Allocation: capped at \$5,000	<ul style="list-style-type: none">•Employ 5 to 19 persons•ATO turnover \$2 million to < \$10 million•Funding Allocation: capped at \$10,000	<ul style="list-style-type: none">•Must hold current ABN•Support the local industry, but not a home based business•Business presence within the shire•Funding Allocation: capped at \$2000

Figure 1 : TIER 1 Category

TIER 2: Existing Businesses / NEW investors listed in Figure 2

Budget/Financial incentives: Special budget allocation, allocated on a case-by-case basis

Council business support/facilitation services: The CEO's office will work with the clients one-on-one to help bring investments to our region sooner and more efficiently. We work with investors to manage and understand needs, facilitate clear communication between relevant stakeholders, and provide ongoing services once a business is established in our region.

Council can assist with initial business case development, customised site selection assistance, planning advice and approvals, connections to the industry, relevant Government authorities, business leaders and support services to make your investment as successful as possible.

Theme: Flinders Shire has access to resources such as land and water and is situated at crossroads connecting the North West mineral province, far North irrigation with coastal and south markets and supports the growth of a diverse range of industries for the investors to invest, grow and prosper. There is a lack of private investors in the Flinders Shire, which places the Council as the private investor to support growth. With this initiative, Council wants to overcome this barrier by encouraging and supporting private investment in the Flinders Shire through de-risking investment for 3rd parties.

Target Industries: Tourism, Irrigated agriculture, Freight and logistics, Manufacturing, Construction, Housing, accommodation, Aged care, Child Care, and any industries that take advantage of our resources and trigger economic growth, development and support the sustainability of the community and the small businesses.



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Medium Business	Large Business
<ul style="list-style-type: none">• Employ 20 to < 50 persons• ATO turnover \$10 million to < \$50 million• Funding Allocation: Special allocation based on Council approval.	<ul style="list-style-type: none">• Employ > 51 persons• ATO turnover > \$51 million• Funding Allocation: Special allocation based on Council approval

Figure 2 : TIER 1 Category

2. SCOPE

The policy outlines Council incentives for the following:

- An existing business, located within the Shire, to expand their operations.
- An existing business, located outside the Shire, to relocate or establish within the Shire; and
- A new business to establish within the Shire,

in the expectation that the business will directly or indirectly provide increased employment opportunities or services for residents of the Flinders Shire

3. ELIGIBLE TASKS

TIER 1: Existing Businesses / and new business listed in Figure 1	TIER 2: Existing Businesses / NEW investors listed in Figure 2
<ul style="list-style-type: none">• Upgrade Shop Fronts• Structural Upgrade – internal and external• Non-mobile Plant such as digital screens, POS systems, security, A/V equipment and the like,• Driveways• Billboards & signboards• Staff housing construction• Council Product – eg Gravel• Employee incentives to attract new staff• Marketing materials (signs, banners, brochures, mailers, etc.)• IT equipment, software and supplies• Website (redesign and/or upgrade, etc.)• Staff training and development• Office Furniture• Any other task as deemed by Council;	<p>The suppliers are required to submit an EOI along with the business plan addressing the below criteria. Council will qualify the investors based on merit and the incentives offered will depends on the below criteria</p> <ul style="list-style-type: none">• Size of investment• Number of direct jobs• Number of indirect jobs• Contribution to local economy• Contribution to the local business community

4. INELIGIBLE TASKS

- General Maintenance
- Any tasks related to day-to-day running, such as operational activities
- Any other task as deemed by Council
- Home based businesses including boarding house, Airbnb and the like

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5. ELIGIBILITY

- Business located within Hughenden, Prairie and Torrens Creek Townships and is in a approved Zone such as Commercial and Industrial Zone or a Centre Zone
- Business outside of designated zones must have a premises and relevant approvals in place to operate

6. APPLICATION AND REVIEW PROCESS

- Relevant Application Package will be made available to proponent for applicable business category
- Proponent to complete the formal application, and return to Council with any required documentation
- Council to review and approve if successful at monthly Ordinary Meeting of Council only

7. DOCUMENTATION TO BE PROVIDED

- Stream 1 – Application Form and supporting documentation (TBC)
- Stream 2 – EOI to invest in our Shire and supporting documentation (TBC)
- Scoping document and Project Plan - New Business and business with <12 months trading,
- If business is in competition to an existing business, proof of additional demand is required - New Business and business with <12 months trading
- Scoping document and Project Plan – Existing Business – all categories
- Trading Figures for 3 years – Medium and Large business categories
- Number of supported jobs and additional jobs titles – Medium and Large business categories
- Provide current quotation for all scoped works – all categories

8. OBLIGATIONS AND REPORTING

- Business to submit an Invoice to Flinders Shire Council for the approved funding amount, attaching a copy of the invoice from the tradesman/contractor and photos of work completed
- Reporting and milestones as per the contractual agreement

9. ACCESSIBILITY

- All eligible businesses can reapply to the Business Support and Incentives Grant after 5 years from original approval date.

10. ATTACHMENTS

- Stream 1 – Application Form
- Stream 1 – Eligibility Checklist
- Stream 2 – EOI to invest in our Shire
- Stream 2 – Qualifying Potential Investors

11. REVIEW TRIGGER

Policy is to be reviewed every 2 years.

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12. PRIVACY PROVISION

Council respects and protects people's privacy and collects, stores, uses and discloses personal information responsibly and transparently when delivering Council services and business.

13. APPROVAL

Adopted at the October 2022 Council Meeting - Resolution Number 3591.